

## 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.

Loan Account Number /AP Number 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
MR./ MRS. MADHURI DINESH KAWLE & MR./ MRS. DINESH KHUSHALJI KAWLE Loan account number/AP number: HL44CHLONS000005 099405/ AP-10236663	12.05.2025 Rs. 817426/- (Rupees Eight Lac Seventeen Thousand Four Hundred Twenty Six Only)	All Piece And Parcel Of Malmatta No. 336, ward no. 2, Total Admeasuring 900 sq. ft Mouza Amgao, Grampanchayat Amgao(Deoli), Tahsil Hingna, District Nagpur-441110 BOUNDARY:- East-Open Land Of Nathu Amirshaha Pathan , West-Open land of Kisna Marotrao Kosarakr , South House of Dnyaneshwar Bhojar , North-Road	18.08.2025 Symbolic	Rs.55000/- (Rupees Five Lakh Fifty Thousand Only)
	<b>Bid Increase Amount</b>	Rs.5,000/- (Rupees Five Thousand Only)		<b>Earnest Money Deposit (EMD)</b>
				Rs.55000/- (Rupees Fifty Five Thousand Only)
Date and Time of Inspection of the property	EMD Deposition Last Date	Date and Time of Auction		
19.01.2026	20.01.2026	21.01.2026		
MR./ MRS. RAJANI RAMESHWAR PARDHI & MR./ MRS. KAPIL RAMESHWAR PARDHI & MR./ MRS. ABHISHEKH RAMESHWAR PARDHI Loan account number/AP number: LA44VLLONS000005 065888 /AP Number AP-10155401	10.07.2024 And Rs. 1100245/- (Rupees Eleven Lakh Two Hundred Forty Five Only)	All Piece And Parcel Of Plot No.104,Adm 600 Sq.ft.House No.1764/A/104, Ward No.21,Mouza Bhandewadi, Khno20, Ph.No.34, Gokhale Layout Bhandewadi,Tah & Dist.Nagpur BOUNDARY:- East-Plot No.111,West- 20 ft Wide Road, North-Plot No.103, South-Plot No.105,	23.12.2025 Physical	Rs.13,00,000/- (Rupees Thirteen Lakh Only)
	<b>Bid Increase Amount</b>	Rs.5,000/- (Rupees Five Thousand Only)		<b>Earnest Money Deposit (EMD)</b>
				Rs.1,30,000/- (Rupees One Lakh Thirty Thousand Only)
Date and Time of Inspection of the property	EMD Deposition Last Date	Date and Time of Auction		
04.02.2026	05.02.2026	06.02.2026		
MR./ MRS. Vinita Dinesh Dhurve & MR./ MRS. Dinesh Mehtar Dhurve Loan account number/AP number: HL44CHLONS000 005105184 / AP Number AP-10248932	12.08.2025 And Rs. 2449661/- (Rupees Twenty Four Lakh Forty Nine Thousand Six Hundred Sixty One Only)	All that piece & parcel off and bearing west Portion Plot No.4, Admeasuring Area 1000 Sq. ft (92.90 Sq.mtrs) out total area Admeasuring Area 2000 Sq. ft (185.85 Sq.mtrs) being a part & portion of Survey/Khasra No 1614, of Mouza- Dabha, P. H. No. 7, situated at P H No.7, Sheet No.243150 City survey No.252, Within the limits of Nagpur Municipal corporation & Within the jurisdiction of Sub-registrar Nagpur, Tahsil & District Nagpur BOUNDARY:- East-Remaining area of Plot No.4 ,West- By 25 Ft Wide Road ,North-By 25 Ft Wide Road ,South- By Plot No.23	24.11.2025 Symbolic	Rs.23,76,500/- (Rupees Twenty Three Lakh Seventy Six Thousand and Five Hundred Only)
	<b>Bid Increase Amount</b>	Rs.5,000/- (Rupees Five Thousand Only)		<b>Earnest Money Deposit (EMD)</b>
				Rs.2,37,550/- (Rupees Two Lakh Thirty Seven Thousand Five Hundred and fifty Only)
Date and Time of Inspection of the property	EMD Deposition Last Date	Date and Time of Auction		
04.02.2026	05.02.2026	06.02.2026		

Place of EMD Deposition:- Branch Office :-India Shelter Finance Corporation Limited. P. No.210, Tiranga Chowk Cement Road Nandanvan Above Union Bank Of India, Nagpur 440009, MAHARASHTRA.

Place of Auction: Branch Office :-India Shelter Finance Corporation Limited. P. No.210, Tiranga Chowk Cement Road Nandanvan Above Union Bank Of India, Nagpur 440009, MAHARASHTRA.

Mode Of Payment :-All payment shall be made by demand draft in favor 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](http://www.indiashelter.in) or contact Authorized Officer.

PLACE: Maharashtra  
DATE: 03.01.2026

FOR INDIA SHELTER FINANCE CORPORATION LTD  
(AUTHORIZED OFFICER)

FOR ANY QUERY PLEASE CONTACT MR. TUSHAR HURDE (+91 7350002453)