

By Registered AD/Speed Post/Courier/Email

WITHOUT PREJUDICE

Ref. No. AFL/CO/2024-25/Legal/Dec/175

Dated: 04/12/2024

Sale Notice

(Under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) and Security Interest (Enforcement) Rules, 2002).

To,

1.	Anil Jadavbhai Tadhani (Borrower) 148, Shreeji Park Society Laxmikant Ashram Road Katargam Surat Surat Gujarat 395004 Email-ID: DRANILTADHANI29@GMAIL.COM	2.	Harshad J Tadhani (Co-Borrower I) 148 Shreeji Park Society Laxmikant Ashram Road Katargam, Surat Surat Gujarat 395004
3	Payal Anilbhai Tadhani (Co-Borrower II) 148 Shreeji Park Society Laxmikant Ashram Road Katargam Surat Surat Gujarat 395004	4	Dipaliben Harshadbhai Tadhani (Co-Borrower III) 148 Shreeji Park Society Laxmikant Ashram Road Katargam Surat Surat Gujarat 395004

Re: Sale of Secured Assets on “As is where is And As is what is” basis (under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) and Security Interest (Enforcement) Rules, 2002).

Sub: E – Public Auction cum Sale Notice of the Secured Asset(s)

Dear Sir/Madam,

Your kind attention is invited to provisions of sub-sections (8) of section 13 of the SARFAESI Act where under you can tender the entire outstanding dues of **Rs.2,38,61,503/- (Rupees Two Crore Thirty-Eight Lakh Sixty-One Thousand Five Hundred Three Only)** as on **05th November, 2024** (amount o/s as on the date of the demand notice dated 03rd June, 2024 issued u/s 13(2) of SARFAESI Act – Rs.2,28,05,338/- (Rupees Two Crore Twenty-Eight Lakh Five Thousand Three Hundred Thirty-Eight Only) with further interest at the contractual rates, along with default/penal interest and other charges etc., till final payment/realization for sale of the secured asset(s) by public auction, by inviting quotations, tender from public or by private treaty.

Please also note that if the entire amount of outstanding dues together with the cost, charges and expenses incurred is not tendered before publication of notice for sale of the secured assets

Regd. Office

Axis Finance Limited, 'Axis House', Ground Floor,
Pandurang Budhkar Marg, Worli, Mumbai - 400 025
Tel : 022-2425 2525 | Fax : 022-4325 3000
Email : info@axisfinance.in | Website : www.axisfinance.in
CIN : U65921MH1995PLC212675



AXIS FINANCE

by public auction by inviting quotations tender from public or by private treaty you may not be entitled to redeem the secured asset(s).

Hence please take notice that the secured assets mortgaged to Axis Finance Limited more fully described in the "**SCHEDULE-I**" hereunder shall be sold by public e-auction to be held on **8th January, 2025** through [https://sarfaesi.auctiontiger.net /EPROC/](https://sarfaesi.auctiontiger.net/EPROC/) at **11:00 a.m. onwards**. For further details please refer to the notice published in the newspapers and at websites: <https://sarfaesi.auctiontiger.net/EPROC/> and www.axisfinance.com

Yours truly,

For **Axis Finance Limited**


Authorized Officer



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SCHEDULE - I

<u>Description of Immovable Secured Asset</u>
All that piece and parcel of bearing Non-agricultural Plot of land in Moje Rander, Surat lying being land bearing Ward Rander R.S. no. 228, City Survey no. 12, Sheet no.17, known as " Kalpana Society " paikki Plot No. 10/2, admeasuring 236.78 Sq. Mtrs., Construction admeasuring 370.36 Sq. Mtrs., Surat Mahanagar Palika Tenement no. 016D-21-0211-0-001 & 016D-21--0211-0-002, at Registration, District & Sub-District Adajan & District Surat within the State of Gujarat. East: Society Road, West: Adj. Society Limit, North: Sankar Nagar Road, South: Adj. Plot No.:10/1.

SCHEDULE - II

DETAILS OF E-AUCTION

Description of Property /s Date & Time of e-Auction	As per SCHEDULE - I
	On: 08.01.2025 Time: From: 11.00 am to: 12.00 noon with unlimited extensions of 5 minutes each
Date & Time for Bid Submission	On: 06.01.2025 Before: 4:00 pm
Reserve Price: Rs. 3,09,02,000/- (Rupees Three Crore Nine Lakh Two Thousand Only)	
* Price below which the Flat /property/s will not be sold	
Earnest Money Deposit (10% of RP): Rs. 30,90,200/- (Rupees Thirty Lakh Ninety Thousand Two Hundred Only)	
Bid Increment Amount: Rs. 1,00,000/- (Rupees Ten Thousand Only).	
Contact Person Details & Mob. Nos.: Mr. Swapneil Tiwari: 9820063208 Mr. Rajesh Borade: 9969042240	



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