

Jayanti Jain
FCA & Insolvency Professional

Registration No.: IBBI/IPA-001/IP-P01559/2018-2019/12426

Date: 27th February, 2025

To,
The Registrar,
The Hon'ble NCLT,
Block No. 3, Ground, 6th,
7th Floor & 8th floor,
C.G.O. Complex, Lodhi Road,
New Delhi -110003.

Subject: Request to affix the Public Notice in the premises of this Adjudicating Authority and place the same on the website of Adjudicating Authority in accordance with Section 102(3) of the Insolvency and Bankruptcy Code, 2016.

Reference: NCLT order dated 19.02.2025 in CP (IB)-1091/PB/2020 titled as CFM Asset Reconstruction Private Limited (CFM-ARC) Acting as trustee of CFMARC Trust -1 IB Vs. Ms. Ragini Jain

Dear Sir/Madam,

This is to inform you that the Hon'ble National Company Law Tribunal, New Delhi Bench – VI ("NCLT"), has commenced the individual insolvency resolution process of Mrs. Ragini Jain in the matter of CFM Asset Reconstruction Private Limited (CFM-ARC) Acting as trustee of CFMARC Trust -1 IB Vs. Ms. Ragini Jain bearing CP (IB)-1091/PB/2020. A copy of the said order is attached herewith for your perusal marked as **Annexure – A**.

In terms of the said order the Resolution Professional on 26.02.2025 issued public notice prescribed in Section 102(1) of the Insolvency and Bankruptcy Code, 2016 ("IBC") in two newspapers namely Business Standard (English) and Jansatta (Hindi). A copy of the said public notice and newspaper cuttings is attached herewith for your perusal marked as **Annexure – B**.

Address: 202-H, 2nd Floor, Paras Bazar, Gali Ghante Wali, Chandni Chowk, Delhi-110006
Mobile No.: 9810542336 Email: cajayantijain.ip@gmail.com



Jayanti Jain
FCA & Insolvency Professional

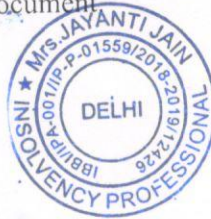
Registration No.: IBBI/IPA-001/IP-P01559/2018-2019/12426

In terms of section 102(3) of IBC public notice is required to be affixed in the premises of this Adjudicating Authority and published on the website of the Adjudicating Authority.

Accordingly, you are requested to affix the same in the premises of this Adjudicating Authority and publish the same on the website of the Adjudicating Authority.

Kindly acknowledge the receipt of this document

Jayanti Jain



Jayanti Jain
Resolution Professional
for Mrs Ragini Jain, Personal Guarantor
of M/s Noida Software Technology Park Limited
IBBI Registration No: IBBI/IPA-001/IP-P01559/2018-2019/12426
IBBI Reg No.: IBBI/IPA-001/IP-P01559/20182019/12426
AFA Details: AA1/12426/02/311225/107951 valid upto 31.12.2025

Address: 202-H, 2nd Floor, Paras Bazar, Gali Ghante Wali, Chandni Chowk, Delhi-110006
Mobile No.: 9810542336 Email: cajayantijain.ip@gmail.com



IN THE NATIONAL COMPANY LAW TRIBUNAL
BENCH-VI, NEW DELHI

IA-426/2021
in
CP (IB)-1091/PB/2020

IN THE MAIN MATTER OF:

CFM Asset Reconstruction Private Limited (CFM-ARC)
Acting as trustee of CFMARC Trust -1 IB

Having its Registered Office at:
A3, Safal Profitaire, Near Prahlad Nagar Garden, Ahmedabad - 380015

Also at (Corporate Office):
1st Floor, Wakefield House, Sprott Road, Ballard Estate, Mumbai-400038.

Also at (Branch Office)
101-104 Mohta Building, Bhikaji Cama Place New Delhi – 110066

... Financial Creditor

versus

Mrs. Ragini Jain
(Personal Guarantor of M/s Noida Software Technology Park Limited)
(A company under liquidation)

... Respondent/Personal Guarantor

AND IN THE PRESENT MATTER OF -

Ms. Jayanti Jain
[IBBI Registration No. IBBI/IPA-001/IP-P-01559/2018-2019/12426]

... Resolution Professional/Applicant

CORAM:

SHRI MAHENDRA KHANDELWAL, HON'BLE MEMBER (JUDICIAL)

SHRI ATUL CHATURVEDI, HON'BLE MEMBER (TECHNICAL)



PRESENT:

For the Petitioner :

For the Respondent :

For the RP : Ms. Sonakshi Dhiman, Ms. Abhipsha Baral, Advs

ORDER

PER: ATUL CHATURVEDI, MEMBER (TECHNICAL)

Date - 19.02.2025

1. The present application has been filed by Resolution Professional, Ms. Jayanti Jain, to take on record the Report prepared and filed as per Section 99 of the Code, and passing of appropriate order/s under Section 100 of the Code for admission of the Application/Petition.
2. Additionally, a brief summary of events leading to the filing of the present application has been reiterated as under –
 - a. Indian Bank via sanction letter dated 20.02.2013 sanctioned a term loan of Rs. 25,00,00,000/- (Rupees Twenty Five Crores Only) with sub limit of LC Rs. 20,00,00,000/- (Rupees Twenty Crore Only) to M/s. Noida Software Technology Park Ltd. (Corporate Debtor) for the purpose of purchase of Plant and Machinery for augmenting its business activities.
 - b. In pursuance thereof, a Term Loan Agreement dated 04.03.2013 was signed and executed between the Corporate Debtor and Indian Bank for term loan of Rs. 25,00,00,000/- (Rupees Twenty Five Crores Only). The Corporate Debtor vide the said agreement agreed to pay to repay the Term Loan in 18 quarterly instalments.
 - c. Additionally, to that effect, Mrs. Ragini Jain, stood as one of the Personal Guarantor vide Agreement of Guarantee dated 04.03.2013, for the due repayment of the aforesaid term loan along with the Bank charges and



stipulated interest within stipulated period of time as per the terms and conditions of the loan documents

- d. As per the request of the Corporate Debtor, the loan of the Corporate Debtor was restructured at Rs. 22,45,000/- (Rupees Twenty Two Lakh Forty Five Thousand Only) with as revised repayment schedule.
- e. Indian Bank declared the Loan Account of the Corporate Debtor as NPA on 31.03.2016, for the tune of Rs. 23,69,69.569/- (Rupees Twenty Three Crores Sixty Nine Lakhs Sixty Six Thousand Five Hundred Sixty Nine Only) including stipulated interest on account of continuous default in repaying the instalments by the Corporate Debtor.
- f. An Assignment Deed was executed between Indian Bank and the Financial Creditor/Applicant (registered on 17.04.2018), whereby the Indian Bank assigned the present Loan Account of the Corporate Debtor together with its rights, title and interest and any underlying Security Interests, pledges and/or guarantees to the Financial Creditor/Applicant.
- g. The Financial Creditor/Applicant issued a demand notice dated 15.07.2020, under rule 7(1) of IBC (Application for Insolvency Resolution Process of Personal Guarantors to Corporate Debtors) Rules, 2019 to all the Personal Guarantors to the Corporate debtors, in respect of debt in default due from Corporate debtor. However, there was no response from the Personal Guarantors in respect to the same.
- h. Hence, the present Application has been filed by the Financial Creditor/Applicant in order to initiate Insolvency Resolution Proceedings against Mrs. Ragini Jain, one of the Personal Guarantor to the Corporate Debtors.

- 3. On 15.07.2020, notice was issued to the respondent namely Mrs. Ragini Jain. However, despite numerous opportunities granted, the Personal Guarantor failed to appear before this Adjudicating Authority and consequently was set ex-parte.
- 4. At this juncture it is pertinent to mention that in the order dated 27.09.2024 passed by this AA, it has been already been recorded that –



“Personal Guarantor has already been set ex parte vide order dated 15.07.2024. The order of admission in respect of other Personal Guarantors of the same debt has already been passed vide order dated 05.09.2024 in CP (IB)-449/PB/2021 and CP (IB)-456/PB/2021.”

5. The applicant Resolution Professional has in her report dated 13.01.2021, has made the following averments which led to the appointment of the RP in the present case, the said averments have been reiterated as under -

- I. Indian Bank via sanction letter dated 20.02.2013 sanctioned a term loan of Rs. 25,00,00,000/- (Rupees Twenty Five Crores Only) with sub limit of LC Rs. 20,00,00,000/- (Rupees Twenty Crore Only) to M/s. Noida Software Technology Park Ltd. (Corporate Debtor) for the purpose of purchase of Plant and Machinery for augmenting its business activities.
- II. In pursuance thereof, a Term Loan Agreement dated 04.03.2013 was signed and executed between the Corporate Debtor and Indian Bank for term loan of Rs. 25,00,00,000/- (Rupees Twenty Five Crores Only). The Corporate Debtor vide the said agreement agreed to pay to repay the Term Loan in 18 quarterly installments.
- III. Also, to that effect, Mrs. Ragini Jain, stood as one of the Personal Guarantor vide Agreement of Guarantee dated 04.03.2013, for the due repayment of the aforesaid term loan along with the Bank charges and stipulated interest within stipulated period of time as per the terms and conditions of the loan documents
- IV. As per the request of the Corporate Debtor, the loan of the Corporate Debtor was restructured at Rs. 22,45,000/- (Rupees Twenty Two Lakh Forty Five Thousand Only) with as revised repayment schedule.
- V. Indian Bank declared the Loan Account of the Corporate Debtor as NPA on 31.03.2016, for the tune of Rs. 23,69,69,569/- (Rupees Twenty Three Crores Sixty Nine Lakhs Sixty Six Thousand Five Hundred Sixty Nine



Only) including stipulated interest on account of continuous default in repaying the instalments by the Corporate Debtor.

- VI. An Assignment Deed was executed between Indian Bank and the Financial Creditor/Applicant (registered on 17.04.2018), whereby the Indian Bank assigned the present Loan Account of the Corporate Debtor together with its rights, title and interest and any underlying Security Interests, pledges and/or guarantees to the Financial Creditor/Applicant.
- VII. The Financial Creditor/Applicant issued a demand notice dated 15.07.2020, under rule 7(1) of IBC (Application for Insolvency Resolution Process of Personal Guarantors to Corporate Debtors) Rules, 2019 to all the Personal Guarantors to the Corporate debtors, in respect of debt in default due from Corporate debtor. However, there was no response from the Personal Guarantors in respect to the same.
- VIII. Hence, the present Application has been filed by the Financial Creditor/Applicant in order to initiate Insolvency Resolution Proceedings against Mrs. Ragini Jain, one of the Personal Guarantor to the Corporate Debtors.
- IX. At the hearing held on 04.01.2021 for the present application the Hon'ble NCLT appointed the Resolution Professional.

6. Further, the RP has ascertained if the present application fulfills the compliances and obligations laid down in Section 99(6) of the IBC, 2016, the averments made by the RP in pursuance of the same have been reiterated as under -

- A. The details and documents pertaining to the debts owed by the Corporate Debtor/Personal Guarantor to the Financial Creditor as submitted by the Financial Creditor/Applicant as on the date of application are in compliance with Section 95(4)(a) of the Code.
- B. The Term Loan Agreement was executed between Indian Bank and the Corporate Debtor. Moreover, the Deed of Guarantee was executed by Mrs. Ragini Jain. Further, the Assignment Deed dated 16.04.2018



(registered on 17.04.2018) was executed, whereby Indian Bank assigned the debt owed by the Corporate Debtor together with its rights, title and interest and any underlying Security Interests, pledges and/or guarantees to the Financial Creditor/Applicant. Pursuant to which Financial Creditor / Applicant stepped into the shoes of Indian Bank, and also became entitled to pursue litigations for the debt in question, inter-alia, against Ms. Ragini Jain / Personal Guarantor.

- C. The Financial Creditor/Applicant in compliance of section 95(4)(b) issued a demand notice dated 15.07.2020, under rule 7(1) of IBC (Application for Insolvency Resolution Process of Personal Guarantors to Corporate Debtors) Rules, 2019 to all the Personal Guarantors to the Corporate Debtors, in respect of debt in default due from Corporate Debtor.
- D. The National E- Governance Service Ltd (NeSL), an Information Utility registered with the Insolvency and Bankruptcy Board of India (IBBI) under the aegis of the Insolvency and Bankruptcy Code, 2016 (IBC), shows a record, wherein, an outstanding balance of Rs. 40,28,83,615/- (Forty Crores Twenty-Eight Lakhs Eighty Three Thousand Six Hundred Fifteen Rupees Only) is to be paid by the Corporate Debtor i.e. Noida Software Technology Park Ltd along with its Personal Guarantors; thereby complying with the requirements of Section 95(4)(c).

7. Accordingly, the applicant herein has tendered the following grounds in the present case for initiation of insolvency resolution process in respect of Mrs. Ragini Jain by this Adjudicating Authority –

- a. The RP wrote to the Personal Guarantor via letter dated 08.01.2020, thereby, requesting information/evidence within a stipulated period of seven (7) days, in accordance with section 99(2) of the Code. However, the RP has not received any communication from the Personal Guarantor to prove repayment of the debt claimed as unpaid by the creditor by furnishing-



- Evidence of electronic transfer of the unpaid amount from the bank account of the debtor;
 - Evidence of encashment of a cheque issued by the debtor, or
 - A signed acknowledgment by the creditor accepting receipt of dues.
- b. Based on the information available with NeSL and the Financial Creditor/Applicant, the Personal Guarantor has committed a default in honoring/paying the debts due and payable as per the Deed of Guarantee dated 04.03.2013. Therefore, the RP recommends acceptance/admission of this application.

ANALYSIS & FINDINGS

8. We have heard the Ld. Counsel appearing for the Resolution Professional in the matter and have perused the report submitted by the Resolution Professional.
9. That vide the communications and documents placed on record, the respondent Mrs. Ragini Jain admittedly stood as a Personal Guarantor to the loan availed by the Corporate Debtor, which as a matter of fact is also registered with the Information Utility (NeSL).
10. Moreover, the checklist of compliances submitted by the applicant (RP) along with the present petition appears to be of a satisfactory nature.
11. Based on the averments and reasons recorded in the report submitted by the Resolution Professional, and after going through all the documents placed on record in the Petition i.e., CP (IB)-1091/PB/2020, filed under the provisions of Section 95 of IBC, 2016, this Adjudicating Authority **admits** the petition for initiating insolvency resolution process of Personal Guarantor (Mrs. Ragini Jain) under section 100 of the IBC, 2016.
12. Accordingly, this Adjudicating Authority declares moratorium u/s 101 of the



IBC, which commences from the date of admission of the Petition i.e., date of pronouncement of this Order and shall cease to have effect at the end of the period of 180 days, as provided under Section 101 of the IBC, 2016. During the moratorium period, the following conditions shall be applicable: -

- a. Any pending legal action or proceeding in respect of any debt shall be deemed to have been stayed; and*
- b. The creditors of the debtor shall not initiate any legal action or proceedings in respect of any debt; and*
- c. The debtor shall not transfer, alienate, encumber, or dispose of any of her assets or her legal rights or beneficial interest therein;*
- d. The provisions of this section shall not apply to such transactions as may be notified by the Central Government in consultation with any financial sector regulator.*

13. The applicant Resolution Professional (Ms. Jayanti Jain) is directed to issue a public notice within 7 days of uploading of this Order on the website of the NCLT Delhi, inviting claims from all Creditors, who shall register their claims as provided under Section 103 within 21 days of such issuance. The said public notice shall contain the necessary information as provided under Section 102 (2) of IBC, 2016. The publication of notice shall be made in newspapers, one in English and other in Vernacular which have wide circulation in the State where the Personal Guarantor resides. The Resolution Professional shall furnish two spare copies of the notice to the Registry. One shall be placed by the Registry on this Authority's website and the other shall be affixed in the premises of this Authority.
14. The Resolution Professional in exercise of the powers conferred under Section 104 of IBC, 2016, shall prepare a list of creditors within 30 days from the date of the notice. The debtor shall prepare a Repayment Plan in consultation with the Resolution Professional as provided under Section 105, which shall include the provisions for payment of fee to the Resolution Professional. The Resolution Professional shall submit the Repayment Plan along with his report on the plan to this Adjudicating Authority within a period of 21 days from the



last date of submission of claims, as provided under Section 106 of IBC, 2016.

15. In case the Resolution Professional recommends that a meeting of the creditors is not required to be summoned, he shall record the reasons thereof. If the Resolution Professional is of the opinion that the meeting of the creditors should be summoned, he shall specify the details as provided under Section 106(3). The date of meeting should not be less than 14 days or more than 28 days from the date of submission of the Report under Sub-section (1) of Section 106 of the IBC, 2016, for which at least 14 days' notice to the creditors [as per the list prepared] shall be issued by all modes. Such notice must contain the details as provided under the provisions of Section 107 of the IBC, 2016.
16. The meeting of the creditors shall be conducted in accordance with Sections 108, 109, 110 & 111 of the IBC, 2016. The Resolution Professional shall prepare a report of the meeting of the creditors on the Repayment Plan with all details as provided under Section 112 of the IBC, 2016 and submit the same to this Adjudicating Authority, copies of which shall be provided to the debtor and the creditors. It is made clear that the Resolution Professional shall perform his functions and duties in compliance with the Code of Conduct provided under Section 208 of the IBC, 2016.
17. In terms of the above, **CP (IB)-1091/PB/2020**, filed under Section 95 (1) of the IBC, 2016 is **admitted** and the Insolvency Resolution Process stands initiated against the Personal Guarantor i.e., Mrs. Ragini Jain.
18. Let the copy of the order be served to the parties.

-SD/-
ATUL CHATURVEDI
MEMBER (TECHNICAL)

-SD/-
MAHENDRA KHANDELWAL
MEMBER (JUDICIAL)

HERO HOUSING FINANCE LTD

Regd. Office: 80, Connaught Place, New Delhi-110088, India. Tel: 11-69551 Phone: 11-4925700. Fax: New Panna: 1801 212 8800. Email: customer-care@herohf.com
 Website: www.herohousingfinance.com

Third Floor, A-2, Connaught Place, New Delhi-110088
 India

POSSIBILITIES POSITION (FOR IMMEDIATE POSITION)

(As per paragraph 17 read rule 81) of the Securities Interest Enforcement Rules, 2002 Whereas, the undersigned has been appointed as the Managing Director of Hero Housing Finance Limited, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and the undersigned has been appointed as the Managing Director of Hero Housing Finance Limited, 2002, issued a demand notices as mentioned below calling upon the borrower to pay the amount due to the undersigned.

The borrower, having failed to pay the amount, is hereby given to the borrower, in particular and the person, in general, that the undersigned has taken possession of the property described below and the undersigned has taken possession of the property described below and the undersigned has taken possession of the property described below.

The undersigned, in particular and the public in general, we hereby caution not to deal with property and any dealings with the property will be subject to the charge of the Hero Housing Finance Limited, for an amount referred to below along with the interest and principal, interest, charges, costs and expenses incurred by the undersigned.

The borrower's attention is invited to provisions of sub-section 13 of the Section 13 of the Act, in respect of the provisions of the Act.

Loan Account	Name of Obligor(s)/ Legal Heir(s) of Obligor(s)	Date of Demand Notice/ Amount as per Demand Notice	Date of Possession (Constructive/ Physical)
HFFGHA324	Mukesh Kumar Singh,	19/12/2023, Rs. 16,14,133/-	24/02/2025
2000009894	Rakesh Kumar Singh,	as on date 18/12/2023	Physical

The undersigned, in particular and the public in general, we hereby caution not to deal with property and any dealings with the property will be subject to the charge of the Hero Housing Finance Limited, for an amount referred to below along with the interest and principal, interest, charges, costs and expenses incurred by the undersigned.

The borrower's attention is invited to provisions of sub-section 13 of the Section 13 of the Act, in respect of the provisions of the Act.

Date: 24-02-2025 Place: DELHI
 Sd/- Authorized Officer Hero Housing Finance Limited

[illegible][illegible]

3. BRANCH: NAGAR NIGAM, ALIGARH
Mrs. Omwati Devi W/o Mr. Mohan Lal (Borrower), Mr Mohan Lal (Borrower), Mr Jay Singh Ram (Being Borrower), Plot No. B-67 (Part of Khasra No. 61MI, Wajidnada, Tehsil Koli, Aligarh)

Date: 25.02.2025

NIMBUS PROJECTS LTD
(CIN - L74699DL1993PLC055470)
Regd. Office: 1001-1006, 10th Floor, Narain Mall
23, Barakhamba Road, New Delhi - 110001
Email: nimbusindia@yahoo.com, Website: www.nimbuspr.com
Phone: +91-11-42878900, Fax: +91-11-41500

INFORMATION REGARDING POSTAL BALLOT/REMOTE

Members may kindly note that Nimbus Projects Limited (the "Company") is seeking the consent of its members via Postal Ballot by way of remote voting ("Postal Ballot" or e-voting) to transact the business(es) that will be put before the members at the forthcoming AGM of the Company. The Postal Ballot Notice ("Notice"), in compliance of the provisions of Section 108 and all other applicable provisions, if any, of the Companies Act, 2013 and the rules made thereunder, the application form issued by the Ministry of Corporate Affairs ("MCA Circulars", Obligations and Disclosure Requirements) Regulations, 2015 applicable laws, rules and regulations.

In accordance with the applicable MCA Circulars, the Notice will be sent only to the members whose e-mail addresses are registered with Depository Participants ("DP(s)" Depository) Registrar & Share Transfer Agents ("RSTAs"). Members who have not provided their email address to the Company. Therefore, physical copies of the Notice, postal ballot form and proxy forms may only envelope shall be sent to the members by post. Members shall be requested to provide their assent or dissent through voting only. The procedure to cast vote through remote e-voting as per instructions will be provided in the Notice.

The said notice is also available on the website of the www.nimbusprojectsLtd.com and on the website of www.evoting.nsdl.com. A copy of the Notice is also available on request.

Members who have not yet registered their email addresses, will receive the Notice. Such members are requested to get their email addresses registered by following the guidelines mentioned below:

- Members holding shares in physical mode and who have not yet provided their email address with the company are requested to update their e-mail address with the company by sending an email to ra@atlankit.com along with copy of signed form IRTA mentioning the name and address of the member, copy of PAN card and self-attested copy of any document (e.g., Election Identity card, Passport) in support of address of the member.
- Members holding shares in dematerialized form are requested to update their e-mail address with their respective DPs.
- In case of queries w.r.t. aforesaid process, members are requested to write to ra@atlankit.com, or call at 011-42541234.

This advertisement is being issued for the benefit of all the members of the Company.

For Nimbus Projects Limited
Rishi Kishan Prasad, Director

Place: New Delhi Company Secretary & RSTAs

PUBLIC NOTICE (Under Section 102 of the Insolvency and Bankruptcy Code, 2016)	
FOR THE ATTENTION OF THE CREDITORS OF MRS. RAGINI JAIN, PERSONAL GUARANTEE/DEBTOR	
RELEVANT PARTICULARS	
1. Name of the Personal Guarantor	Mrs. Ragini Jain.
2. Address of the Personal Guarantor	E-8, Sirtol Institutional Area, New Delhi - 110023
3. Details of the order admitting the application	On the NCLT, New Delhi Bench admitting the application for commencement of Corporate Insolvency Resolution Process against Mrs. Ragini Jain, Personal Guarantor of Corporate Insolvency Resolution Process against M/s. (M/s. Noitica Software Technology Park Limited) vide order dated 19.02.2025 at CP (B) 100/198/2025
4. Insolvency commencement date in respect of Personal Guarantor	19.02.2025 (Order received on 21.02.2025)
5. Name and registration number of the Insolvency Professional acting as Resolution Professional	Jayanti Jain BBIP/PA/CP/PI/P5511958-2019/218426
6. Address and e-mail of the insolvency professional, as registered with the Bar Council of India	Address: 2004-21, 2nd Floor, Panss Bazar, Gali Grama Vihar, Chandni Chowk, Delhi-110006 E-mail: jayanti.jain@npi.in
7. Address and e-mail to be used for correspondence with the Resolution Professional	1204-1221, Make Chamber V, Jarnalal Bagga Road, Naraina Post, Mumbai - 400005 E-mail: jayanti.jain@npi.in@gmail.com
8. Last date for submission of claims	19.02.2025
9. Relevant Forms are available at	https://npi.gov.in/home/downloads

Notice is hereby given that the Insolvency and Bankruptcy Code, 2016 (NCLT) has ordered the commencement of the individual insolvency Resolution Process of Mrs. Ragini Jain, Personal Guarantor of M/s. Noitica Software Technology Park Limited on 19.02.2025 (Order received on 21.02.2025).

The creditors of Mrs. Ragini Jain are hereby called upon to submit their claims with proof on or before 19.02.2025.

[illegible]

**Zonal Office- Krishna Pada, C-38, D-block,
Ganga Nagar, Mayapuri, New Delhi 110028 (U.P.)**

Possession Notice
(For Non-Available Property)

The Authorised Officer of the UCO Bank has issued the Securitisation and Reconstruction of Financial Institutions and Insolvency Act, 2002 (Act of 54 of 2002) and in exercise of its power read with Rule 36 of the Security Interest (Enforcement) Rules, 2002, issued a demand/arrest warrant as given below to repay the amount mentioned below from 60 days from the date of receipt/Guarantor having failed to repay the amount, notice is hereby given to the borrower/defendant/respondent/his/her/its representative to appear before the court in exercise of powers (34) of the said Act read with Rule 8 of the said Rules on or before the date mentioned below. The public in general is hereby cautioned not to deal with the properties, and any dealings carrying charge of UCO BANK, Branch for the amount detailed below and interest together with all attachments to provisions of sub-section(8) of section 13 of the act of 54 of 2002 (the secured assets).

Description of the Immovable property

Property Situated at Kharsa No.A Residential house constructed on plot [Municipal No 57] Ward No. 19 measuring 83.61 sq Mtr. Part of Kharsa No. 2926 of Revenue Village Bahga, Bahga Estate, District of Noida situated in Badi of New Ghaziabad Colony, Near Kirtipura, Old Town Baghat Dist Bagpat within Sub Registrar's office of Baghapah bounded as follows:-
On the North by Rasta 15 feet, On the South by Plot of Hariyanawala ka, On the East by Plot of Harenand, On the West by Plot of Banjar
Demand Notice Date: 21.12.2024, Date of Possession : 21.12.2025
Outstandings : Rs 10,97,874.04 plus interest & other charges as on 21.12.2025

Property is a Commercial Cum Residential Building addressing 66.89 Square Meters. Municipal Notice dated : 22/02/2021 at Mohalla -Kodwal nagar, Near Kharkha Ka Pul, Transmive Vihar Gali Meerut 220022 Registered title Deed: Bani No. 1 Jd No 2934 Pacts 236 to 238 on Serial no. 10682 Office of the Sub Registrar Meerut 250001, Bounded as: On the North by House of Amrudon, On the South by: House of Furkan, On the East by: House of Ali Akbar, On the West by: House of Furkan and Ramesh.
CERSAI ID:ASSETID: 20000802278, SECURITY INTEREST ID: 4000080729994
Demand Notice Date: 21.12.2024, Date of Possession : 21.12.2025
Outstandings : Rs 93,272.73 plus interest & other charges as on 21.12.2025

EMTD - of residential property situated at Plot No. B-67 (Part), Part of Kharsa No. 611Mtr. Aligarj Nada, Tehsil Kodil, Gajpur Standing in the Name of Mrs. Omwati Devi W/o Mr. Rajendra Prasad Singh, District of Meerut, State of Uttar Pradesh.
Wajidnagar Na, Plot No. KH - 8723, Page no 55-54 at SL No. 52891 dated 08-09-2017, Bounded as under: East 11.22 20rd wide, North: Plot of Raj Kumar, Wumari, West Plot No. B-68, South: Rasta 20rd wide.
Demand Notice Date: 11.12.2024, Date of Possession : 25.12.2025
Outstandings : Rs 13,84,000.00 Plus interest & other charges as on 21.12.2025

Place:MEERUT Authorised Officer,UCO BANK

IDFC FIRST Bank Limited
(erstwhile Capital First Limited, amalgamated with IDFC Bank Limited and
presently known as IDFC FIRST Bank Limited)
CIN : L65110TN2014PLC097792
Registered Office : XRII Towers, 8th Floor, Harrington Road, Chetpet, Chennai
Tel : +91 44 4264 4000 | Fax : +91 44 4264 4022

Notice under Section 13 (2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

ANYTING) will be e-voting only from the forth in the 110 read companies Act, 2013. SEBI (Listing and Other) (Amendment) Regulations, 2015. The following borrowers and co-borrowers allowed the below mentioned secured Bank Loan (hereinafter called as "Loan") against the property (hereinafter referred to as "IDFC FIRST Bank Limited"). The loans of the below-mentioned borrower secured by the mortgage of their respective properties. As they have failed to comply with the guidelines. Amounts due by them to IDFC FIRST Bank Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited. The following borrowers and co-borrowers allowed the below mentioned secured Bank Loan (hereinafter called as "Loan") against the property (hereinafter referred to as "IDFC FIRST Bank Limited"). The loans of the below-mentioned borrower secured by the mortgage of their respective properties. As they have failed to comply with the guidelines. Amounts due by them to IDFC FIRST Bank Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited. As per the respective notices issued more particularly described in the interest on the said amounts shall also be applicable and the same will be with effect from their respective dates.

Sr No.	Loan Account No.	Type of Loan	Section 13 (1) Notice Date
1	1005793572	BBG	19.02.2025

NAME OF BORROWERS AND CO-BORROWERS: 1. RAJU DRUG HOUSE, 2. RENUKA K. NIKHIL BHAGNATI, 4. ANKASHA BHAGNATI

PROPERTY ADDRESS: ALL THAT PIECE AND PARCEL OF FLAT NO. 103, MHS 148, PHASE 1, A GLASS RESIDENTIAL COMPLEX AREA VPO 78/ 30, SE. 1/3, AND 1/4, METERS ON 3RD FLOOR, BEING PART OF PROPERTY NO. 2/96, SITUATED AT ROAD, KHANDARI, HARIPARTW WARD, AGRA, UTTAR PRADESH-282002.

OPEN TO SKY, WEST COMMON STAIRS, LEFT FLAT NO. 1 & 2, NORTH SIDE, OPEN TO OPEN TO SKY

Sr No.	Loan Account No.	Type of Loan	Section 13 (1) Notice Date
2	1358434	LOAN AGAINST PROPERTY	12.02.2025

NAME OF BORROWERS AND CO-BORROWERS: 1. ANIL BHAVNISHWATI, 2. BIRAJ KUMAR BHAVNISHWATI

PROPERTY ADDRESS: ALL THAT PIECE AND PARCEL OFF AREA NEAR 47/29 SE. 1/3, COMPRESSED IN PLOT NO. 102, PLOT NO. 304, AREA VILLAGE: LAJAPURA, PARAGANA: DANKAUR, DISTRICT: GAUTAMBUDDH NAGAR, AND BOUNDED AS EAST: ARAZI SATBER, WEST: RASTA 15 FT. WIDE, NO. SOUTH: RASTA 12 FT. WIDE.

You are hereby called upon to pay the amounts to IDFC FIRST Bank Limited, amalgamated with IDFC Bank Limited and presently known as IDFC FIRST Bank Limited, as per the details shown in the above table with contracted rate of interest respective dates and other costs, etcable within 60 days from the date when the undersigned shall be constrained to initiate proceedings, under Section 13 of the SARFESI Act, against the mortgagor and mortgagor's co-borrowers due to IDFC FIRST Bank Limited (hereinafter called as "IDFC FIRST Bank Limited, amalgamated and presently known as IDFC FIRST Bank Limited). Further Section 13 (1) of the said Act from transferring the said secured assets etcable thereon.

Date: 26.02.2025 IDFC FIRST Bank Limited (hereinafter called as "IDFC FIRST Bank Limited, amalgamated and presently known as IDFC FIRST Bank Limited).

[illegible][illegible][illegible]

 IDFC FIRST Bank	PUBLIC NOTICE Whereas, Whirlpool Corporation India Limited is developing 160 in Sector 76 Gurugram over an area comprising extensile of village Kherli Daula, Gurugram in accordance with State 12/2002, 51 of 2002 dated 12/07/2002 & 174 of 2002 6 Country Planning, Haryana, Chandigarh (DTCP). And whereas, the building plans bearing Memo No. ZP- revised building plan bears Memo No. ZP- revised Building approved by DTCP for the said colony have now been granted of the same Memo No. ZP- revised- IV/A (DK)2025/669. And whereas, the office of DTCP has required seeking of old building plans revised building plans as a pre-condition for Accordingly, vide this public notice I desire to suggest to be planning/planned buildings plans of the said colony. A copy building plans and now proposed to be revised building www.idfc.com. The said revised building plan can be reviewed at Daula, Gurugram as well as in the office of Senior Town Planner. Any allottee having any objection/suggestions on the revised suggestions in the office of Senior Town Planner. Assurance of this notice, failing which it shall be assumed revocation provision in the plans. On Behalf of Whirlpool Corporation Private Limited CIN: U74900GJ2002PLT002905 Registered office: Unit no. 1001, 1st Floor, Workmark Tower, 1, Maidow Road, Sector-45, Gurugram, 122001, Haryana Place: Gurugram Date: 28.03.2025
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MEASURING 121.92 SQ.
OPEN AREA 14.74 SQ.
WHITE HOUSE: CHURCH
BOUNDED AS- EAST:
FENCE TO SKY

Outstanding amount on
Purchase (Section 13) 2 Notice
25.15/25.65/-
SINGH

ING 566.52 YARDS; OR
190 HECT. SITUATED AT
TRAPRACHIN, 203101,
ARAZI DIGAN

erstwhile Capital First
Bank (First Bank Limited)
therefrom from the
this publication, failing
in Section 13 (4) and section 14
to realize the amount
of the said Bank are
are prohibited under
any way of sale/lease or
otherwise.

Self-Authorized Officer
lent, amalgamated with
the said Bank.

POSSESSION NOTICE (for the
The Authorized Officer of Canada Bank under the Securitization
Enforcement of Security Interest Act, 2002 and in exercise of
with Rule-3 of the Security Interest (Enforcement) Rules, 2002,
mentioned against account and stated hereunder calling upon
regain the amount mentioned in the said account and in case of
sufficient amount and incidental expenses, costs, charges etc.
of said notice. The borrower/individuals/mortgagors having been
given to the borrower/individuals/mortgagors and in the public
the possession of the Property described herein below in ex-
section 13(4) of the said act read with the Rule-8 of the said
borrowers attention is invited to the provision of Sub-Section
time available to redeem the account. The Borrower/indi-
public in general are hereby cautioned not to deal with the per-
subject to the charge of Canada Bank for the amounts and
Property of which the possession had been taken is as follows:

**Name of the
Borrower/
Guarantor**

Details of the Mortgages

BRANCH: PATTALI

Borrower:
Zaid Hussain

Address of the Property:
All that part and parcel of the property consisting of
Mainst/Usman Kuresh Pattali, Sangan-102724, in
District of Sir Ram Swaroop, West-Haryana
of Sonay Lal Yadav, North-House of Blyas Kh
Sheela Master urf Ram Khachro Mathia

[illegible][illegible]

Apollon, Ahmedabad, Mumbai: 400 001
Agastya Corporate Park, Poonam
Kurtal West, Mumbai: 400 070
ESL Act, 2002
from Mahindra and Mahindra Financial Services Ltd. (MFL) to exercise of the powers conferred under section 17(1)(b) of the said Act calling upon the Borrower/s Co-Borrower/s to pay the amount due thereon within 60 days from the date of notice of this advertisement.

Date of NPA & As per the Notice date	Amount Due in Rupees (Rs.)
13.02.2020	Rs. 28,27,554.71 (Rupees Twenty Eight Thousand Seven Hundred Fifty Four and Seventy One Paise Only)
19.02.2025	As on 05.02.2025

2. calling upon them to make payment of the amount due on the date of publication of this notice as the said amount of Rs. 28,27,554.71 is due from Mahindra Financial Services Ltd. shall be liable to pay the amount of Rs. 28,27,554.71 to Mahindra Financial Services Ltd. as per the terms of the said loan agreement. The Borrower/s Co-Borrower/s are hereby notified that if they do not pay the amount of Rs. 28,27,554.71 to Mahindra Financial Services Ltd. within the specified time, the lender shall be entitled to take any action as may be deemed fit to recover the amount due from the Borrower/s Co-Borrower/s or otherwise as the secured asset and/or personal guarantors of the Borrower/s Co-Borrower/s.

Sd/- Authorised Officer
Mahindra and Mahindra Financial Services Ltd.

CE

Group Housing Colony under TGD Policy-1959 across (5.75 hectares) in the revenue area provisions of Licence Nos. 92 of 2022 dated 25.08.2023, granted by District Townships.

JD (RAV) 2023/ 1179 dated 12.01.2023, 132024/14591 dated 16.05.2024 earlier approved on principle approval by DTPC for revision dated 20.02.2025.

objections/suggestions against the revision of the existing revision.

being invited on the proposed revision to the earlier approved building plan/ revised are available for perusal on our website of the undersigned at Sector 76, Kharja, Sector 14, Gurugram, Haryana.

building plans, may file their objection/ suggestions, Harjana within 30 days of the there are no objection/ suggestions to the

Reginald Office:
Etah

movable property)
and Reconstruction of Financial Assets as
conferred under Section 13(2) need
2, issued demand notices on the date
the borrower/guarantor to pay to
further interest at contractual rate on
the within sixty days from the date of receipt
to repay the amount notices is hereby
general that the undersigned has taken
to powers conferred on him/her under
on the date mentioned hereunder. The
of section-13 of the Act, in respect of
mortgagee in possession and the
any. Any dealing with the property will be
arrest thereon. Details of the mortgaged

Property

	Amt. Due as Demand Notice
	of Demand notice
	Date of possession

of Mr/Ms/Ms/Ks/Ms
india As: Exe-
National Yash
South- House of

Rs. 3,08,52,61/- + int. from 18.12.2024 + others exp.	18.12.2024
	20.02.2025

necessary inquiries before sending any monies or entering into any agreements with advertisers or otherwise acting on an advertisement in any manner whatsoever.

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www.readwhere.com