

E AUCTION SALE NOTICE

(Under Rule 8(6) of the Security Interest (Enforcement) Rules 2002)

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 8(6) R/w. Rule 9(1) of the Security Interest (Enforcement) Rule, 2002.

Notice is hereby given to the public in general and in particular to the borrower(s), co-borrowers and the guarantors, by the Authorized Officer, that the under mentioned property is mortgaged to DCB BANK LTD., The Authorized Officer of the Bank has taken the physical possession of the properties as mentioned at Sr. No. 1 to 16 under the provision of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. The Borrowers attention is invited to the provisions of sub-section 8 of section 13 of the SARFEASI Act, the right of redemption shall be extinguished on the date fixed for sale by adopting any methods as prescribed in the said act. The properties will be sold by tender cum public E-auction as mentioned below for recovery of under mentioned dues and further interest, charges and cost etc. as per the below details. The properties will be sold "as is where is" and "as is what is" and "whatever there is" and "no recourse" condition basis with all the existing and future encumbrances if any, whether known or unknown to DCB Bank Ltd as per the brief particulars given and mentioned in schedule hereunder.

Sr. No.	Name of Borrower(s) and Co-borrower(s), Guarantor(s)	Demand Notice Amt (Rs)	Reserve Price (Rs.)	EMD (Rs.)	Date & Time of E-Auction	Type of Possession
1	Mr. Mohammedsiraj Mohammedkasim Shaikh Mrs. Noorjahan Mohammedsiraj Shaikh	10,68,432.35/-	364500/-	36450/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Flat No. 406, 4 th Floor, Building No. A-6, Xrbia Warai Phase - I, Neral Kalamb Road, Village-Neral, Neral (East), Taluka - Karjat, Dist. - Raigad - 410101. (The Secured Assets)						
2	Mr. Ashok Bankey Mishra Mrs. Krushna Ashok Mishra	14,68,812.05/-	708588/-	70859/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel Flat No. 208, 2 nd Floor, Sai Darshan Building, Village-Purna, Bhiwandi, Thane - 421302 (The Secured Assets)						
3	Mr. Ganga Sahu Mrs. Anjali Rahul Chawala	33,38,720.00/-	648000/-	64800/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel of Flat No. 201, 2 nd Floor, A-Wing, Rahul Excellence Building, Green City Road, Navare Nagar, At Morivali, Ambemath (East), Tal - Ambemath, Dist-Thane - 421501 (The Secured Assets)						
4	Mr. Saddam Anwar Shaikh Mrs. Hajida Anwar Shaikh	28,76,865.00/-	850306/-	85031/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel of Flat No. 002, "B" Wing, Ground Floor, Shree Sai Park Building, Grampanchayat Property/House No. 23/A, 23/B, 824 and 24, Village - Chiple, Taluka Parvel, Dist. Raigad, Navi Mumbai - 410206, Maharashtra. (The Secured Assets)						
5	1. Mr. Nilesh Arvind Mishra 2. Mrs. Chhaya Mishra	37,47,932/-	1275458/-	127546/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Flat No. 103, 1 st Floor, A-Wing, Krishna Villa, Kanchangaon, Shankheshwar Road, Thakurli, Dombivali (East) Taluka-Kalyan, District Thane - 421301 (The Secured Assets)						
6	Indra R. Pandey Neha Indra Kumar Pandey	50,94,596.00/-	1476225/-	147623/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel of Flat No. 1204, 12 th Floor, Building No.C, Shreepati Residency Wing C, Behind Shialu Dhaba, Kalyan Shil Road, Khidkaili, Village-Desai, Dombivali (East), Thane - 400612. (The Secured Assets)						
7	Mrs. Rizwana Abdul Aziz Farooqui Mr. Abdul Aziz Farooqui M/s. Future Fitness Gymkhana	32,88,524.69/-	3457793/-	345779/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel of Flat No. C-005, Ground Floor, C Wing, AL-MAJID COMLEX, Kausa, Mumbra, Thane - 400612 (The Secured Assets)						
8	Mr. Aditya A Sathe Ms. Shweta A Sathe	26,33,752.00/-	2072620/-	207262/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Flat No. 702, 7 th Floor, C wing, Saachi Pride, Khambalpada, Kanchangaon, Shankheshwar Road, Thakurli (E), Taluka Kalyan, Dist-Thane, Dombivali - 421201, Maharashtra (The Secured Assets)						
9	Mr. Viral Jagdish Pethani Mrs. Bhavna Jagdish Pethani M/s V J Pethani & Co through its proprietor Mr. Viral Jagdish Pethani	12,26,764.96/-	543251/-	54325/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Flat No. 304 having Build up area admeasuring 410 Sq. Ft.(38.10 Sq. Mtrs) on the 3 rd Floor, in the building as "BALAJI KRUPA" lying being and situated Milkt No.111, 999 admeasuring 350 Sq. Mtrs, lying being and situated at Village Sonarpada, Dombivali (E), Tal-Kalyan, Dist - Thane - 421201, within the limits of Sonarpada, Grampanchayat, and within the limits of Registration District Thane and Sub-District Kalyan Thane and Sub-Registration Districts Kalyan Building Ground + upper 3 floors with Lift/without lift.(The Secured Assets)						
10	Mr. Yogesh Anant Ligam Mr. Anant Dharmaji Ligam Mrs. Sheetal Yogesh Ligam	13,23,486.95/-	1058945/-	105895/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Flat No. 105, A Wing, Shree Kashinath Building, Sonarpada Road, Dombivali (East), Thane - 421201 (The Secured Assets)						
11	Mr. Ramzan Abdul Latif Shaikh Mrs. Khatijaneesha Ramjan Shaikh	28,44,077/-	2451190/-	245119/-	13/08/2025 & 11:00am to 1:00pm	Physical

Description of the Immovable Property: All That Piece and Parcel of Flat No. 105, A Wing, Shree Kashinath Building, Sonarpada Road, Dombivali (East), Thane - 421201 (The Secured Assets)						
11	Mr. Ramzan Abdul Latif Shaikh Mrs. Khatijaneesha Ramjan Shaikh	28,44,077/-	2451190/-	245119/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel of Flat No. 204, admeasuring area i.e. 51.91 sq. mtrs carpet area as per RERA (admeasuring 50.23 square meters carpet area as per presently approved DCR) on the 2 nd floor in the wing B i.e. the premises along with exclusively areas measuring 6.96 sq.mt. of enclosed balcony and 3.15 sq. mt. of open balcony appurtenant to the aforesaid premises, in the building known as "BAYWALK, LA PROMENADE", situated at survey No. 31, Village Mohili, Taluka Kalyan, Ambivali East - 421102, District Thane within the limit of the Kalyan, Dombivali, Municipal Corporation and within the Registration District and sub district of Thane, Maharashtra. (The Secured Assets)						
12	Mr. Akshay Suresh Rewale Mrs. Surekha Suresh Rewale	50,08,451.00/-	2624400/-	262440/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel of Flat No. 006, admg. 225 sq. ft. Carpet area, on Ground Floor, Wing D, in building known as SAI SADAN, constructed on land bearing CTS No. 6 (part), 7, 7/1 to 7/3, 9, 9/1, to 9/4 and 10 (part), Survey No. 256 and 257, Village Mulund (West), Taluka Kurla, District Mumbai. (The Secured Assets)						
13	Mr. Devidas Balkrushna Pundekar Mrs. Rajshree Devidas Pundekar	28,70,572.00/-	3655530/-	365553/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All that piece and parcel of Flat No. 203, admeasuring about 30.830 sq. Mtr. Carpet Area, on the second floor, in the society known as "GREEN VALLEY CO. OP. HOUSING SOCIETY LTD", constructed on Plot No. 16, situated at Sector 11, Talaja Panchand, Tal Panvel, Dist Raigad, Navi Mumbai - 410208. Maharashtra (The Secured Assets)						
14	Mr. Ravindra Laxman Chavan Mrs. Ruchi Ravindra Chavan	4866570.00/-	4860000/-	486000/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Flat No. 104, 1 st Floor, D Wing, Sai Sadan Building, Near Vishal Nagar, Bal Rajeshwar Road, Mulund West, Mumbai - 400080, Maharashtra. (The Secured Assets)						
15	Mr. Rajesh N. Sapaliga Mrs. Babitha Rajesh Sapaliga	1297322.87/-	1164384/-	116438/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Flat No. 001, Ground Floor, Prem Paradise, Survey No. 5, Hissa No. 9, Kopar Gaon Road, Kopar Village, Dombivali (West), Thane - 421202. (The Secured Assets)						
16	1. M/s. Mayank Chemi-Plast Private Limited (MCPL) through Its Director 2. Mr. Mayank Vasudeo Chaudhary 3. Mr. Vasudeo Jorawarmal Chaudhary 4. Mrs. Monika Mayank Chaudhary 5. Mrs. Gayatri devi Vasudeo Chaudhary 6. M/s. P.V.C. Plastics through Its Proprietor Mr. Vasudeo Jorawarmal Chaudhary and Nominee/Joint Shareholder Mr. Mayank Vasudeo Chaudhary	7,27,56,015.05/-	7876440/-	787644/-	13/08/2025 & 11:00am to 1:00pm	Physical
Description of the Immovable Property: All That Piece and Parcel of Office No. 24, on the 5 th Floor, Part No. B, Plot No. 233, Rawal Chambers, Rang Rasayan Premises Co-Operative Society Limited, CTS No. 339/341, Samuel Street, Masjid (West), Mumbai - 400003. (The Secured Assets)						

For Sr. No. 1 to 16 Date and time of submission of EMD on or before 12-08-2025 up to 05:00 pm with request letter of participation KYC, Pan Card, Proof of EMD at email id – purander.hegde@dcbbank.com. The intending purchasers/bidders are required to deposit EMD amount either through DD/NEFT/RTGS in the name of the beneficiary, DCB Bank LTD

Inspection Date and Time: 28/07/2025 to 11/08/2025; Between 11:00am to 04:00pm, Contact on Mr. Purander Hegde 8422982868 and Mr. Satish Abhyankar Mob. No.9819756975 Authorized Officers of DCB Bank Ltd.

TERMS AND CONDITIONS OF THE E-AUCTION

- The auction sale shall be "online e-auction" bidding through website <https://www.bankacutions.in> on the dates as mentioned in the table above with Unlimited Extension of 5 Minutes. Bidders are advised to go through the website <https://www.dcbbank.com/cms/showpage/page/customer-corner> and <https://www.bankacutions.in> for detailed terms and conditions of auction sale, before submitting their bids and taking part in e-auction sale proceedings.
- The interested bidders are required to register themselves with the portal and obtain login ID and Password well in advance, which is mandatory for e-bidding, from auction service provider Name of the coordinator, contact details: Contact Name: Mr. Nitesh D Pawar, 8142000725 and 8142000068, nitesh@bankacutions.in and info@bankacutions.in Please note that, Prospective bidders may avail online training on e-auction from their registered mobile number only.
- Online E-auction participation is mandatory in the auction process by making application in prescribed format which is available along-with the offer/tender document on the website.
- Bidders are advised to go through detailed terms and conditions of auction sale before submitting their bids by referring to the link <https://www.dcbbank.com/cms/showpage/page/customer-corner> and for further details may directly contact to Mr. Purander Hegde on 8422982868. Authorised Officers of DCB Bank Ltd.

Date: 26.07.2025

Place: Mumbai Palghar/ Thane / Raigad

SD/-
FOR DCB Bank Limited
Authorized Officer