

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as "the Act") read with Rule 8(6) of the Security Interest (Enforcement) Rules, 2002 (hereinafter referred to as "the Rules").

Notice is hereby given to the public in general and in particular to the Borrower(s), Co Borrower(s) and Guarantor(s) or their legal heir(s) or representative(s) that the below described immovable property(s) mortgaged/charged to India Shelter Finance Corporation Limited (hereinafter referred to the Secured Creditor), the possession of which has been taken by the Authorized Officer of the Secured Creditor having its Registered Office at 6th Floor, Plot No.15, Institutional Area, Sector 44 Gurugram-122003, Haryana, will be sold on "As is Where is", "As is What is" and "Whatever there is" basis on the dates mentioned below for realization of the amount due to the Secured Creditor from the borrowers, co borrowers and guarantors. The sale will be done by the Authorized Officer at the place mentioned below.

Date and Time of Inspection of the property 29-06-2026 From 10:00 Am To 5:00 Pm	EMD Deposition Last Date 30-06-2026 Till 5:00 Pm	Date and Time of Auction 01-07-2026 From 10:00 Pm To 5:00 Pm
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A/C / AP No. And Name of Borrower(s) / Co-Borrower (s) / Guarantor(s)	Demand Notice u/s 13(2) Date and Amount	Description of the Immovable Property/ Secured Asset	Date and Type of Possession	Reserve Price
Maya Shinde & Tanaji Pandurang Shinde Loan account number/AP number: HL11CHLONS00000506 2175/AP-10144835	12/01/2026 And Rs 2053611/- (Rupees Twenty Lakh Fifty Three Thousand Six Hundred Eleven Only)	ALL THAT PIECE AND PARCEL Of Residential House Situated On Plot No.16 To 20, R S No.2/1/1/K, Total Adm Area 125 Sq Mtrs Also with construction 107.02 Sq Mtr Known As G P Milkat No.692, At Ujaliawadi Tq Karveer Dist Kolhapur Boundaries EAST-Godown Property Of Reen Bhaikar, WEST- Common Road, NORTH-Property Of Ranjana Adase, SOUTH- Property Of Shri Gurav	13-04-2026 Symbolic	Rs. 3062000/- (Rupees Thirty Lakhs Sixty Two Thousand Only)
Bid Increase Amount Rs.10,000/-(Rupees Ten Thousand Only)			Earnest Money Deposit (EMD) Rs.306200/-(Rupees Three Lakh Six Thousand Two Hundred Only)	

Date and Time of Inspection of the property 15-06-2026 From 11:00 Am To 5:00 Pm	EMD Deposition Last Date 16-06-2026 Till 5:00 Pm	Date and Time of Auction 17-06-2026 From 10:00 Am to 5:00 Pm
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A/C / AP No. And Name of Borrower(s) / Co-Borrower (s) / Guarantor(s)	Demand Notice u/s 13(2) Date and Amount	Description of the Immovable Property/ Secured Asset	Date and Type of Possession	Reserve Price
Ambika Satish Dhotre & Satish Tukaram Dhotre Loan number/AP number: HLPNSVLONS000005143 653/ AP-10332267	10/12/2025 And Rs. 1355584/- (Rupees Thirteen Lakh Fifty Five Thousand Five Hundred Eighty Four Only)	ALL THAT PIECE AND PARCEL OF PROPERTY BEARING Grampanchayat Milkat no.610/1, Total Adm Area 1900 Sq Mtr(1450 Sq Ft Open Space & 450 Sq FT Construction) At Pimpalner Tq Madha (Kurduwadi) Dist Solapur 413210 Boundaries EAST- G P Road, WEST- Land Of Manoj Dhotre, NORTH- Land Of Namdev Shinde, SOUTH- Road	21/02/2026 Symbolic	Rs.1382000/- (Rupees Thirteen Lakh Eighty Two Thousand Only)
Bid Increase Amount Rs.10,000/-(Rupees Ten Thousand Only)			Earnest Money Deposit (EMD) Rs.138200/-(Rupees One Lakh Thirty Eight Thousand Two Hundred Only)	

Place of EMD Deposition:- Place of Auction:- India Shelter Finance Corporation Limited 678 E-Ward , Unit No.201, Shrushti Vista , Shahupuri, 2nd Lane, Kolhapur-416001 Maharashtra, India Shelter Finance Corporation Limited. Office No.2, 2nd Floor, Link Road, Near by Ashwamegh Hotel, Pandharpur-413304 Maharashtra

Mode Of Payment :- All payment shall be made by demand draft in favour of India Shelter Finance Corporation Limited.

For detailed terms and condition of the sale, please refer to the Secured Creditor's website www.indiashelter.in or contact Authorized Officer Prakash Tandulkar 7447426676

PLACE: Maharashtra
DATE: 31.05.2026

Authorised Officer,
India Shelter Finance Corporation Limited