

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6)/9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower / Co-Borrower / Mortgagee (s) that the below described immovable properties mortgaged to the Secured Creditor, the Symbolic Possession of which has been taken by the Authorised Officer of Cholamandalam Investment and Finance Company Limited the same shall be referred herein after as Cholamandalam investment and Finance Company Limited. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction. It is hereby informed to General public that we are going to conduct public E-Auction through website www.auctionfocus.in/chola-lap.

E-Auction Date and Time: 26-08-2026 at 11:00 am to 1:00 PM (with unlimited extension of 3 min each),

EMD Submission Last Date: 25-08-2026 (Up to 5.30 P.M.)

Inspection Date : 14-08-2026

Sr. No.	Account No. and Name of borrower, co-borrower, Mortgagees	Date & Amount as per Demand Notice U/s 13(2)	Reserve Price, Earnest Money Deposit & Bid Increment Amount (In Rs.)	Notice Period/ Possession Type
1.	LAN: X0HEAKH00002643747 & HE02AKH00000006151 1. Santosh Vasantrao Deshmukh, 2. Maths Corner Classes, 3. Sunita Vinayakrao Deshmukh, All 3 At: Sahakar Nagar, Adarsha Colony, Opposite Mohini Bar, Akola, Dist-akola, Maharashtra-444004.	17/04/2026 Rs.8894484/- as on 17/04/2026	Rs. 2,50,00,000/- Rs. 25,00,000/- Rs.1,00,000/-	30 DAYS/ SYMBOLIC POSSESSION

Descriptions Of The Property: All That Part And Parcel Of Block No.4, Constructed Over Layout Plot No.24, Out Of Survey No.27/2, Situated At- Mauje Malkapur, Taluka And District, Akola, Admeasuring- 3000 Sq. Ft., (278.81 Sq. Mtrs.), Along With Construction Standing Thereon. Bounded As To The East - Layout Road, To The West - Service Lane, To The North - House Of Mr.V.N. Deshpande, To The South - Layout Road (The Actual Boundaries Shall Be Verify From Spot Visit)

2.	LAN: ML01AVI00000043061 & ML01AVI00000078734 1. Nishant Diliprao Kawathkar (Applicant) 2. Hotel Shetkari Wada (Co-applicant) 3. Dilip Narayanrao Kawathkar (Co-applicant) , 4. Prabha Dilip Kawathkar (Co-applicant) , All 4 At: Near Maiwadi Bus Stand, Near Jain Mandir, Hiwarkhed, Tal. Morshi, Amravati, Maharashtra-444905	16/04/2026 Rs. 25,67,884.00/- as on 16/04/2026	Rs. 40,00,000/- Rs. 4,00,000/- Rs.50,000/-	30 DAYS/ SYMBOLIC POSSESSION
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Descriptions Of The Property: All That Piece And Parcel Of Eastern Portion Of North-south Division Land, Admeasuring- 276 Sq. Mtrs., (I.E. 2970 Sq. Feet.), Bearing Plot No.17 And Construction Thereon, Out Of Land Survey No. 4/1A, Situated At Ward No. 17, Within The Limits Of Municipal Council Morshi And Within The Jurisdiction Of Sub-Registrar Office Morshi, Of Mouza- Yerla, Pragane- Morshi, Tah. Morshi, Dist. Amravati And The Property Bounded As : On The East : Field Of Rathi, On The West : Plot Of Vidhale, On The North : Road Wide 30 Feets. , On The South : Plot Of Mrs. Nilima Vidhale.

E-Auction Date and Time: 11-08-2026 at 11:00 am to 1:00 PM (with unlimited extension of 3 min each),

EMD Submission Last Date: 10-08-2026 (Up to 5.30 P.M.)

Inspection Date : 27-07-2026

3.	LAN: HE01ARD00000035440 1. Mahendra Gangadharrao Kathiware, 2. Gauri Mahendra Kathiware, 3. Gangadharrao Madhavrao Kathiware, 1, 2 & 3 At : Ward No.12, Main Road, Mu. Post Warud, Amravati, Maharashtra - 444601 4. Madhavrao Kathiware Sabhaagruh 3 & 4 At : Kathiware Complex, Approach Road Warud, Amravati, Maharashtra - 444906 5. Radha Medical And Surgical 1 & 5 At : Property No.78, Shop No. 5, Ward No.4, Kathiware Complex, Approach Road Warud, Amravati, Maharashtra-444906.	21/01/2026, Rs.88,07,497/- as on 21.01.2026	Rs. 88,00,000/- Rs. 8,80,000/- Rs.1,00,000/-	15 DAYS/ SYMBOLIC POSSESSION
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Descriptions Of The Property: All That Piece And Parcel Of The Nazul Plot No. 1120, Admeasuring- 146.30 Sq. Mtrs. And RCC Construction Thereon, Admeasuring- 62.59 Sq. Mtrs., (As per Sale Deed), Bearing City Survey No.1120, Sheet No.21, Property No. 180 (New), 181 (Old), Situated At Ward No.12, Of Mouza- Warud, Pragane- Warud, Within The Limits Of Municipal Council Warud And Within The Jurisdiction Of Sub-Registrar Office, Warud, Tah. Warud, Dist. Amravati And The Property Bounded As : On The East : 1.5 Mtrs. Wide Lane, On The West : 6.00 Mtr. Road, On The North : Shop Of Mr. Rameshpant Hukum, On The South : Samat & Then House Of Mr. Kathiware.

4.	LAN: X0HENAG00003297066 & HE02NAG00000007088 1. Dilip Ramchandra Dave, 2. Divya Dharmesh Dave, C/o. Pralhad Pandey, 712, Chitar Oli, Badkas Chowk, Mahal, Near Hanuman Mandir, Nagpur, Maharashtra - 440002 3. M/s. Mahalaxmi Collection, 4. Pooje Dilip Dave, 5. Dharmesh Ramchandra Dave All Above At : 712, Chitar Oli, Badkas Chowk, Mahal, Near Hanuman Mandir, Nagpur, Maharashtra - 440002	11/11/2025, Rs.48,11,445/- as on 11.11.2025	Rs. 49,00,000/- Rs. 4,90,000/- Rs.50,000/-	15 DAYS/ SYMBOLIC POSSESSION
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Descriptions Of The Property: All That Piece And Parcel Of The Land, Admeasuring- 110 Sq. Mtrs. & Construction Thereon, Bearing City Survey No. 356, Sheet No. 191, Corporation House No. 712, Situated At Near Hanuman Mandir, Chitar Oli, Badkas Chowk, Rameshwari Road, Nagpur, Within The Limits Of Nagpur Municipal Corporation, Nagpur- Of Mouza- Nagpur, Tah. & Dist. Nagpur And The Property Bounded As : On The East : House Of Mr. Bhosale, On The West : Lane & House Of Bhairulal Dave, On The North : Lane & House Of Mr. Jain, On The South : House Of Mr. Themdeo.

ENCUMBRANCES/LIABILITIES KNOWN TO CIFCL: NOT KNOWN

- All Interested participants/bidders are requested to visit the website www.auctionfocus.in/chola-lap & www.cholamandalam.com/news/auction-notices. For details and support, prospective bidders may contact - Mr. Muhammed Rahees - 8124000030 / 6374845616, Email id: CholaAuctionLAP@chola.murugappa.com. For eAuction training alone, contact M/s. Auction Focus; Prachi Trivedi - 9016641848.
- For further details on terms and conditions please visit www.auctionfocus.in/chola-lap & www.cholamandalam.com/news/auction-notices to take part in e-auction.

THIS IS ALSO A STATUTORY 30/15 DAYS SALE NOTICE UNDER RULE 8(6)/9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES,2002

Date: 18.07.2026,
Place: NAGPUR

Authorized Officer,
Cholamandalam Investment and Finance Company Limited.