



**PUBLIC NOTICE FOR SALE BY E-AUCTION**

Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rules 8 of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the below mentioned Borrower(s), Co-Borrower(s), Mortgagor(s) and Guarantor(s) that the below described secured assets being immovable property mortgaged/charged to the Secured Creditor, **Pegasus Assets Reconstruction Private Limited** acting in its capacity as **Trustee of Pegasus Group Thirty Two Trust 1 (Pegasus)**, having been assigned the debts of the below mentioned Borrower along with underlying securities interest by the Abhyudaya Co-operative Bank wide Assignment Agreement dated 30/06/2017 under the provisions of the SARFAESI Act, 2002, are being sold under the provisions of SARFAESI Act and Rules thereunder on "As is where is", "As is what is", and "Whatever there is" basis along with all its known and unknown dues on **28/05/2024**.

The Authorized Officer of Pegasus has taken physical possession of the below described secured assets being immovable property on **11/11/2021** under the provisions of the SARFAESI Act and Rules thereunder.

The details of Auction are as follows:

Name of the Borrower(s), Co-Borrower(s) and Mortgagor(s):	M/s Konshila Infrastructure Pvt. Ltd (Borrower /Mortgagor) Mr. Subodh Sudam Gite (Director /Guarantor/Mortgagor) Mr. Mangesh Eknath Sangle (Director /Guarantor) Mr. Sulabha Balasaheb Bhosale (Director /Guarantor) Mrs. Vaishali Mangesh Sangle (Director /Guarantor) Mr. Pravin Harishankar Singh (Guarantor) Mr. Amol Sudam Gite (Guarantor/Mortgagor) Mr. Krishnadutt Jagannath Gupta (Guarantor)
Outstanding Dues for which the secured assets are being sold:	Rs. 20,30,41,377.26/- (Rupees Twenty Crore Thirty Lakhs Forty One Thousand Three Hundred Seventy Seven and Paise Twenty Six Only) as on <b>30/08/2021</b> as per notice under section 13 (2) of SARFAESI Act plus interest at the contractual rate and costs, charges and expenses till the date of payment and realization.
Details of Secured Asset being Immovable Property which is being sold	<b>Property Owned and Mortgaged by:- (Owned by- Subodh S. Gite)</b> Plots situated at Village Vihur, Alibaug, Tal. Murud, Dist. Raigad as under: - (i) <b>Gut No.257 admeasuring</b> about -026-8-H.R.P. on or towards the <b>East by-</b> Gat No. 258, on or towards the <b>West by-</b> Gat No. 255, on or towards the <b>North by-</b> Gat No. 253, on or towards the <b>South by-</b> Gat No. 256 (ii) <b>Gut No.258 admeasuring</b> about 0-19-2 H.R.P. on or towards the <b>East by-</b> Gat No. 259, on or towards the <b>West-</b> Gat No. 257, on or towards the <b>North by-</b> Gat No. 257, on or towards the <b>South by-</b> Gat No. 256 (iii) <b>Gut No.259 admeasuring</b> about 1-13-9 H.R.P. on or towards the East by-Gat No. 261 & 301 Paiki, on or towards the West by- Gat No. 257 & 258, on or towards the North by- Gat No. 301, on or towards the South by- Gat No. 260 & 262 (iv) <b>Gut NO.260/2 admeasuring</b> about 0-15-5 H.R.P. on or towards the East by-Gat No. 259, on or towards the <b>West-</b> Murud Salava Road, on or towards the <b>North by-</b> Gat No. 260(p), on or towards the <b>South by-</b> Gat No. 262 (v) <b>Gut No.262 admeasuring</b> about 0-18-0 H.R.P. on or towards the <b>East by-</b> Gat No. 259, on or towards the <b>West-</b> Murud Salava Road, on or towards the <b>North by-</b> Gat No. 260(p), on or towards the <b>South by-</b> Gat No. 261
CERSAI ID:	Security ID – Asset ID – Gut No. 257 - 400008072808 Gut No. 257 - 200008062094 Gut No. 258 - 400008073258 Gut No. 258 - 200008062541 Gut No. 259 - 400008074153 Gut No. 259 - 200008063435 Gut No. 260/2 - 400008074403 Gut No. 260/2 - 200008063685 Gut No. 262 - 400008074728 Gut No. 262 - 200008064010
Reserve Price below which the Secured Asset will not be sold (in Rs.):	Rs. 2,16,16,000/- (Rupees Two Crore Sixteen Lakhs Sixteen Thousand Only)
Earnest Money Deposit (EMD):	Rs. 21,61,600/- (Rupees Twenty One Lakhs Sixty One Thousand Six Hundred Only)
Claims, if any, which have been put forward against the property and any other dues known to Secured creditor and value	Not Known
Inspection of Properties:	13/05/2024 between 11.00 am to 01.00 pm
Contact Person and Phone No:	Mr. Paresh Karande – 9594313111 Ms. Sanika Wadkar- 8879810733
Last date for submission of Bid:	27/05/2024 till 4.00 PM
Time and Venue of Bid Opening:	E-Auction/Bidding through website ( <a href="https://sarfaesi.auction-tiger.net">https://sarfaesi.auction-tiger.net</a> ) on <b>28/05/2024</b> from <b>11.00 AM to 01.00 PM</b>
This publication is also a thirty (30) days' notice to the aforementioned Borrowers/Co-Borrowers/Mortgagors/ Guarantors under Rule 8 of the Security Interest (Enforcement) Rules, 2002. For the detailed terms and conditions of the sale, please refer to Secured Creditor's website i.e. <a href="http://www.pegasus-arc.com/assets-to-auction.html">http://www.pegasus-arc.com/assets-to-auction.html</a> or website <a href="https://sarfaesi.auction-tiger.net">https://sarfaesi.auction-tiger.net</a> or contact service provider E Procurement Technologies Ltd. Auction Tiger Bidder Support Nos: Mo.: +91 9265562821 & 9374519754, Email: vijay.shetty@auctiontiger.net, ramprasad@auctiontiger.net, Mr. Ramprasad Mobile No. +91 8000023297, email: support@auctiontiger.net before submitting any bid.	

Place: Murud  
Date: 20/04/2024

AUTHORISED OFFICER  
Pegasus Assets Reconstruction Private Limited  
(Trustee of Pegasus Group Thirty Two Trust 1)



PUBLIC NOTICE - TO WHOMSOEVER IT MAY CONCERN
This is to inform the General Public that following share certificate of BLUE DART EXPRESS LIMITED having its Registered Office at Blue Cart Centre, Airport Road, Andheri (W), Mumbai-400099, registered in the name of the following Shareholder/s have been lost by them.

मराठी मनाचा आवाज
www.navshakti.co.in

PUBLIC NOTICE
Public at large is hereby informed that on land bearing cts no. 755 (pt) of village Mulund (W), Tal-Kurla MSD, Mumbai - 400 080, under Reg. 33 (10) of DCPRR 2034, for Vaishali SRA CHS (Prop). All hutments and others are being informed that on behalf of society M/s. Atlantic Construction Company has been appointed for development of above property for which L.O.I. has been granted under S.R.A. from competent authority, Bandra office.

PEGASUS ASSETS RECONSTRUCTION PRIVATE LIMITED
55-56, 5th Floor Free Press House Nariman Point, Mumbai - 400021. Tel: 022-61884700. Email: sys@pegasus-arc.com URL: www.pegasus-arc.com
PUBLIC NOTICE FOR SALE BY E-AUCTION
Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rules 8 of the Security Interest (Enforcement) Rules, 2002

IN THE HIGH COURT OF JUDICATURE AT BOMBAY TESTAMENTARY AND INTESTATE JURISDICTION
PETITION NO. 2334 OF 2022
Petition for Probate of last will and testament dated 22nd November, 2017 of Sumedh Harilal Shah, Jain, Indian Inhabitant, of Mumbai, Widower, Occupation: Business, who was residing at the time of his death at 152, Khushnuma Apartments, 29-A, M.L. Dahanukar Marg (Formerly known as Carmichael Road), Mumbai - 400 026. ...Deceased Atul Sharad Kumar, Age about 63 years, Jain Indian Inhabitant of Mumbai, Occupation: Business residing at 17, 4th Floor, Bharatiya Bhavan, 72, Marine Drive, Mumbai - 400 020, being one of the executors named under the last Will and Testament of the deceased abovesaid. ....Petitioner CITATION To, 1. ALL CONCERNED.

VL E-GOVERNANCE & IT SOLUTIONS LIMITED
Vakrangee Corporate House, Plot No.93, Road No.16, M.I.D.C. Marol, Andheri East, Mumbai Maharashtra-400093, E-mail: info@vlegovernance.in, Web : https://vlegovernance.in. CIN : U74110MH2016PLC274618,
AUDITED STANDALONE FINANCIAL RESULTS FOR THE QUARTER & YEAR ENDED MARCH 31, 2024

Public Notice
Notice is hereby given to public in general at large that MR. SANJAY R. SHARMA, owner in respect of Flat No. 605, 6' Floor, B-Wing, Payal Co-operative Housing Society Ltd., Off Yari Road, Versova, Andheri (West), Mumbai-400 061, has also Lost/Misplaced one of the Original chain of Agreement for Sale dated 29/04/1982 Between M/S Kopotra Builders being the Transfers (Builders) and Mr. Salim R. Dhanani being the Transferee (Purchaser) and holding Share Certificate no 41 consisting five fully paid up shares of Rs. 50/- each bearing distinctive no from 201 to 205, while in transition. The facts has been reported to the Versova Police Station and an online complaint has been registered on the portal of Greater Mumbai Police in this regard vide report Complaint No. 40235-2024, Dated 01/04/2024.

Details of Auction are as follows:
The details of Auction are as follows:
Name of the Borrower(s), Co-Borrower(s) and Mortgagee(s): M/s Konshila Infrastructure Pvt. Ltd (Borrower/Mortgagor) Mr. Subodh Sudam Gite (Director/Guarantor/Mortgagor) Mr. Mangesh Eknath Sangle (Director/Guarantor) Mr. Sulabha Balasaheb Bhosale (Director/Guarantor) Mrs. Vaishali Mangesh Sangle (Director/Guarantor) Mr. Pravin Harishankar Singh (Guarantor) Mr. Amol Sudam Gite (Guarantor/Mortgagor) Mr. Krishnashakti Jagannath Gupta (Guarantor)

PUBLIC NOTICE
NOTICE IS HEREBY GIVEN to the public at large that my clients i.e. (1) MR. JATIN PRAVINCHANDRA MEHTA, (2) MR. HITESH PRAVINCHANDRA MEHTA & (3) MR. RAHUL PRAVINCHANDRA MEHTA are the owners in respect of the Residential Premises Bearing Flat No. 104, located on the 1st Floor of the building known as Shradha Rajmangal of 'Mulund Rajmangal Co-operative Housing Society Ltd.' (Registration No. BOM / HSG / 3164 / Year 1971 Dated 30th September 1971) (hereinafter referred to as 'the said Society') along with right to use One Car Parking Space (hereinafter referred to as 'the said Car Parking Space'), situated at Plot No. 212-A, Sevaram Lalwani Road, Mulund (West), Mumbai - 400 080 (hereinafter referred to as 'the said New Premises') together with 5 fully paid up shares of Rs.50/- each of the said Society bearing distinctive Nos. 66 to 70 (both inclusive) incorporated in the Share Certificate No. 14 (hereinafter referred to as 'the said Shares'). The said New Premises had been allotted with the confirmation of the said Society i.e. Mulund Rajmangal Co-operative Housing Society Ltd., by the Developer i.e. M/S. SHRADHA DIVINE REALTORS LLP to SHRI PRAVINCHANDRA SHANTILAL MEHTA, vide Agreement for Permanent Alternate Accommodation dated 20th September 2021, free of cost on ownership basis as and by way of Permanent Alternate Accommodation in lieu of his Old Residential Premises Bearing Flat No. A-14, located on the 2nd Floor of the building known as Rajmangal of Mulund Rajmangal Co-operative Housing Society Ltd., situated at Plot No. 212-A, Sevaram Lalwani Road, Mulund (West), Mumbai - 400 080 (hereinafter referred to as 'the said Old Premises') (hereinafter for the sake of brevity 'the said Old Premises' and 'the said Old Premises' are collectively referred to as 'the said Premises'). The available chain of documents in respect of the said Premises are: (i) The First Agreement dated 21st March 1977 read with Deed of Declaration dated 30th June 2009 was executed between SHRI T. N. RAMAKRISHNAN and SHRI PRAVINCHANDRA SHANTILAL MEHTA in respect of the said Old Premises, (ii) The Second Agreement i.e. Agreement for Permanent Alternate Accommodation dated 20th September 2021 was executed with the confirmation of the said Society i.e. Mulund Rajmangal Co-operative Housing Society Ltd. between M/S. SHRADHA DIVINE REALTORS LLP and SHRI PRAVINCHANDRA SHANTILAL MEHTA in respect of the said Old Premises AND (iii) The Third Agreement i.e. Gift Deed dated 13th November 2023 was executed by SHRI PRAVINCHANDRA SHANTILAL MEHTA in favour of (1) MR. JATIN PRAVINCHANDRA MEHTA, (2) MR. HITESH PRAVINCHANDRA MEHTA & (3) MR. RAHUL PRAVINCHANDRA MEHTA i.e. my clients, in respect of the said Old Premises. All the Original Agreements / Papers / Deeds / Documents executed prior to the said First Agreement in respect of the said Old Premises are lost / misplaced and even after the diligent search the same are not traceable. My clients are also not having the photocopies of all and / or any of the Agreements / Papers / Deeds / Documents executed prior to the said First Agreement in respect of the said Old Premises, in their records. If any person/s / Bank / Financial Institutions having custody of all and / or any of the Original Agreements / Papers / Deeds / Documents executed prior to the said First Agreement in respect of the said Old Premises or any right, title, interest, claim/s or demand upon against or in respect of the said Premises or any part thereof, including but not limited thereto by way of sale, exchange, lease, sub-lease, leave and license, right of way, easement, tenancy, occupancy, assignment, mortgage, hypothecation, bequest, succession, gift, lien, charge, maintenance, trust, possession of original title deeds or encumbrance/s however, family arrangement/ settlement, decree or order of any court of law or any other authority, contracts, agreements, development rights/ or otherwise of whatsoever nature, are required to make the same known to me in writing with documentary evidence at my address mentioned below within 14 (fourteen) days from the date of publication hereof, failing which it shall be considered that there exists no such claims or demands in respect of the said Premises, and then the claims or demands if any of such person/s shall be treated as waived and abandoned to all intents and purposes and the title of the said Premises shall be presumed as clear, marketable and free from encumbrances. Sd/- VIKAS THAKKAR Advocate High Court

SBIGFL
SBI GLOBAL FACTORS LIMITED
U65929MH2001PLC131203
Regd Office: 6th floor, The Metropolitan Building, Bandra-Kurla Complex, Bandra (East), Mumbai - 400051 Tel No.- +91 22 48890300 Fax: 91 22 26572719 Email: contact@sbiglobal.in Website: www.sbiglobal.in
Financial Results For March, 2024 (Rs. In Lakhs)

Public Notice
Notice is hereby given to public in general at large that MR. SANJAY R. SHARMA, owner in respect of Flat No. 606, 6' Floor, B-Wing, Payal Co-operative Housing Society Ltd., Off Yari Road, Versova, Andheri (West), Mumbai-400 061, has also Lost/Misplaced one of the Original chain of Agreement for Sale dated 29/04/1982 Between M/S Kopotra Builders being the Transfers (Builders) and Mrs. Nasrain S. Dhanani being the Transferee (Purchaser) and holding Share Certificate no 42 consisting five fully paid up shares of Rs. 50/- each bearing distinctive no from 206 to 210, while in transition. The facts has been reported to the Versova Police Station and an online complaint has been registered on the portal of Greater Mumbai Police in this regard vide report Complaint No. 40257-2024, Dated 01/04/2024.

CERSAI ID: Security ID - Asset ID -
Gut No. 257 - 40008072808 Gut No. 257 - 200008062044
Gut No. 258 - 40008073258 Gut No. 258 - 200008062591
Gut No. 259 - 40008074153 Gut No. 259 - 200008063435
Gut No. 260 - 40008074403 Gut No. 260 - 200008063435
Gut No. 262 - 40008074728 Gut No. 262 - 200008064010
Reserve Price below which the Secured Asset will not be sold (in Rs.): Rs. 216,60,000/- (Rupees Twenty One Lakhs Sixty One Thousand Six Hundred Only)
Earnest Money Deposit (EMD): Rs. 21,60,000/- (Rupees Twenty One Lakhs Sixty One Thousand Six Hundred Only)
Claims, if any, which have been put forward against the property and any other dues known to Secured creditor and value: Not Known
Inspection of Properties: 13/05/2024 between 11.00 am to 01.00 pm
Contact Person and Phone No.: Mr. Paresh Karande - 9594313111
Sanika Wadkar - 9879810733
Last date for submission of Bid: 27/05/2024 till 4.00 PM
Time and Venue of Bid Opening: E-auction/Bidding through website (https://sarfaesi.auction-tiger.net) on 28/05/2024 from 11.00 AM to 01.00 PM

PUBLIC NOTICE
NOTICE IS HEREBY GIVEN to the public at large that my client wants to investigate the title of (1) DR. SANJAY GANESH GODBOLE (2) MRS. SUREKHA SANJAY GODBOLE (3) MR. AJIT KANTILAL SHAH (4) MRS. BHAVANA AJIT SHAH ("the Owners") who have negotiated with our client for assigning and conveying of their right, title and interest in respect of the property as more particularly described in Schedule hereunder written ("said Property"), subject to the Owners making out a clear and marketable title to the said Property.

SBIGFL
SBI GLOBAL FACTORS LIMITED
U65929MH2001PLC131203
Regd Office: 6th floor, The Metropolitan Building, Bandra-Kurla Complex, Bandra (East), Mumbai - 400051 Tel No.- +91 22 48890300 Fax: 91 22 26572719 Email: contact@sbiglobal.in Website: www.sbiglobal.in
Financial Results For March, 2024 (Rs. In Lakhs)

Public Notice
Notice is hereby given to public in general at large that MR. SANJAY R. SHARMA, owner in respect of Flat No. 606, 6' Floor, B-Wing, Payal Co-operative Housing Society Ltd., Off Yari Road, Versova, Andheri (West), Mumbai-400 061, has also Lost/Misplaced one of the Original chain of Agreement for Sale dated 29/04/1982 Between M/S Kopotra Builders being the Transfers (Builders) and Mrs. Nasrain S. Dhanani being the Transferee (Purchaser) and holding Share Certificate no 42 consisting five fully paid up shares of Rs. 50/- each bearing distinctive no from 206 to 210, while in transition. The facts has been reported to the Versova Police Station and an online complaint has been registered on the portal of Greater Mumbai Police in this regard vide report Complaint No. 40257-2024, Dated 01/04/2024.

MAHESH SAHAKARI BANK LTD., PUNE
HO.-Plot.No.372/7374, Market Yard, Gultekad, Pune: 411 037
PH.No. (020)24263341 / 24263342 / 24263343 / 9028014817
Email: recovery@maheshbankpune.in
MSB/MUM/20/2024-25
AUCTION NOTICE
SALE NOTICE OF IMMOVABLE PROPERTIES BY INVITING PUBLIC AUCTION UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002 Notice is hereby given to the effect that the immovable properties described herein, taken physical possession as per order passed by District Magistrate, under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002.

PUBLIC NOTICE
NOTICE IS HEREBY GIVEN to the public at large that my client wants to investigate the title of (1) DR. SANJAY GANESH GODBOLE (2) MRS. SUREKHA SANJAY GODBOLE (3) MR. AJIT KANTILAL SHAH (4) MRS. BHAVANA AJIT SHAH ("the Owners") who have negotiated with our client for assigning and conveying of their right, title and interest in respect of the property as more particularly described in Schedule hereunder written ("said Property"), subject to the Owners making out a clear and marketable title to the said Property.

Bank of Baroda
Regional Stressed Asset Recovery Branch, MMWR, 6th floor, Baroda House, Behind Dewan Shopping Centre, SV Road, Jogeshwari(W) Mumbai-400102. Email: sarmmw@bankofbaroda.co.in
APPENDIX IV-A, II-A (Provision to Rule 8(6) and 6(2))
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES
E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2) & (6) of the Security Interest (Enforcement) Rules, 2002.

MAHESH SAHAKARI BANK LTD., PUNE
HO.-Plot.No.372/7374, Market Yard, Gultekad, Pune: 411 037
PH.No. (020)24263341 / 24263342 / 24263343 / 9028014817
Email: recovery@maheshbankpune.in
MSB/MUM/20/2024-25
AUCTION NOTICE
SALE NOTICE OF IMMOVABLE PROPERTIES BY INVITING PUBLIC AUCTION UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002 Notice is hereby given to the effect that the immovable properties described herein, taken physical possession as per order passed by District Magistrate, under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002.

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Recovery Officer
GS Mahanagar Co-op. Bank Ltd. (Scheduled Bank)
Registered office :- Hiranani Super Market Bldg,Dr.B.A.Road, Lalbaug, Mumbai-400012. Tel. No. - (022) 68860826 / 68860837. Email - recovery@mahanagarbank.com
E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES :-
(U/s. 156 r/w Rule 107 of the Maharashtra State Co-op. Societies Act, 1960 & Rules, 1961)
Notice is hereby given to the public in general and to the Borrower / Guarantor in particular that the below described immovable properties mortgaged to the GS Mahanagar Co-op. Bank Ltd.(Bank), the possession of which has been taken by the Recovery Officer of the Bank, will be sold on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" and "WHATSOEVER THERE IS" basis on 28.05.2024 for recovery of amounts due to the Bank from the below mentioned Borrowers / Co-borrowers / guarantors as mentioned against their respective names. The description of properties, reserve price, earnest money and other details are mentioned below against the respective properties.

MAHESH SAHAKARI BANK LTD., PUNE
HO.-Plot.No.372/7374, Market Yard, Gultekad, Pune: 411 037
PH.No. (020)24263341 / 24263342 / 24263343 / 9028014817
Email: recovery@maheshbankpune.in
MSB/MUM/20/2024-25
AUCTION NOTICE
SALE NOTICE OF IMMOVABLE PROPERTIES BY INVITING PUBLIC AUCTION UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002 Notice is hereby given to the effect that the immovable properties described herein, taken physical possession as per order passed by District Magistrate, under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002.

Government of India Regulation 60 (15)
Ministry of Finance, Department of Financial Services
Mumbai Debt Recovery Tribunal No.1
2nd Floor, Telephone Bhavan, Colaba, Near Strand Cinema, Colaba, Mumbai - 400 005.
Ekh. No. 13 Next Date: 04/06/2024
BEFORE THE RECOVERY OFFICER
DEBTS RECOVERY TRIBUNAL - I
RECOVERY PROCEEDING NO. 220 OF 2017
State Bank of India Vs. Certificate Holder
Ramesh B. Dafal & Ors Vs. Certificate Debtors
NOTICE FOR SETTLING THE SALE PROCLAMATION To, 1. Mr. Ramesh B. Dafal, Proprietor of M/s Dhanlaxmi Sizers, House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 2. Mr. Raju Bapurao Dafal (Guarantor) House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 3. Mr. Krishna Bhoomiah Rapeli (Guarantor) /Co Balaji Sizers, Kedia Copound, Meed Path, Nadnaka, Bhivandi, Dist. Thane - 421302. 4. Mr. Ramesh B. Dafal, Proprietor of M/s Dhanlaxmi Sizers, House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 5. Mr. Raju Bapurao Dafal (Guarantor) House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 6. Mr. Krishna Bhoomiah Rapeli (Guarantor) /Co Balaji Sizers, Kedia Copound, Meed Path, Nadnaka, Bhivandi, Dist. Thane - 421302. 7. Mr. Ramesh B. Dafal, Proprietor of M/s Dhanlaxmi Sizers, House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 8. Mr. Raju Bapurao Dafal (Guarantor) House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 9. Mr. Krishna Bhoomiah Rapeli (Guarantor) /Co Balaji Sizers, Kedia Copound, Meed Path, Nadnaka, Bhivandi, Dist. Thane - 421302. 10. Mr. Ramesh B. Dafal, Proprietor of M/s Dhanlaxmi Sizers, House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 11. Mr. Raju Bapurao Dafal (Guarantor) House No. 2214, Laxmi Compound, New Kashi Company, Naigain-1, Opp. Ganesh Society, Bhivandi, Dist. Thane - 421302. 12. Mr. Krishna Bhoomiah Rapeli (Guarantor) /Co Balaji Sizers, Kedia Copound, Meed Path, Nadnaka, Bhivandi, Dist. Thane - 421302. 13. Mr. Ramesh B. 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# पेगासस असेट्स रिकन्स्ट्रक्शन प्रायव्हेट लिमिटेड

५५-५६, ५ वा मजला, फ्री प्रेस हाऊस, नरिमन पॉईंट, मुंबई-४०००२१.

दूरध्वनी क्र. : -०२२-६१८८४७००.

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## ई लिलावद्वारे विक्री करिता जाहीर सूचना

सिक््युरिटी इंटरस्ट (एन्फोर्समेंट) रुल्स, २००२ च्या नियम ८ ला परंतुकासह वाचत सिक््युरिटीयझेसन अँड रिकन्स्ट्रक्शन ऑफ फायनान्शियल असेट्स अँड एन्फोर्समेंट ऑफ सिक््युरिटी इंटरस्ट अँक्ट, २००२ अंतर्गत स्थावर मिळकतीची विक्री.

सर्वसामान्य जनता आणि विशेषकरून खालील नमूद कर्जदार, सह-कर्जदार, गहाणदार आणि हमीदार यांना याद्वारे सूचना देण्यात येते की, खालील नमूद स्थावर मिळकत ही सरफेसी अँक्ट, २००२ च्या तरतुदीन्वये दिनांक ३०/०६/२०१७ रोजीच्या अभिहस्तांकन कराराद्वारे अभ्युद्य को-ऑपरेटिव्ह बँकेद्वारे त्यातील तारण हितसंबंधासह खालील नमूद कर्जदाराची थकबाकी अभिहस्तांकित केलेल्या अशा पेगासस ग्रुप थर्टी टु ट्रस्ट १ (पेगासस) चे ट्रस्टी म्हणून त्यांच्या क्षमतेत कृती करणाऱ्या पेगासस असेट्स रिकन्स्ट्रक्शन प्रायव्हेट लिमिटेड अशा तारण धनकोंकडे गहाण/प्रभातर आहते. जे सरफेसी अँक्ट, २००२ च्या तरतुदी आणि त्या नियमानुसार २८/०५/२०२४ रोजी सर्व ज्ञात आणि अज्ञात दायित्व सह "जे आहे जेथे आहे", "जे आहे जसे आहे" आणि "जे काही आहे तेथे आहे" तत्त्वाने विकण्यात येणार आहे. पेगासस ची प्राधिकृत अधिकाऱ्यांनी सरफेसी अँक्ट आणि त्या अंतर्गत नियमांच्या तरतुदीन्वये ११/११/२०२१ रोजी स्थावर मिळकत असलेल्या खालील नमूद तारण मतेच्या प्रत्यक्ष कब्जा घेतला.

लिलावाची तपशिल पुढील प्रमाणे :

कर्जदार, सह-कर्जदार आणि गहाणदाराचे नाव:	मे. कोनशिला इन्फ्रास्ट्रक्चर प्रा. लि. (कर्जदार / गहाणदार) श्री. सुबोध सुदाम गिते (संचालक / हमीदार) श्री. मंगेश एकनाथ सांगळे (संचालक / हमीदार) सौ. सुलभा बाळासाहेब भोसले (संचालक / हमीदार) सौ. वैशाली मंगेश सांगळे (संचालक / हमीदार) श्री. प्रविण हरिशंकर सिंग (हमीदार) श्री. अमोल सुदाम गिते (हमीदार / गहाणदार) श्री. कृष्णदत्त जगन्नाथ गुप्ता (हमीदार)
जिच्या करिता तारण मत्तेची विक्री होणार आहे त्यासाठी थकीत देय होणार आहे:	रु. २०,३०,४१,३७७.२६/- (रुपये वीस कोटी तीस लाख एकेचाळीस हजार तीनशे सत्त्याहतर आणि सव्वीस पैसे मात्र) ३०/०८/२०२१ रोजीस सरफेसी अँक्टच्या कलम १३(२) अन्वये सूचनेनुसार अधिक प्रदान आणि वसुलीच्या दिनांकापर्यंतचे सांपाश्विक दराने त्यावरील व्याज आणि परिव्यय, प्रभार आणि खर्च.
जिच्या करिता तारण मत्तेची विक्री होणार आहे त्या तारण मत्तेची तपशिल	मिळकतीची मालकी आणि गहाणीत द्वारे :- (मालकी द्वारे - सुबोध एस. गिते) गाव विहुर, अलिबाग, ता. मुरुड, जि. रायगड येथे स्थित प्लॉट्स खालीलप्रमाणे:- (i) गट क्र. २५७, मोजमापित अंदाजे -०२६-८-एच.आर.पी. पूर्वेला किंवा त्यादिशेने - गट क्र. २५८, पश्चिमेला किंवा त्यादिशेने - गट क्र. २५५, उत्तरेला किंवा त्यादिशेने - गट क्र. २५३, दक्षिणेला किंवा त्यादिशेने - गट क्र. २५६. (ii) गट क्र. २५८, मोजमापित अंदाजे ०-१९-२ एच.आर.पी. पूर्वेला किंवा त्यादिशेने - गट क्र. २५९, पश्चिमेला किंवा त्यादिशेने - गट क्र. २५७, उत्तरेला किंवा त्यादिशेने - गट क्र. २५७, दक्षिणेला किंवा त्यादिशेने - गट क्र. २५६. (iii) गट क्र. २५९, मोजमापित अंदाजे १-१३-९ एच.आर.पी. पूर्वेला किंवा त्यादिशेने - गट क्र. २६१ आणि ३०१ पैकी, पश्चिमेला किंवा त्यादिशेने - गट क्र. २५७ आणि २५८, उत्तरेला किंवा त्यादिशेने - गट क्र. ३०१, दक्षिणेला किंवा त्यादिशेने - गट क्र. २६० आणि २६२. (iv) गट क्र. २६०/२ मोजमापित अंदाजे ०-१५-५ एच.आर.पी. पूर्वेला किंवा त्यादिशेने - गट क्र. २५९, पश्चिमेला किंवा त्यादिशेने - मुरुड-साळाव रोड, उत्तरेला किंवा त्यादिशेने - गट क्र. २६०(फी), दक्षिणेला किंवा त्यादिशेने - गट क्र. २६२. (v) गट क्र. २६२ मोजमापित अंदाजे ०-१८-० एच.आर.पी. पूर्वेला किंवा त्यादिशेने - गट क्र. २५९, पश्चिमेला किंवा त्यादिशेने - मुरुड-साळाव रोड, उत्तरेला किंवा त्यादिशेने - गट क्र. २६०(फी), दक्षिणेला किंवा त्यादिशेने - गट क्र. २६१.
सीईआरएसए आयडी:	सिक््युरिटी आयडी - असेट आयडी - गट क्र. २५७ - ४००००८०७२८०८ गट क्र. २५७ - २००००८०६२०९४ गट क्र. २५८ - ४००००८०७३२५८ गट क्र. २५८ - २००००८०६२५४१ गट क्र. २५९ - ४००००८०७४१५३ गट क्र. २५९ - २००००८०६३४३५ गट क्र. २६०/२ - ४००००८०७४४०३ गट क्र. २६०/२ - २००००८०६३६८५ गट क्र. २६२ - ४००००८०७४७२८ गट क्र. २६२ - २००००८०६४०१०
ज्या खालील तारण मत्ता विकलेली जाणार नाही राखीव किंमत (रु. मध्ये):	रु. २,१६,१६,०००/- (रुपये दोन कोटी सोळा लाख सोळा हजार मात्र)
इराचा अनामत रक्कम (इएमडी) :	रु. २१,६१,६००/- (रुपये एकवीस लाख एकसष्ट हजार सहाशे मात्र)
मिळकतीवर करण्यात आलेले कोणतेही दावे आणि तारणी धनकोना ज्ञात असलेली अन्य कोणतीही थकबाकी व मूल्य	ज्ञात नाही
मिळकतीचे निरीक्षण	१३/०५/२०२४ रोजी स. ११.०० ते दु. ०१.०० दरम्यान
संपर्क व्यक्ती आणि फोन क्र.	श्री. परेश कारंडे - ९५९४३१३१११ श्रीम. सानिका वाडकर - ८८७९८१०७३३
बोली सादर करण्यासाठी अंतिम तारीख	२७/०५/२०२४ रोजी दु. ४.०० पर्यंत
बोली उघडण्याचे ठिकाण आणि वेळ	ई- लिलाव/बोली वेबसाईट ( <a href="https://sarfaesi.auctiontiger.net">https://sarfaesi.auctiontiger.net</a> ) मार्फत २८/०५/२०२४ रोजी स. ११.०० पासून दु. १.०० पर्यंत

सादर प्रकाशन हे सिक््युरिटी इंटरस्ट (एन्फोर्समेंट) रुल्स, २००२ च्या नियम ८ अंतर्गत वरील नमूद कर्जदार/सह-कर्जदार/गहाणदार यांना तीस (३०) दिवसांची सूचना सुध्दा आहे.

विक्रीच्या तपशीलवार अटी आणि शर्तीकरिता, कृपया कोणत्याही बोली सादर करण्यापूर्वी तारण धनकोंची वेबसाईट म्हणजेच <http://www.pegasus-arc.com/assets-to-auction.html> किंवा वेबसाईट <https://sarfaesi.auctiontiger.net> च्या संदर्भ घ्यावा किंवा सेवा पुरवठादार मे. ई-प्रोक्चुरमेंट टेक्नॉलॉजीज लि., ऑक्शन टायगर बिडर्स सपोर्ट: +९१ ९२६५५६२८२१ आणि ९३७४५१९७५४, ईमेल: vijay.shetty@auctiontiger.net, ramprasad@auctiontiger.net, श्री. रामप्रसाद, मोबाईल क्र. +९१ ८०००२३२९७, ईमेल: support@auctiontiger.net येथे संपर्क साधावा.

प्राधिकृत अधिकारी

ठिकाण : मुरुड

पेगासस असेट्स रिकन्स्ट्रक्शन प्रायव्हेट लिमिटेड

दिनांक : २०.०५.२०२४

(पेगासस ग्रुप थर्टी टु ट्रस्ट १ चे ट्रस्टी)







**Terms & Conditions**  
**A/c: M/s. Konshila Infrastructure Pvt Ltd**  
**Pegasus Group Thirty Two Trust 1**

1. The E-auction sale will be online E-auction/Bidding through website (<https://sarfaesi.auctiontiger.net>) on **28/05/2024** for the above mentioned mortgaged properties from **11.00 a.m. to 01.00 p.m.** with unlimited extensions of 5 minutes duration each. The intending bidders should make discrete enquiry as regard any claim, charges / encumbrances on the property, of any authority, besides the Pegasus's charges and should satisfy themselves about the title, extent quality and quantity of the property before submitting their bid.
2. All persons participating in the E-Auction should submit his/their sufficient and acceptable proof of his/their identity, residence to authority and also copy of PAN/TAN cards etc. The bidders shall upload scanned copies of PAN card and proof of residential address, while submitting E-Tender. The bidders other than individual shall also upload a proper mandate for e-bidding.
3. Prospective bidders may avail online training from contact website: <https://sarfaesi.auctiontiger.net> and E Procurement Technologies Ltd. Auction Tiger, Ahmedabad, Bidder Support: 079-68136805/68136837, Mr. Ramprasad- Mo.: +91 9978591888 & 8000023297, Email: [ramprasad@auctiontiger.net](mailto:ramprasad@auctiontiger.net) & [support@auctiontiger.net](mailto:support@auctiontiger.net)
4. Bidders are required to go through the website <https://sarfaesi.auctiontiger.net> for detailed terms and conditions of E-auction sale before submitting their bids and taking part in the e-auction sale proceedings.
5. The particulars specified in the description of property have been stated to the best of information of Pegasus and Pegasus will not be responsible for any error, misstatement, or omission.
6. Bids shall be submitted through Offline/Online in the prescribed format with relevant details. (Details of bidder form is annexed herewith as (Annexure-I) and Declaration by bidders (Annexure-II). The bidder cannot withdraw the EMD after submission of the bid. In addition to the above, the copy of Pan card, Aadhar card, Address proof, in case of the company, copy of board resolution passed by board of directors of company needs to submit by the bidder).
7. **The reserve price of the auction property is Rs. 2,16,16,000/- (Rupees Two Crore Sixteen Lakhs Sixteen Thousand Only) and the Earnest Money Deposit will be Rs. 21,61,600/- (Rupees Twenty One Lakhs Sixty One Thousand Six Hundred Only).**
8. The mortgaged property will be sold **on "As is where is", "As is what is", and "Whatever there is" with all known and unknown liabilities/encumbrances** on **28/05/2024**.

9. **The last date for submission of bid is 27/05/2024 before 4.00 pm and the date and time of the Auction is scheduled on 28/05/2024 from 11.00 a.m. to 01.00 p.m.**
10. **"The Successful bidder shall be deemed to purchase the property with full knowledge of and subject to all the reservations, if any, in the Master Plan and/or Development Plan or Draft Development Plan or Town Planning Scheme affecting the said property and consent, including permission of the Competent Authority if any required from the concerned authorities, departments, entities under relevant laws, bye laws, acts etc."**
11. **Sale is subject to condition prescribed in SARFESI Act 2002 and condition mentioned in public notice dated 20/04/2024.**
12. **Intending Bidders shall deposit the aforesaid Earnest Money Deposit (EMD) through RTGS / NEFT / Fund Transfer to the credit of A/c no. 006021100006019 A/c. Name: - Pegasus Group Thirty-Two Trust 1, Bank Name: Abhyudaya Co-op Bank Ltd., Mumbai Fort Branch, IFSC Code: ABHY0065006 before submitting bids online. EMD can also be paid by way of Pay Order / Demand Draft in favour of: - Pegasus Group Thirty Two Trust 1 payable at Mumbai and the same can be deposited/sent to Authorised Officer at the office of Pegasus mentioned hereinabove with a reference of the said E-auction notice.**
13. The bid price to be submitted shall be above the reserve price and bidders shall improve their further offers in multiples of **Rs. 5,00,000/- (Rupees Five Lakhs Only)**.
14. The successful bidder shall have to pay 25% of the purchase amount (including Earnest Money already paid), immediately on closure of e-auction sale proceedings through the mode of payment mentioned in Clause (7). The balance amount of the purchase money shall have to be deposited within 15 days of acceptance/confirmation of sale conveyed to them or such extended period as agreed upon in writing by the Authorized Officer.
15. In default of payment within the said period, the sale will automatically stand revoked, and the entire deposit made by the successful bidder together with the earnest money shall be forfeited. Without any notice the property shall be resold.
16. The EMD of the unsuccessful bidders will be returned on the closure of the e-auction sale proceedings to the account details duly provided in the bid form. The EMD amount shall be adjusted in case of the highest/successful bidder against his/her bid price. The EMD shall not carry any interest.
17. The sale is subject to confirmation by Pegasus. If the borrower/guarantor/(s) pay the amount due to Pegasus in full before date of sale, no sale will be conducted.
18. No claim of whatsoever nature regarding the property put for sale, charges / encumbrances over the property or on any other matter etc. will be entertained after submission of the online bid.

19. The undersigned has the absolute right and discretion to accept or reject any bid or postpone / cancel the sale or modify any terms and conditions of the sale without any prior notice and assigning any reason.
20. The successful bidder shall bear the stamp duties, charges including those of sale certificate, registration charges, all statutory dues payable to government, taxes, and rates and outgoing, both existing and future relating to the properties. **The sale certificate will be issued only in the name of the successful bidder.**
21. The sale is subject to the conditions prescribed in the SARFAESI Act, 2002 and the conditions mentioned above.
22. **This publication is also thirty days' notice to the aforementioned borrowers/guarantors under Rule 8 of The Security Interest (Enforcement) Rules, 2002.**
23. Further enquiries may be clarified with the Authorized Officer, Mr. Paresh Karande, Pegasus Assets Reconstruction Pvt. Ltd. at 55-56, 5<sup>th</sup> Floor, Free Press House, Free Press Journal Marg, Nariman Point, Mumbai 400021, Ph.No.022-61884700/022-61884726, Mobile No.9594313111, email: [paresh@pegasus-arc.com](mailto:paresh@pegasus-arc.com)

**Special Instructions:**

Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Pegasus nor the Service provider will be responsible for any lapses / failure (Internet failure, Power failure, etc.) on the part of the vendor, in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements/ alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

**Place: Murud**  
**Date: 20/04/2024**

**AUTHORISED OFFICER**  
**Pegasus Assets Reconstruction Private Limited**  
**(Trustee of Pegasus Group Thirty Two Trust 1)**





**ANNEXURE-II**  
**DECLARATION BY BIDDER(S)**

To,  
Authorized Officer

Bank Name : \_\_\_\_\_ ,

Date : \_\_\_\_ / \_\_\_\_ / \_\_\_\_

1. I/We, the bidder/s do hereby state that, I/We have read the entire terms and conditions of the sale and have understood them fully. I/We, hereby unconditionally agree to abide with and to be bound by the said terms and conditions and agree to take part in the Online Auction.
2. I/We declare that the EMD and other deposit towards purchase-price were made by me/us against my/our offer and that the particulars of remittance given by me/us in the bid form are true and correct.
3. I/We further declare that the information revealed by me/us in the bid document is true and correct to the best of my/our belief. I/We understand and agree that if any of the statement/information revealed by me/us is found to be incorrect and/or untrue, the offer/bid submitted by me/us is liable to be cancelled and in such case, the EMD paid by me/us is liable to be forfeited by the Authorized Officer and that the Authorized Officer will be at liberty to annul the offer made to me/us at any point of time.
4. I/We understand that in the event of me/us being declared as successful bidder by the Authorized Officer in his sole discretion, I/We are unconditionally bound to comply with the Terms and Conditions of Sale. I/We also agree that if my/our bid for purchase of the asset/s is accepted by the Authorized Officer and thereafter if I/We fail to comply or act upon the terms and conditions of the sale or am/are not able to complete the transaction within the time limit specified for any reason whatsoever and/or fail to fulfill any/all of the terms and conditions, the EMD and any other monies paid by me/us along with the bid and thereafter, is/are liable to be forfeited by the Authorized Officer.
5. I/We also agree that in the eventuality of forfeiture of the amount by Authorized Officer, the defaulting bidder shall neither have claim on the property nor on any part of the sum for which it may be subsequently sold.
6. I/We also understand that the EMD of all offerer/bidders shall be retained by the Bank and returned only after the successful conclusion of the sale of the Assets. I/we state that I/We have fully understood the terms and conditions of auction and agree to be bound by the same.
7. The decision taken by Authorized Officer in all respects shall be binding on me/us.
8. I also undertake to abide by the additional conditions if announced during the auction including the announcement of correcting and/or additions or deletions of times being offered for sale.

Signature: \_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

eMail ID: \_\_\_\_\_

## DECLARATION

**Re: Source of funds**

I/we hereby declare that the funds remitted by us for the bid in the e-auction held on **28/05/2024** in the matter of **M/s. Konshila Infrastructure Pvt. Ltd.** are from genuine personal/business sources.

I/we hereby further declare that the said funds do not originate from any unlawful source and are in no way connected to terrorist financing, money laundering or any other criminal activity or activity of suspicious nature.

I hereby agree to indemnify **Pegasus Assets Reconstruction Pvt. Ltd.** with respect to any loss or damage (including third party claims or litigation costs) that **Pegasus Assets Reconstruction Pvt. Ltd. or its Directors/officers** may suffer or incur by reason of this declaration or any part thereof being false, incorrect or misleading.

Yours truly,



### **Affidavit cum Declaration**

I/ We, M/s. \_\_\_\_\_ through its Authorized representative  
\_\_\_\_\_ R/o \_\_\_\_\_ do hereby solemnly swear  
and \_\_\_\_\_ affirm:

1. That we are not undischarged insolvent.
2. That we are not a wilful defaulter in accordance with the guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949.
3. That none of my account or account of any corporate entity under my management or control is classified as Non-Performing Asset in accordance with guidelines of the Reserve Bank of India issued under the Banking Regulation Act, 1949 or the guidelines of a financial sector regulator issued under any other law for the time being in force;
4. That we have not been convicted for any offence punishable under any law for the time being in force;
5. That we are not disqualified to act as a director under the Companies Act, 2013;
6. That we are not related/associated with **M/s. Konshila Infrastructure Pvt. Ltd.** or with its partners in any manner whatsoever.
7. That no insolvency under the Insolvency and Bankruptcy Code, 2016 is contemplated or pending against us before any of the NCLT.

Deponent

#### Verification

The above deponent solemnly affirms contents of para no. 1-6 of this affidavit to be true and correct.

Deponent