



KATARE SPINNING MILLS LIMITED

"KATARE COMPLEX" , 14/30, RAVIWAR PETH,
2nd WING, GROUND FLOOR, GANDHI NAGAR,
AKKALKOT ROAD, SOLAPUR- 413 005
MILL - "KAMALA NAGAR", TAMALWADI. Tal. TULJAPUR.
OFFICE : 0217-2378555
Email : katar spinningmills@gmail.com
CIN : L17119PN1980PLC022962

Ref. No. KSM-106 /2024-25

08.02.2025

To
Department of Corporate Services,
Bombay Stock Exchange Ltd,
Floor No. 25 PhirozJeejeebhay Towers,
Dalal Street,
Mumbai- 400 001
BSE Scrip Code: 502933

SUB: NEWSPAPER ADVERTISEMENT - FINANCIAL RESULTS

Dear Sir/Madam,

Please find enclosed herewith the newspaper advertisement with regards to the Financial Results of the Company for the quarter and nine months ended December 31, 2024, published on Saturday February 08, 2025 in the following newspapers:

1. Financial Express (English)
2. Tarun Bharat, Solapur (Marathi)

This information is being submitted pursuant to Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.

Please take the aforesaid on your records and acknowledge the receipt.

Thanking you,
Yours faithfully,

FOR KATARE SPINNING MILLS LIMITED

KISHORE KATARE
Managing Director
(DIN: 00645013)



Add: 14/30 Ground Floor, B Wing, Katare Complex,
Gandhinagar, Bl. No. 10 Solapur-413006



कटारे स्पिनिंग मिल्स लिमिटेड,

नोंदणीकृत कार्यालय, 14/30, बी. विंग तळमजला गांधीनगर, अक्कलकोट रोड, सोलापूर - 413006

CIN:L17119PN1980PLC022962

31 डिसेंबर 2024 रोजी संपलेल्या तिमाही आणि नऊ महिन्यांच्या अलेखापरीक्षित
आर्थिक परिणामांचे स्टेटमेंट

(रु. लाखांत)

अ. क्र.		तिमाही समाप्त / चालू वर्ष समाप्त 31 डिसेंबर 2024 (विनालेखित)	मागील वर्षात संबंधित 3 महिने संपले 31 डिसेंबर 2023 (विनालेखित)	नऊ महिने/ चालू वर्षाचा शेवट 2024 (विनालेखित)	वर्ष ते तारीख आकडे/मागील वर्ष समाप्ती 31 मार्च 2024 (ऑडिट केलेले)
1	ऑपरेशनमधून एकूण उत्पन्न	210.88	157.47	373.06	400.47
2	निव्वळ नफा / (तोटा) कालावधीसाठी (कर आधी, अपवादात्मक आणि/किंवा असाधारण आयटम)	(41.06)	(0.35)	(130.18)	(206.05)
3	करपूर्वीच्या कालावधीसाठी निव्वळ नफा/ (तोटा) (अपवादात्मक आणि/किंवा असाधारण आयटम नंतर)	(41.06)	(0.35)	(130.18)	(206.05)
4	करानंतरच्या कालावधीसाठी निव्वळ नफा / (तोटा) (अपवादात्मक आणि/किंवा असाधारण आयटम नंबर)	(41.06)	(0.35)	(130.18)	(187.30)
5	कालावधीसाठी एकूण सर्वसमावेशक उत्पन्न या कालावधीसाठी नफा/(तोटा) (करानंतर) आणि इतर सर्वसमावेशक उत्पन्न (करानंतर)	(41.06)	(0.35)	(130.18)	(187.30)
6	इक्विटी शेअर कॅपिटल	285	285	285	285
7	मागील वर्षाचा लेखापरीक्षित ताळेबंदात दाखवल्याप्रमाणे राखीव (पुनर्मुल्यांकन राखीव वगळून)	--	--	--	--
8	प्रति शेअर कमाई (प्रत्येकी रु. 10/- दर्शनी मूल्य) (चालू आणि बंद केलेल्या ऑपरेशन्ससाठी) - 1. मूलभूत: 2. पातळ केलेले:	(1.44) (1.44)	(0.01) (0.01)	(4.57) (4.57)	(6.57) (6.57)

टीप : अ) उपरोक्त SEBI (सूचिवध्द दायित्वे आणि प्रकटीकरण आवश्यकता) विनियम 2015 च्या अंतर्गत स्टॉक एक्सचेंजमध्ये 31 डिसेंबर 2023 रोजी संपलेल्या तिमाहीसाठीच्या आर्थिक निकालांच्या तपशीलवार स्वरूपाचा उतारा आहे. वित्तीयचे संपूर्ण स्वरूप 31 डिसेंबर 2024 रोजी संपलेल्या तिमाहीचे निकाल स्टॉक एक्सचेंज (s) www.bseindia.com च्या वेबसाईटवर आणि कंपनीच्या www.katarespinningmillslimited.com वर उपलब्ध आहेत.

ब) वरील आर्थिक परिणामांचे लेखापरीक्षण समितीने पुनरावलोकन केले आहे आणि कंपनीच्या संचालक मंडळाने 06 फेब्रुवारी 2025 रोजी झालेल्या बैठकीत मान्यता दिली आहे.

ठिकाण : सोलापूर

तारीख : 06/02/2025

कटारे स्पिनिंग मिल्स लिमिटेड, करिता
सही /- किशोर ति. कटारे
(DIN- 00645013)

PUBLIC NOTICE

Title Verification for Lost of Original Document & Receipt
Public at large is hereby informed that, SMT. MANJUDEVI JAYSWAL R/at: Holkarwadi, Pune is the owner of the property which is described in schedule here under, which is registered on name of Shivbala Runda Baza Jayswal and Mr. Rajendra Jaysingh Divkar which is Registered at Haveli No 12 at Sr.No 6623/2012 on dated 03rd Sep. 2012. At that time my client has lost and misplaced Original Document & Registration Receipt, of Sale Deed which is duly registered between Mr. Bhivaji Pagaru Karhe, Mrs Sumal Bhivaji Karhe and Mr. Rajendra Jaysing Divkar which was registered in the office of the Sub Registrar Haveli No. 6, Pune at Sr. No. 8057/2010. Which is not found and not traceable. If anybody finds above mentioned documents kindly return the same below address. if any persons/has any right, title or interest in the said property or part of it in whatsoever manner, by way of lien -lease, Agreement, Attachment, Gift, sale, transfer, Charge of Mortgage and or any other way, they should inform me within Seven (07) days from this notice Publication along with related all original documents, failing which our client will presume that the said property is free from all any encumbrances. Which kindly be noted.
Schedule:- All that Piece and Parcel Of Gaothan Milkat No 251/1B, approximately land 570 Sq.Ft which is situated at village Holakarwadi, Taluka- Haveli, District- Pune.
Place-Pune
Date-6th Feb, 2025.
ADV. VAIBHAV D. NAGARGOJE
Add:- Sr No 34, Building No-A2, Dutthachaya Apartment, Mohannagar, Dhankawadi, Pune -411043. Mob-7209 302 302 Email -adv.vaibhav302@gmail.com

केनरा बँक Canara Bank

Recovery Section, Regional Office, Pune 1 :
Premium Point Building, 4th Floor, Jangli Maharaj Road,
Opp. Modern High School, Shivaji Nagar, Pune 411005
Email : recropune@canarabank.com, Ph : 020-25512118
Pune Hadapsar Bankar Colony Branch

Final Reminder Cum Auction letter For NPA Agricultural Gold Loan (NF 1033)

Date : 06-Feb-2025
Uday Vijay Sardeshmukh, Plot No. 17, Sr. No. 49, Rajashri Colony, Road No. 1, Mayur Hotel Galli, Niramay Hospital Wadgaon Sheri, Pune-411014,
Ref No. : Notice3/96398

Dear Sir / Madam,
Sub : Gold Loan A/c No. 180166621489 dated 31-March-2023 for Rs. 2,12,000.00/-

Please refer to our Letter No. Notice2/57238 dated 29 February 2024 advising you to maintain adequate margin/regularize your captioned loan account. In consideration / securing the subject credit facility, you have executed the following documents NF 497 Application-Cum letter of Pledge for Loan/Overdraft (OD) against Gold Jewellery
You have acknowledged your liability under the said credit facility by your letter dated 15-August -2024
Now there is due and payable by you to the bank under the credit / loan facility a sum of Rs. 2,46,549.00 inclusive of interest upto 05/02/2025
Despite repeated requests, you have failed and neglected to pay the said outstanding dues and interest thereof.

We hereby finally call upon you to pay to the bank the said sum of Rs. 2,46,549.00 with interest at % compounded quarterly / half yearly / monthly / from till payment within the 15 days from the date of receipt hereof, failing which the Bank will be constrained to sell the gold ornaments pledged by you with the Bank by following due procedure and appropriate sale proceeds to your loan account by conducting auction on the date and place as mentioned hereunder.

Date of Auction : 24 February 2025
Place of Auction : Canara Bank, Regional Office, Pune-1
Identification of Jewellery for auction is at the sole discretion of the Bank
Kindly Call on the undersigned for further information, if any required.
Yours faithfully,
SR. Branch Manager

केनरा बँक Canara Bank

Recovery Section, Regional Office, Pune 1 :
Premium Point Building, 4th Floor, Jangli Maharaj Road,
Opp. Modern High School, Shivaji Nagar, Pune 411005
Email : recropune@canarabank.com, Ph : 020-25512118
Pune Hadapsar Bankar Colony Branch

Final Reminder Cum Auction letter For NPA Agricultural Gold Loan (NF 1033)

Date : 06-Feb-2025
Omkar Rajendra Hingane, Sr. No. 79, Galli No. 2, Hingane Mala Navin Canal Hadapsar, Pune -411028
Ref No. : Notice3/96399

Dear Sir / Madam,
Sub : Gold Loan A/c No. 180140303814 dated 03 January 2023 for Rs. 46,000/-

Please refer to our Letter No. Notice2/57237 dated 29 February 2024 advising you to maintain adequate margin/regularize your captioned loan account.
In consideration / securing the subject credit facility, you have executed the following documents:
NF 497 Application-Cum letter of Pledge for Loan/Overdraft (OD) against Gold Jewellery
You have acknowledged your liability under the said credit facility by your letter dated 15-August -2024
Now there is due and payable by you to the bank under the credit / loan facility a sum of Rs. 57,316.00/- inclusive of interest upto 05/02/2025
Despite repeated requests, you have failed and neglected to pay the said outstanding dues and interest thereof. We hereby finally call upon you to pay to the bank the said sum of Rs. 57,316.00/- with interest at % compounded quarterly / half yearly / monthly / from till payment within the 15 days from the date of receipt hereof, failing which the Bank will be constrained to sell the gold ornaments pledged by you with the Bank by following due procedure and appropriate sale proceeds to your loan account by conducting auction on the date and place as mentioned hereunder.

Date of Auction : 24 February 2025
Place of Auction : Canara Bank, Regional Office, Pune-1
Identification of Jewellery for auction is at the sole discretion of the Bank
Kindly Call on the undersigned for further information, if any required.
Yours faithfully,
SR. Branch Manager

NOTICE

[mention Name of the Company SKF INDIA LIMITED
Registered Office : [mention Registered Office Address of the Company] Regd. Office, Chinchwad, Pune, Maharashtra, India -411033
(CIN:- L 29130PN1961PLC 213113)
NOTICE is hereby given that the certificate [s] for the undermentioned securities of the Company has/have been lost/misplaced and the holder[s] of the said securities / applicant[s] has/have applied of the Company to issue duplicate Certificate[s].
Any person who has a claim in respect of the said securities should lodge such claim with the Comany at its Registered Office within 15 days from this date, else the Company will proceed to issue duplicate certificate[s] without further intimation.
Released Holder Name Late Hargovind J. Shah.
Applicant Name Smt Hansa Hargovind Shah.
Name[s] of holder[s] Kind of Securities No. of Securities Distinctive number[s] Certificate No
Hargovind Jaashraj Shah and face value 420 11601201 - 11601620 3192
Hansa Hargovind Shah 10 Rs. [Name(s) of holders[s] / Applicant[s]
(Place) Date : Hansa Hargovind Shah
Pune 08 - 02 - 2025

KATARE SPINNING MILLS LIMITED
CIN: L17119PN1980PLC022962
REGD. OFFICE: 14/30 GROUND FLOOR, B WING, KATARE COMPLEX, GANDHINAGAR, BL. NO. 10 Solapur MH- 413006.
Email: katarespinnigmills@gmail.com

STATEMENT OF UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND NINE MONTHS ENDED DECEMBER 31, 2024
(₹ in lakhs)

Sr. No.	Particulars	Quarter ending/ Current Year ending December 31, 2024 (Unaudited)	Corresponding 3 months ended in the previous year December 31, 2023 (Unaudited)	Nine months Current Year ending December 31, 2024 (Unaudited)	Year to date Figures Previous Year ending March 31, 2024 (Audited)
1.	Total Income from Operations	210.88	157.47	373.06	400.47
2.	Net Profit / (Loss) for the period (before tax, Exceptional and/or Extraordinary Items#)	(41.06)	(0.35)	(130.18)	(206.05)
3.	Net Profit / (Loss) for the period before tax (after Exceptional and/or Extraordinary Items#)	(41.06)	(0.35)	(130.18)	(206.05)
4.	Net Profit / (Loss) for the period after tax (after Exceptional and/or Extraordinary Items#)	(41.06)	(0.35)	(130.18)	(187.30)
5.	Total Comprehensive Income for the period (Comprising Profit / (Loss) for the period (after tax) and Other Comprehensive Income (after tax))	(41.06)	(0.35)	(130.18)	(187.30)
6.	Equity Share Capital	285	285	285	285
7.	Reserves (excluding Revaluation Reserve) as shown in the Audited Balance Sheet of the previous year	-	-	-	-
8.	Earnings Per Share (Face Value of Rs. 10/- each) (for continuing and discontinued operations) - 1. Basic: 2. Diluted:	(1.44) (1.44)	(00.01) (00.01)	(4.57) (4.57)	(6.57) (6.57)

Notes:
a) The above is an extract of the detailed format of Financial Results for the quarter ended December 31, 2024 filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing obligations and Disclosure Requirements) Regulations, 2015. The full format of the Financial Results for the quarter ended December 31, 2024 is available on the websites of the Stock Exchanges/www.bseindia.com and on the website of the Company www.katarespinnigmillslimited.com
b) The above financial results have been reviewed by the Audit Committee and approved by the Board of Directors of the Company at its meeting held on February 06, 2025.

FOR KATARE SPINNING MILLS LIMITED
Sd/-
KISHORE KATARE
MANAGING DIRECTOR
(DIN- 00645013)

Place : Solapur
Date : 06.02.2025

यूनियन बैंक Union Bank of India
एकता सर्वोपरि एकता सर्वोपरि
A Government of India Undertaking

KARVE ROAD BRANCH PUNE
21/2, Karve Road, Pune-411 004

DEMAND NOTICE UNDER SEC. 13(2)

To
1a. 1 (a) **MS.Samruddhi Shivanand Hulyalkar**, Address – Flat 201 Manik Prabhu Appt Bhonde Colony Prabhat Road Pune- 411004
1b. **Mr. MRS. Savita Shivanand Hulyalkar (Co-Applicant)**, Address – Flat 201 Manik Prabhu Appt Bhonde Colony Prabhat Road Pune- 411004
1 (c) **Mr. Shivanand Pargonda Hulyalkar (Co-Applicant)**, Address – Flat 201 Manik Prabhu Appt Bhonde Colony Prabhat Road Pune - 411004
Sir/Madam,
Notice dated **28-10-2024** issued to you u/s 13(2) of the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002 by the Authorised Officer, Karve Road branch, was sent to you calling upon to repay the dues in your loan account/s with us at your last known address could not be served. Therefore, the contents of the said demand notice are being published in this newspaper.
The credit facilities/loan facilities availed by you have been classified as NPA on **29-01-2024**.
You have executed loan documents while availing the facilities and created security interest in favour of the Bank. The details the credit Facilities and secured assets are as under:
Credit facilities availed with outstanding amount as on **31-01-2024** are as follows: -

Type of Facility	Outstanding amount as on date of i.e. as on 29/10/2024	Un applied interest	Penal Interest (Simple)	Cost/Charges incurred by Bank.	Total dues
Education Loan 370006550069171	Rs. 14,71,454.00	1,07,335.00	0.00	0.00	15,78,789.00
Total outstanding amount Rs.15,78,789.00 (Rupees Fifteen Lakhs Seventy Eight thousand Seven Hundred Eighty Nine only)					

Secured Assets :
All that part and parcel Flat no 5-6 ,Manik Prabhu Apartment,Prabhat Final Plot No 56,Sub Plot No 3,T,P.Scheme No 1,Road,C.T.S No 40/3 ,Bhonde Colony, Off Karve Road ,Pune 411004 within the limit of Pune Municipal Corporation. Taluka Haveli ,District Pune
East : Flat No 5 South : Open Space and Staircase West : Open Space North: Open Space Therefore, you, No.1, as borrowers in terms of the aforesaid notice have been called upon to pay the aforesaid sum of **Rs.15,78,789.00 (Rupees Fifteen Lakhs Seventy Eight thousand Seven Hundred Eighty Nine only)** together with future interest and charges thereon within 60 days from the date of this publication. That on your failure to comply therewith we, the secured creditor, shall be entitled to exercise all or any of the rights under Section 13(4) of the Securitization and Reconstruction of Financial Assets & Enforcement of Security Interest Act 2002. In terms of Section 13(13) of the Act you shall not transfer the secured assets aforesaid from the date of receipt of the notice without Bank's prior consent. Please take note of the provisions of sub-section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

Yours faithfully,
AUTHORISED OFFICER

PUNJAB & SIND BANK
(A Govt. of India Undertaking)
Where Service is a way of life

BRANCH OFFICE: SHIVAJI NAGAR PUNE | ZONAL OFFICE: MUMBAI, FORT
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Statutory Sale Notice for sale of Immovable Assets under Rule 6(2) and 896) read with Rule 8 & 9 of Security Interest (Enforcement) Rules 2002 of SARFAESI Act Public Notice for E-Auction For Sale of Immovable property read with provision to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002
Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged / Charged to the Secured Creditor, the constructive/ physical/ symbolic possession of which has been taken by the Authorized Officer of the Punjab & Sind Bank, Secured Creditor, will be sold on "As is Where is", "As is what is", "Whatever there is" basis on the date as mentioned in the table herein below, for recovery of its dues to the Bank, Secured Creditor from the respective borrower(s) and guarantor(s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties/Assets. 1. The sale will be done by the undersigned through e-auction platform provided at the website: https://baanknet.com. 2. EMD & KYC will be done through portal https://baanknet.com.

Sl. No.	Name of the Borrower/Guarantor & Description of the mortgaged property along with status of Possession (Symbolic/Physical)	Demand Notice Date	Reserve Price	Property inspection Date & Time	Date/Time of E-Auction	QR Code for Property Image	QR Code for Location	QR Code for Service Provider
		Outstanding Amount (Rs) +future interest & other expenses thereon.	EMD amount and date Bid increment amt.					
1	Account Name: M/s Alvim Farms Pvt Ltd Directors/Guarantor: Prashanti Krishnarao Shitole, Vijaykumar Narayan Khedkar, Alok Chandrakumar Upadhyay Description of property 1: Flat No 6 on Second Floor Ashoka Classic at S No 48 Hissa No 2/1 Lay out Plot no 5 Behind Krishna Bazar Dryanesh Park Off Kate Puram Road Pimple Gaurav PCMC Pune 411027 Property owner -Mr Alok Chandrakumar Upadhyay (PHYSICAL POSSESSION) Description of property 2: Undivided share of open plot of land admeasuring 266 sq mtr carved out of 7000 sq mtr of Plot No A on S no 82/1A/1 Near Sai Chowk Opposite PWD Ground at Sangvi Tal Haveli Pune 411027 Property owner – Mr Prashanti Krishnarao Shitole (SYMBOLIC POSSESSION)	Notice Date: 31.12.2022 Rs. 1,42,23,099.52 as on 30.11.2022 + further interest and cost thereon from 01.12.2022	Property 1:- Rs.40.55 Lakhs. Property No.2: 122.35 Lakhs	20.02.2025 between 12:00 to 2:00 PM	25.02.2025 at 12:00 to 2:00			
		Balance O/s Rs.1,60,47,741/- as on 31.12.2024 plus further interest and cost thereon.	Property 1:- Rs.4,06,500/- Property No.2: 123,500/- By 24.02.2025 5:00 PM Rs.50,000/-					

Name and contact details of Authorised Officer: Name-Ms. Abhilaasha Dutta , Contact information +91 9886222644. E-Mail id: p1032@psb.co.in

TERMS & CONDITIONS:
1. The e-auction is being held on, "AS IS WHERE IS" AND "AS IS WHAT IS" AND "WHATEVER THERE IS" basis. In case the properties/ies is sold after taking Symbolic Possession of the properties , successful Bidder/s shall have to get Physical possession of the properties at his or her own cost, risk and responsibility. Though bank will facilitate in taking possession by obtaining order from competent authorities.
2. To the best of knowledge and information of the Authorised Officer, there is no encumbrance known to the Authorized officer that is persisting. However, the intending bidders should make their own independent inquiries and due diligences regarding the encumbrances, title of properties and claim rights/dues affecting the property & to inspect & satisfy themselves from the respective department/offices, before submitting the bid. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The properties is being sold with all existing and future encumbrances whether known or unknown to the bank. The Authorised officer/Secured creditor shall not be responsible in any way for any third party claims/rights/dues.
3. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid.
4. The interested bidders shall submit the EMD through web portal https://baanknet.com (the user id and password can be obtained free of cost by registering name with https://baanknet.com through login id and password. After registration by the bidder in the web portal, the intending bidder/purchaser is required to get the copies of following documents uploaded in the web portal before the last date of submission of bid. viz (i) copy of PAN card (ii) Proof of identification (KYC) viz self-attested copy of voter id/driving license/passport etc.
5. The interested bidder who require assistance in creating user id and password, uploading data, submitting bid, training on e-bidding process etc, shall contact M/s PSB Alliance Pvt. Ltd. having its registered office at Unit No. 1, third floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala east, Mumbai 400037, Helpline No. +918291220220, E-Mail id-support.BAANKNET@psballiance.com.
6. The interested bidders, who have submitted their EMD not below 10% of Reserve Price through online mode before time and date mentioned above, shall be eligible for participation in e-bidding process. The auction of the above properties would be conducted exactly on the scheduled date and scheduled time as mentioned above by way of inter-se bidding amongst the bidders. The bidder shall improve their offer in multiple of the amount mentioned in the column "Bid increase amount" against each property. In case the bid is placed in the last 5 minutes of the closing time of the e-auction, the closing time will automatically get extended for 5 minutes (subject to maximum of unlimited extension of 5 minutes each). The bidder who submits the highest bid amount (not below reserve price) on closure of e-auction process shall be declared as Successful Bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by Authorised officer/Secured creditor.
7. Neither the Authorised officer/Bank shall be liable for any internet network problem and the interested bidders to ensure that they are technically well equipped for participating in the e-auction event.
8. The purchasers shall bear the stamp duties/additional stamp duties/transfer charges, fees etc. and also all the statutory/non-statutory dues, taxes, rates, assessment charges, fees etc. Owed to anybody prior and future. Successful bidders have to comply with the provision of Income Tax regarding purchase of property and pay the tax to authorities as per applicable rates.
9. The Authorised officer is not bound to accept the highest offer and the Authorised Officer has the absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the e-auction without assigning any reason thereof.
10. 25% of sale price is to be paid immediately i.e., on the same day or not later than next working day including earnest money already deposited from the acceptance of bid price by the Authorised officer. In case of default, property shall be sold again.
11. Balance 75% of the sale price is to be paid on or before 15th day of the confirmation of sale of immovable property. In default of payment within the period mentioned above, the deposit shall be forfeited and property shall be resold and defaulting purchaser shall forfeit all claim to the property or to any part of the sum for which it may be subsequently sold.
THIS NOTICE IS ALSO TO BE TREATED AS 15 DAYS STATUTORY SALE NOTICE TO BORROWER AND GUARANTORS (L/Rs) UNDER RULE 8(6) SECURITY INTEREST (ENFORCEMENT) RULES, 2002.

Sd/-
Date: 06.02.2025 | Place: Pune
Authorised Officer, Punjab and Sind Bank

Saraswat Bank
Saraswat CO-OP Bank Ltd.

"Zonal Office, 8/3, Karve Road, Pune 04.
Recovery Department, 433/B/2, 2nd floor, Madhav Apartment Near Old Zilla Parishad Building, Pune 01.
Phone No : (020) 26062667, 26061955, 26061184, 26061185

POSSESSION NOTICE (For Immovable Property)
APPENDIX IV [Rule 8(1)]

Whereas The undersigned being the authorized officer of **SARASWAT CO-OPERATIVE BANK LTD** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13 (12) read with rule 8 of the Security Interest (Enforcement) Rules, 2002 issued a **Demand notice**. The borrowers having failed to repay the amount, notice is hereby given to the borrowers and the public in general that the undersigned has taken the **Physical Possession** of the property described herein below in exercise of powers conferred under section 13(4) of the said Act read with rule 8 of the said Rules on this dates mentioned in schedule. The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of **SARASWAT CO-OPERATIVE BANK LTD.**

DESCRIPTION OF THE IMMOVABLE PROPERTY				
Sr. No.	Name of the Borrower	Description of the Immovable Property	Demand Notice & Physical Possession Date	Total Dues
1.	1 Mr. Shinde Yogesh Bajarang (Borrower / Mortgagee) And 2. Mrs. Shinde Jyoti Yogesh (Co-borrower / Mortgagee)	All That piece and parcel of flat No.4 admeasuring about 395 sq. fts. i. e. 36.71 sq. mtrs. (carpet) on the second floor of building known as Aman Enclave constructed on the land admeasuring 2100 sq.mtrs, out of S.No.37/1,Plot No. 29, Hissa no 1 of Mouje Dhanori, Tal. – Haveli, Dist. – Pune and within the limits of Pune Municipal Corporation and Registration District Pune Sub – District, Tal – Haveli	03.11.2022 & 07.02.2025	Rs. 38,80,149/- as on 18.10.2022 plus interest from 01.10.2022
2.	1 Mr. Sasane Sandeep Ramchandra (borrower) And 2. Mrs. Sasane Sanjeevani Ramchandra (Co-borrower) 3. Mr. Sasane Ramchandra Pandurang (Guarantor)	All That piece and parcel of land admeasuring 0 H 1 R i.e. 80.16 sq. mtrs. with construction of building carried out thoron comprising of ground plus upper floor admeasuring 58.90 sq. mtrs, out of Survey No. 79 Hissa No. 1B/2 +3 +4 +5 +6+7+2B/3/4 Hadapsar within Sub Registration Haveli, Registration District Pune and within the limits of Pune Municipal Corporation.	22.08.2022 & 03.02.2025	Rs. 12,77,012/- as on 18.08.2022 plus interest from 01.08.2022

Date : 08.02.2025
Place : Pune
Authorized Officer
Saraswat Co-op Bank Ltd.

VASTU HOUSING FINANCE CORPORATION LTD
HOUSING FINANCE
Branch Address: Office no 102, 2nd floor, Mayfair Towers Phase 2, Sr no 26/27 and 28, Cts no 28 Plot no 1 and 3, Bhamburda, Sangamwadi Rd, Wakadewadi, Shivajinagar, Pune, Maharashtra 411005

Registered Address: Unit No-203 & 204, 2nd Floor A wing Navbhari Estate Zakaria Bunder Marg Road Sarni West, Mumbai -400 015, India

NOTICE OF SALE OF IMMOVABLE PROPERTY UNDER PRIVATE TREATY
Sale Notice for sale of immovable properties by way of Private Treaty in exercise of the powers under the Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 (SRAEASI Act) and pursuant to the possession taken by the Authorised Officer under the said Act and Security Interest (Enforcement) Rules, 2002 ("Rules") for recovery of the secured debts. Whereas, the undersigned being the Authorized Officer of the Vastu Housing Finance Corporation Limited., under the SRAEASI Act, 2002 and in exercise of powers conferred under section 13(2) read with rule 9 of the Security Interest (Enforcement) Rules, 2002, issued a date of demand notice calling upon the borrowers to repay the amount and discharge their loan liability in full as mentioned in the notice within 60 days from the date of said notice.
As the borrowers failed to repay the loan amount within stipulated time, the Authorized Officer of Vastu Housing Finance Corporation Limited has taken physical possession of the immovable property mentioned below and proceeded to sell the said secured asset, by adopting methods as mentioned in Rule 8(5) read with rule 9 of the Rules.
The Authorized Officer of Vastu Housing Finance Corporation Limited, had already conducted Auctions for selling the said secured, but the same were unsuccessful. As such, the Authorized officer has now received an offer from buyer(s) who is/are interested to buy the secured asset for the price mentioned as Reserve Price in the table below. Hence, notice is hereby given to the public in general and in particular to the borrower(s), that if the total outstanding dues in the aforesaid loan account are not paid within Fifteen (15) Days from the date of this publication of this notice, the below mentioned secured asset mortgaged in favour of Vastu Housing Finance Corporation Limited shall be sold on **24-02-2025** on "as is where is", "as is what is" and "whatever there is", basis, by way of "Private Treaty" for recovery of dues in terms of the provisions of SRAEASI Act under Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002).

Sr. No	Loan A/c. No and Branch	Name of Borrower(s) / Co-borrower(s)/Legal Heir(s) / Legal Representative/ Demandor(s)	Amount as per Demand Notice & Date of Demand Notice	Reserve Price	Earnest Money	Description of the Immovable Property
1	HL000000 0017609	Amol P Khandve (Borrower), Supriya Amol Khandve (Co-Borrower)	Rs.1895783/- as on 5-May-2022 Date: 19-May-2022	Rs.1250000/- (Rupees Twelve Lakh Fifty Thousand Only)	Rs. 125000/- (Rupees One Lakh Twenty Five Thousand Only)	Flat no 207, 2nd Floor Jadhav Complex S No 272 Hissa no 2/3/2 Sathe Vasti lane no 2 Nr Uttreshwar Tarun Mandal Lhgaon Pune City Maharashtra 411047
2	HL000000 0018088	Amol P Khandve (Borrower), Supriya Amol Khandve (Co-Borrower)	Rs. 1863436/- as on 5-May-2022 Date: 19-May-2022	Rs.1250000/- (Rupees Twelve Lakh Fifty Thousand Only)	Rs. 125000/- (Rupees One Lakh Twenty Five Thousand Only)	Flat no 201, 2nd Floor Jadhav Complex S No 272 Hissa no 2/3/2 Sathe Vasti lane no 2 Nr Uttreshwar Tarun Mandal Lhgaon Pune City Maharashtra 411047

The attention of the above-mentioned borrowers are invited to the provisions of sub-section (8) of Section 13 of the Act, in respect of time available to redeem the secured assets.
Terms & Condition for sale of property through private treaty are as under:
1. Sale shall be strictly conducted in accordance with the provisions of SRAEASI Act/ Rules. The Sale under Private Treaty shall be on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS".
2. The purchaser shall be required to deposit earnest money deposit of the sale consideration on the next working day of receipt of VHFC's acceptance of offer for purchase of property and the remaining amount shall be paid within 15 days thereafter.
3. The purchaser shall deposit 10% of the offered amount along with application which shall be adjusted against earnest money deposit to be made as per clause (2) above.
4. Failure to remit the amount as required under clause (2) above, shall cause forfeiture of amount already paid including 10% of the amount paid along with application.
5. In case of non-acceptance of offer of purchase by VHFC, the amount of 10% paid along with the application shall be refunded without any interest.
6. The property is being sold with all the existing and future encumbrances whether known or unknown to VHFC. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/rights/dues.
7. The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorised Officer/ Secured Creditor in this regard at a later date.
8. VHFC reserves the right to reject any offer of purchase without assigning any reason.
9. In case of more than one offer, VHFC shall accept the highest offer, if highest bidder fails to deposit the remaining amount; then VHFC may request & accept the second highest offer.
10. The interested buyers can approach the Authorised Officer: Mr. Harshal Jagtap, Mobile No.: 9822993999 during working hours (10 am to 6 pm) from Monday to Saturday)
11. The purchaser shall bear the applicable TDS, stamp duties/additional stamp duty /transfer charges, etc and also all the statutory/non-statutory dues, taxes, rates, assessment charges, fees, etc. owing to anybody.
12. Last date of receipt of offer shall be **22-02-2025 by 05.00 pm**. Offers can be submitted at Branch Office.
Place: Pune
Date: 08-02-2025
Sd/- Authorized Officer
Vastu Housing Finance Corporation Limited

अण्णासाहेब मगर सहकारी बँक मर्यादित
६८०/४ ब, लांडेवाडी, भोसरी, पुणे - ४११ ०३९.
☎ : ०२०-२५८०५१३ टेलिफॅक्स : ०२०-२५८०५१२
• Visit us : www.amsbank.in • E-mail : amsbankbr@gmail.com

स्थावर मालमत्ता जाहीर लिलावाने विक्री करण्याचा जाहीरनामा (तिसरा लिलाव)

तमाम लोकांस कळविण्यात येते की, खालील थकबाकीदार, सहकर्जदार व त्यांचे जामीनदार यांनी संस्थेकडून घेतलेल्या कर्जाची परफेक्ट न केल्यामुळे मा. विशेष वसुली व विक्री अधिकारी अण्णासाहेब मगर सहकारी बँक मर्या. पुणे मुख्य कार्यालय: 680/4ब,लांडेवाडी, भोसरी, पुणे-411039 यांनी त्यांचे विरुद्ध म.स. संस्था अधिनियम 1960 चे कलम 101 अन्वये मिळालेल्या दाखल अनुसरून म.स. संस्था अधिनियम 1960 चे कलम 1961 मधील नियम क्र. 107 व त्याखालील उपनियमाद्वारे खालील तपशिलातील सहकर्जदार व जामीनदार यांची स्थावर मालमत्ता जाहीर लिलावाने जशी आहे तशा परिस्थितीत विक्री करण्याचे ठरविले आहे.

थकीत कर्जदार व जामीनदारांचे नाव व पत्ता	दिनांक 31/01/2025 रोजी कर्जाची एकूण येणेबाकी	स्थावर मालमत्तेचे वर्णन व क्षेत्रफळ	लिलाव मालमत्तेचे मंजूर वाजवी मूल्यांकन	लिलावाची दिनांक, वार व वेळ
1. श्री. दिपक कृष्णा जगताप पत्ता - र शे हाऊस नं 18, न्यू त्रिमुर्ती हौ. सोसा, जी ब्लॉक, संभाजीनगर चिंचवड पुणे 411019 2. श्री. थोरे प्रविण सिताराम पत्ता -स. नं. 8 रजनीगंधा हौ. सोसायटी, वाल्हेकरवाडी रोड, चिंतामणी मंदिर शेजारी, चिंचवड, पुणे - 411033 3. श्री. जगताप संजयकुमार कृष्णा पत्ता- न्यू त्रिमुर्ती हौ. सोसा, शे.हाऊस नं. 178, प्लॉट नं. 2, जी ब्लॉक, बजाज शाळेजवळ, संभाजीनगर, चिंचवड, पुणे- 411019	रु. 95,44,871.76/- अधिक त्यापुढील व्याज	गाव मौजे सुस ता. मुळशी, जि. पुणे येथील मिळकत स नं. 87/1अ मिळकती मधील प्लॉट नं 41 व 42 या मिळकतीवर बांधलेल्या भैरवी अपार्टमेंट या नावाने ओळखल्या जाणाऱ्या इमारतीमधील चौथ्या मजल्यावरील सदनिकां. 401 यांसी सेलेबल क्षेत्र 556 चौ.फुट हि मिळकत (मालकी हक्क श्री. जगताप दिपक कृष्णा)	रु. 41,57,000/-	लिवाव दिनांक24/02/2025 सोमवार रोजी सकाळी 11.30 वाजता ठिकाण - अण्णासाहेब मगर सहकारी बँक लि. पुणे भोसरी मुख्य कार्यालय 480/4ब, लांडेवाडी, भोसरी पुणे - 411039
		गाव मौजे सुस ता. मुळशी, जि. पुणे येथील मिळकत स नं. 87/1अ मिळकती मधील प्लॉट नं 41 व 42 या मिळकतीवर बांधलेल्या भैरवी अपार्टमेंट या नावाने ओळखल्या जाणाऱ्या इमारतीमधील चौथ्या मजल्यावरील सदनिकां. 402 यांसी सेलेबल क्षेत्र 560 चौ.फुट हि मिळकत (मालकी हक्क श्री. जगताप दिपक कृष्णा)	रु. 41,57,000/-	लिवाव दिनांक24/02/2025 सोमवार रोजी सकाळी 11.30 वाजता ठिकाण - अण्णासाहेब मगर सहकारी बँक लि. पुणे भोसरी मुख्य कार्यालय 480/4ब, लांडेवाडी, भोसरी पुणे - 411039