

Public notice

The Flat No.503, Building No. 5, Rajendrakripa Co-op. Housing Society Ltd, Manish Darshan J.B.Nagar, Andheri (East), Mumbai -400059 under Share Certificate No. 215, and distinctive Nos.3421, to 3430 is to be transferred in favour of Mr. Shashikant Upadhyay & Rinki S. Upadhyay from Mr. Shashikant K. Sheth & Mrs. Harsha Shashikant Sheth.

The society hereby invites claims or objections from any Member, Person, Bank, Financial Institution or Corporate Body etc. having interest in the said Capital/Property of the society within 15 days from publication of this Public Notice, with copies of such documents and proofs, if any, in respect of his/her claims/objections to transfer the said Flat. If no claim or objection is received within the stipulated period, the transfer will be affected as per the existing laws without giving any further notice.

Place: Mumbai
Date: 17-01-2024

Sd/-
For Rajendrakripa Co-op.
Hsg. Society Ltd.
Hon. Secretary

PUBLIC NOTICE

We the under mentioned applicants have applied to Link Intime India Pvt. Ltd, Ahmadabad, Share transfer agent(RTA) of The Anup Engineering Ltd. of Ahmadabad, Gujarat -382415 for obtaining duplicate share certificate for 273 equity shares of the company register in the name of The Anup Engineering Limited under reference folio no. R00194.

Any Person who has claim in respect of the said share should lodge the same with the company at its register office address within 15 days from the date of publication of this notice else company will proceed to issue duplicate certificates to the aforesaid applicants without any further information.

Name of The 1st Share Holder/ Applicant: Mr. Rajnikant Sarabhai Jhaveri

Name Of Joint Share Holder/ Applicant: Mr. Aniket Suketu Jhaveri

Folio No. 1641, 17, 162, 17, 169, 273
Distinctive No. From To held
No. 1641, 17, 162, 17, 169, 273

Sd/-
Rajnikant Sarabhai Jhaveri
Aniket Suketu Jhaveri
Dated: 17.01.2024
Place: Mumbai



AXIS FINANCE LIMITED

(CIN U65921MH1995PLC212675)

Axis House, C-2, Wadia International Centre, Pandurang Butkar Marg, Worli, Mumbai - 400 025

E-AUCTION SALE NOTICE

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 provision to Rule 8 (6) and Rule 9 (1) of Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower/s, Guarantor/s and Mortgagor/s, that the below described immovable properties mortgaged / charged to Secured Creditors, the physical possession of which has been taken by the Authorised Officer of Axis Finance Limited, will be sold on "AS IS WHERE IS", "AS IS WHAT IS", and "WHATEVER THERE IS" and "WITHOUT RECOURSE BASIS", on 31st January, 2024 for recovery of Rs. 78,89,11,311.49 (Rupees Seventy-Eight Crores Eighty-Nine Lacs Eleven Thousand Three Hundred Eleven Only) due as on 22nd November, 2023 with further interest w.e.f. 23rd November, 2023 at the contractual rates due and payable to AXIS BANK LIMITED and Rs. 14,70,74,209 (Rupees Fourteen Crores Seventy Lacs Seventy Four Thousand Two Hundred and Nine Only) due as on 20th November, 2023 with further interest w.e.f. 21st November, 2023 at the contractual rates due and payable to AXIS FINANCE LIMITED respectively along with default interest and other charges etc., till final payment/realization from the Borrower / Mortgagors / Guarantors i.e. M/s. Soham Estates (Borrower & Mortgagor), Mr. Chaitanya Nandlal Parekh (Partner & Guarantor), Mr. Ranjeev Vedprakash Malik (Partner & Guarantor), Mr. Sanjiv Vedprakash Malik (Partner & Guarantor) and M/s. Soham Real Estate Development Company Private Limited (Corporate Guarantor). The Description of Assets, Reserve Price (RP), Earnest Money Deposit (EMD) and Details of Sale are as below:-

SCHEDULE - I

All that undivided share in all that piece and parcel of land bearing Survey no. 240/2(p), 240/3, 240/6, 240/7, 240/9, 240/10(p), 240/11(p), 242/1(2p), 242/1/3 Opp. Saraswati School, Off. Ghodbunder Road, lying, being and situated within the Village limits of Kaveras, Taluka Thane & District Thane in Registration and Sub - Registration District of Thane having an aggregate area of 8940 sq. mtrs bounded as follows:

On the East by: Tower 4 Jacaranda

On the West by: Sukur Residency and TMC Reservation

On the North by: Podium

On the South by: 40 mtrs wide Road

Together with all such constructions, buildings and appurtenances built thereon or to be built thereupon in the structure known as Tower - V - Di vita in the Project Soham Tropical Lagoon.

DETAILS OF SALE

Name of Borrower/ Mortgagor	Description of Property/s	Date & Time of e-Auction	Auction Sale Details:	Date & Time for Bid Submission
M/s Soham Estates	As per SCHEDULE - I	31.01.2024	Reserve Price: RP (Rs. in Figures) 53 Crs RP (Rs. in Words) Rupees Fifty-Three Crores Only * Price below which the Flat/Property/s will not be sold	On: 30.01.2024 Before: 4:00 pm
		Time: From: 11:00 am to 12:00 noon with unlimited extensions of 5 minutes each	Earnest Money Deposit (EMD): EMD (10% of RP) (Rs. in Figures) 5.3 Crs EMD (10% of RP) (Rs. in Words) Rupees Five Crores Thirty-Lacs Only Bid Increment Amount: Rs. 10,00,000/- (Rupees Ten Lacs Only)	Date of Inspection of the Property: With prior appointment only Between: 1:00 pm to 3:30 pm Contact Person Details & Mob. Nos.: Mr. Ankit Surana Mob no - 771885589 (Email - ankit.surana@axisfinance.in) Mr. Swapnil Tiwari Mob no - 9820063208 (Email - swapnil.tiwari@axisfinance.in)

For detailed terms and conditions of sale, please refer to the link provided in the following websites i.e. <https://sarasai.auctiontiger.net/EPROC/> and <https://www.axisbank.com/auction-notices/>.

STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8 (6) / RULE 9 (1) OF SECURITY INTEREST (ENFORCEMENT) RULES 2002.

This may also be treated as notice under Rule 8(6) and Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to the borrower/s, guarantor/s and mortgagor/s of the said loan about the holding of E-Auction Sale on the above mentioned date.

Date: 15th January, 2024

Place: Mumbai

Sd/-
Authorized Officer
Axis Finance Limited



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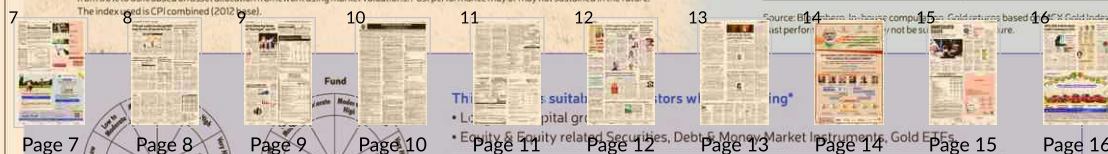
Balancing Opportunities

Rolling 3YR CAGR			
% Occurrences with returns at	<0 pct	0-8 pct	>8pct
Nifty 50	2.8	24.4	72.8
Multi-Asset Portfolio	0.0	32.7	67.3

Back testing of the proposed portfolio says that the addition of Gold and Debt to Equity demonstrates that the occurrence of a loss is eliminated when you hold your investment for at least 3 years, and also the portfolio has a high frequency of delivering inflation beating returns. Average inflation during this period has been 6.43% per annum.

Source: Bloomberg; Computation: In-house. Data from Jan 2010 to Sep 2023. Rolling Returns calculated on a daily basis. Multi-asset portfolio considers theoretical allocation of 25% to Gold, 10% to 3YF-Gsecs and the rest towards Nifty 50. Equity allocated to Nifty 50. The index used is CPI combined (2012=100).

Section I



can to Invest Now



*Investors should consult their financial advisers if in doubt about whether the product is