



Motilal Oswal Home Finance Limited

Corporate Office: Motilal Oswal Tower, Rahimtullah Sayani Road,
Opposite ST Depot, Prabhadevi, Mumbai-400025.

Email : hfquery@motilalosal.com. CIN Number :- U65923MH2013PLC248741

PUBLIC NOTICE FOR E-AUCTION CUM SALE

E-Auction Sale Notice of 30 Days for Sale of Immovable Asset(s) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and to the borrowers/guarantors/mortgagors in particular, that the under mentioned property mortgaged to **Motilal Oswal Home Finance Limited** (Earlier Known as **Aspire Home Finance Corporation limited**) will be sold on "As is where is", "As is what is", and "Whatever there is", by way of "online-auction" for recovery of dues and further interest, charges and costs etc. as detailed below in terms of the provisions of SARFAESI Act read with Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002) through website motilalosalhf.com as per the details given below :

Date and time of E-Auction:- Date: 03-07-2026, 11:00 Am to 02:00 Pm (with unlimited extensions of 15 minute each)

Sr. No.	Borrower(s) / Guarantor(s) / Loan Account	Demand Notice Date and Amount	Description of the Immovable property	Reserve Price, EMD & Last Date of Submission of EMD
1	LAN: LXWAS00316-170048634 Branch: Washim Borrower: Abhas Shivram Rathod Co-Borrower: Shivram Parashram Rathod Guarantor:	11-12-2025 For Rs: 1444834/- (Rupees Fourteen Lakh Forty Four Thousand Eight Hundred & Thirty Four Only)	Constructed On Land Gharkul No. B (Super Built Up) 750 Sq.Ft, Including All Amenities, Gharkul "Maa Vaishnavi Park" Manrata Nagar, Mouje- Kali, Taluka- Karanja, Gram-panchayat- Kherdi, Dist- Akola, Dist-Washim, Plot No. 5 Paiki 50-63 Sq.Mtr (544-77) Sq.Ft And Plot No.4 Paiki 40.50 Sq. Mtr, Total Admeasuring 19.13 Sq. Mtr, Karanja Dist. Washim, Wardha Maharashtra- 444402.	Reserve Price: Rs.1470020/- (Rupees Fourteen Lakh Seventy Thousand & Twenty Only) EMD: Rs.147002/- (Rupees One Lakh Forty Seven Thousand & Two Only) Last date of EMD Deposit:02-07-2026
2	LAN: LXBUL00417-180061250 Branch: Buldhana Borrower: Sharad Raghunath Suradakar Co-Borrower: Kalpana Sharad Suradakar Guarantor:	11-12-2025 For Rs: 549938/- (Rupees Five Lakh Forty Nine Thousand Nine Hundred & Thirty Eight Only)	Milkhat No. 19, Admeasuring 250. 92 Sq.Mtr, Ward No. 2, Buldana, Mouje-Pophali, Nandura Buldhana Maharashtra-443102.	Reserve Price: Rs.606435/- (Rupees Six Lakh Six Thousand Four Hundred & Thirty Five Only) EMD: Rs.60644/- (Rupees Sixty Thousand Six Hundred & Forty Four Only) Last date of EMD Deposit:02-07-2026
3	LAN: LXGON00318-190072064 Branch: Gondia Borrower: Sandeep Rameshwar Sonwane Co-Borrower: Rameshwar Babuji Sonwane Guarantor:	11-11-2025 For Rs: 1117227/- (Rupees Eleven Lakh Seventeen Thousand Two Hundred & Twenty Seven Only)	Mouza Fulchur, Grampanchayat Influence Area T.S No. 48, Stake No 92, Gram Panchayat Property No. 121, Admeasuring 780 Sq.Ft I.E 72.46 Sq.Mtr, Including Constructed House No. 1211, Kawlewada Road, Sahayta Nagar, Gondiya Maharashtra-441601.	Reserve Price: Rs.1178034/- (Rupees Eleven Lakh Seventy Eight Thousand & Thirty Four Only) EMD: Rs.117803/- (Rupees One Lakh Seventeen Thousand Eight Hundred & Three Only) Last date of EMD Deposit:02-07-2026
4	LAN: LXMOBULDHA720-210354126 Branch: Buldhana Borrower: Keshav Sirsat Co-Borrower: Kamal Shrikurushan Sirsat Guarantor: Vilas Dnyaneshwar Khedekar	07-10-2024 For Rs: 569549/- (Rupees Five Lakh Sixty Nine Thousand Five Hundred & Forty Nine Only)	Property NO.181 At- Raipur Tq- Buldhana Dist - Budhana 0 0 Na 443001 Buldhana Maharashtra	Reserve Price: Rs.677089/- (Rupees Six Lakh Seventy Seven Thousand & Eighty Nine Only) EMD: Rs.67709/- (Rupees Sixty Seven Thousand Seven Hundred & Nine Only) Last date of EMD Deposit:02-07-2026
5	LAN: LXMOGONDIA5524-250768586 Branch: Gondia Borrower: Rajkumar Chambharu Thakare Co-Borrower: Mangala Rajkumar Thakare Guarantor:	09-01-2026 For Rs: 591666/- (Rupees Five Lakh Ninety One Thousand Eight Hundred & Sixty Six Only)	Malmatta No. 178 , Ward No. 2, At Mouza Bodaibodi, Post Dhanoli, Tah. Salekasa, As Per Namuna 8 Total Land Area 2776 Sq.Ft, Dist. Gondia Bodaibodi, Maharashtra	Reserve Price: Rs.616804/- (Rupees Six Lakh Sixteen Thousand Eight Hundred & Four Only) EMD: Rs.61680/- (Rupees Sixty One Thousand Six Hundred & Eighty Only) Last date of EMD Deposit:02-07-2026

Terms and Conditions of E- Auction: The Auction is conducted as per the further Terms and Conditions of the Bid document and as per the procedure set out therein. Bidders may visit to the Web Portal : credauCTION.com of our e-Auction Service Provider, M/s. CREDRESOLUTION INDIA PVT LTD for bidding information & support, the details of the secured asset put up for e-Auction and the Bid Form which will be submitted online. The interested buyers may go through the auction terms & conditions and process on the same portal and may contact to **Bhushan Moreshwarrao Pawar8657956040&Pawan Laxman Bhoyalkar9146033045, Anol Arun Jawkar7208840514, Uihash Yashwantkumar Bele7208872611**, details available in the above mentioned Web Portal and may contact their Centralised Help Desk: + 91 9137100020, E-mail ID: balram@credsoL.com.

Place: Nagpur
Date: 27.05.2026

Sd/- Authorized Officer
(Motilal Oswal Home Finance Limited) (Earlier Known as Aspire Home Finance Corporation limited)