YES BANK

Registered & Corporate Office : Yes Bank Limited, Yes Bank House, Off Western Express Highway, Santacruz East, Mumbai - 400055.
Branch Office : YES BANK Limited, Retail Legal (RL), WS No. 0155 to 0157, Second Floor, Unit No. G/3, 102-103, C.G.Centre, C.G.Road, Ahmedabad - 380 009
Branch Office: Shop No. 3A & 3B, Ground Floor, "Nilamber Primero", Near Nilamber Circle, Vasna Bhayli Road, Vasna, Vadodara - 391410.
Branch Office : Yes Bank Limited, 3rd Floor, Nath Edifice, Jilla Panchayat Chowk, Race Course, Rajkot
Branch Office : Yes Bank Limited, 1st Floor, Orbit Tower, Opp. Krushi Bazar, Sahara Darwaja, Ring Road, Surat - 395003.
CIN : L65190MH2003PLC143249, **Email :** communications@yesbank.in, **Website :** www.yesbank.in

PUBLICATION OF NOTICE U/S 13 (2) OF THE SARFAESI ACT

Notice is hereby given that the under mentioned borrower(s)/ guarantor(s)/ mortgagor(s) who have defaulted in the repayment of principal and interest of the loan facility obtained by them from the Bank and whose loan accounts have been classified as Non Performing Assets (NPA). The notices were issued to them under Section 13(2) of the Securitization and Re-construction of Financial Assets and Enforcement of Security Interest Act 2002 (SARFAESI Act) and hereby informed by way of this public notice.

S. No.	Name of Borrowers, Co-borrowers, Mortgagors	Agreement No. & Type of Loan	O/s. As Per 13(2) Notice	Date of 13(2) Notice & NPA Date
1	**MOHNISH NITINBHAI CHAUHAN** as the "Borrower and Mortgagor" & **BHAVISHA MOHNISH CHAUHAN** as the "Co-Borrower and Mortgagor"	AFH001100291223 AFH	**Rs. 1397649.94/-** (Rupees Thirteen Lakh(s) Ninety Seven Thousand Six Hundred Forty Nine And Paise Ninety Four Only) as on **06-07-2026**	06.07.2026 01.07.2026
	All that pieces and parcel of Flat no. A/303 on the 3rd Floor of the building "A" of the building know as "SHANTINATH BUILDING" of the Society know as "SHANTINATH CO.OP.HOUSING SOCIETY LTD" of which the super built up area of the flat admeasuring to 62.24 sq.mtrs. and the built up area admeasuring to 49.51 sq.mtrs. Constituting of the N.A land bearing Revenue Survey no. 702/4, 346 T.P.scheme no. 13 Final Plot no. 187, 188 total admeasuring 2027 sq.mtrs. of which society constructed on Final Plot no. 188 situated at Moje Village :Adajan Sub District and District Surat.			
2	**MARIYAM SAMIM KAJI** as Borrower & Mortgagor", & **KAJI SAMIM SEKGAFAFAR** as the "Co-Borrower & Mortgagor"	MOR001100581560 & MOR001100576608 MOR	**Rs. 2266821.20/-** (Rupees Twenty Two Lakh(s) Sixty Six Thousand Eight Hundred Twenty One And Paise Twenty Only) as on **06-07-2026**	06.07.2026 01.07.2026
	All that piece and parcels of the land bearing Shop No. 6, Built up area admeasuring 24.00 sq.mtrs, Carpet area admeasuring 23.00 sq.mtrs. a Ground Floor of building type 'A' of "E-voq" situated at Revenue survey no. 87/2, Block No. 128 having admesuring 13456.00 sq.mtrs., T.P.Scheme No. 9(Palanpore-Bhesan), final Plot No. 69 having admeasuring 9419.00 square meter paiki approved plan sub-plot no. 'A' having admeasuring 1512.00 sq.mtrs. at Village Palanpore, Sub-Dist. Surat(Adajan), Dist. Surat			
3	**Ahir Jayesh Bhai** as the "Borrower & Mortgagor" & **Ahir Heena Ben** as the "Co-Borrower"	MOR000901882786 MOR	**Rs.2704510.86/-** (Rupees Twenty Seven Lakh(s) Four Thousand Five Hundred Ten And Paise Eighty Six Only) as on **06-07-2026**	06.07.2026 01.07.2026
	All that piece and parcels of the land bearing Plot No. 148, admeasuring 61.87 sq.mtrs i.e. 666.00 sq.feet along with undivided share in the Road & COP in "Saraswati Park" situated at Survey no. 261 having admesuring 15277.00 sq.mtrs paiki rivised plot no. 148 at Village Gadkhol, Sub-Dist. Ankleshwar, Dist. Bharuch.			
4	**Jani Vishvjit Gautamkumar** as Borrower & Mortgagor", & **Shilpa Vishabhai Parmar** as the "Co-Borrower & Mortgagor"	HLN009801697530 & HLN009801718724 HLN	**Rs. 2914177.53/-** (Rupees Twenty Nine Lakh(s) Fourteen Thousand One Hundred Seventy Seven And Paise Fifty Three Only) as on **10-07-2026**	10.07.2026 07.07.2026
	All that parcel of immovable property Flat no. 301 on 3rd Floor admeasuring 60.19 sq.Mtrs Built-up area (Carpet area admeasuring 51.38 sq.mtrs. & Balcony Carpet area 1.06 sq. mtrs. Total admeasuring 52.44 sq. mtrs.) along with undivided sharein the land bearing Building Known as "Tulsi Patra-2" situated at Revenue Survey no. 12 paiki 1 & 12 paiki 2 having admeasuring Aekar 12-04 Guntha, Paiki plot no. 55 & 56 having admeasuring 452.62 sq. mtrs. Mouje Village: Ghanteshwar Registration District: Rajkot.			
5	**KSY PROJECTS** through its proprietor **Kalpesh Surendra Yadav** as the (Borrower) & **Kalpesh Surendra Yadav** as the (Co-Borrower & Mortgagor) & **Surendra Yadav** as the (Co-Borrower & Mortgagor)	18688900000703 LAP DOD	**Rs.4325271.29/-** (Rupees Forty Three Lakh(s) Twenty Five Thousand Two Hundred Seventy One And Paise Twenty Nine Only) as on **08-07-2026**	08.07.2026 30.06.2026
	Property-1: All that piece and parcel of the Residential of Raw House no.16 having plot admeasuring 49.50 sq.mtrs and Ground floor and first floor construction admeasuring 89.00 sq.mtrs (Super built-up) along with undivided proportionate share land of scheme known as ""HARINAGAR SOCIETY"", of the land owner 'Harinagar (Vavol) Owner Association' situated at N.A. land bearing Survey No. 238 Mouje Village :Vavol, Sub District & Dist: Gandhinagar. **Property-2:** All that piece and parcel of the Residential of Plot no.55 having admeasuring 216.84 sq.mtrs along with undivided proportionate share land admeasuring 68.14 Sq. Mts. total admeasuring 284.98 sq. mts. of scheme known as ""VAINKUTHDHAM"" situated at N.A. land bearing Amalgamated Block No. 221 admeasuring 15884.00 sq. mtrs. (Old Block No. 221 admeasuring 12444.00 sq.mtrs. & Old Block No. 222 admeasuring 3440 sq. mtrs.)Mouje Village : Lavarpur, Taluka: Gandhinagar, Dist: Gandhinagar.			
6	**SANJAY ARVINDBHAI SHAH** as the "Borrower & Mortgagor" & **SHAH RITU SANJAYKUMAR** as the "Co-Borrower & Mortgagor"	AFH000901579414 AFH	**Rs.21,04,686.58/-** (Rupees Twenty One Lakh(s) Four Thousand Six Hundred Eighty Six And Paise Fifty Eight Only) as on **10/07/2026**	10.07.2026 03.07.2026
	All That Piece And Parcel of Makan No. B-06 admeasuring 64.50 sq.mtrs. Ground floor admeasuring 52.00 sq. mtrs. and First Floor admeasuring 18.58 sq. mtrs. of Scheme known as "Mathura Nagari Society" situated at Revenue Survey no. 307/3, T.P.Scheme no. 1, Final Plot No. 41 admeasuring 2506 sq.mtrs. in the sim of padara nagar seva sadan Aakarni ward no. 4, Tenament No. 1004302/24, Construction since 2003 of Moje Village: Padra, Sub District & District- Vadodara.			
7	**SONAGRA RATILAL MAVJIBHAI** as the "Borrower & Mortgagor" & **SONGRA CHANDRIKABEN RATILAL** as the "Co-Borrower & Mortgagor"	MEF118301263583 MEF	**Rs.26,78,240.96/-** (Rupees Twenty Six Lakh(s) Seventy Eight Thousand Two Hundred Forty And Paise Ninety Six Only) as on **10-07-2026**	10.07.2026 03.07.2026
	Property-1: All Part and Parcel of the Commercial Property of First Floor Shop No. 5, admeasuring 18.59 sq mts. of ""Sadhna Complex"" Situated at Halvad City Survey No. 1965 paiki which is lying on Plot No. 4 land admeasuring 3213.80 Sq. mtrs. situated at Halvad, Ta - Halvad, Dist Morbi. **Property-2:** All Part and Parcel of the Commercial Property of First Floor Shop No. 6, admeasuring 18.58 sq mts. and Shop No. 7, admeasuring 18.58 sq mts. of ""Sadhna Complex"" Situated at Halvad City Survey No. 1965 paiki which is lying on Plot No. 4 land admeasuring 3213.80 Sq. mtrs. situated at Halvad, Ta - Halvad, Dist Morbi.			
8	**VASANT SHRIMALI** as Borrower & Mortgagor", & **MADHUBEN SHREEMALI** as the "Co-Borrower"	AFH000900637704 & AFH000900660700 AFH	**Rs. 754034.98/-** (Rupees Seven Lakh(s) Fifty Four Thousand Thirty Four And Paise Ninety Eight Only) as on **10-07-2026**	10.07.2026 05.07.2026
	All the piece and parcel of the property bearing Block No. C-83 having admeasuring 49.50 sq. mtrs. along with undivided share in the land admeasuring 27.00 sq.mtrs, total admeasuring 76.50 sq. mtrs. and as per approved plan construction admeasuring 33.92 sq. mtrs. scheme known as "Sayaji Township" Situated at Revenue survey no. 74, T.P Scheme no. 1, F.P no.78 having admeasuring 44785.00 sq.mtrs. paiki plot no. 2 having admeasuring 11733.00 sq. mtrs. paiki approved plan block No. C-83 in the sim of Moje Sayajipura Registration District Vadodara Vibhag-4 (Gorva) Sub District Vadodara.			
9	**(1) DN Jewellers** Through its Propeitor **Niraj Rameshchadra Panchigar (2) Bhartiben Rameshchandra Pachigar** (Mortgagor) **(3) Dipty Nirajkumar Panchigar** (Mortgagor) **(4) Rahul Niraj Panchigar** (Mortgagor) **(5) Niraj Rameshchadra Panchigar** (Mortagagor)	2158880 MIB	**Rs. 1,01,47,985.18/-** (Rupees One Crore One Lakh Forty-Seven Thousand Nine Hundred Eighty-Five and Eighteen Paise Only) as on **09-Jul-26**	10.07.2026 01.07.2026
	Property-1: For the Property bearing Office No: 206 on the 2nd Floor of the Buliding Known as "" SWASTIK Arcade"" situated at navapura, parsi Sheri, Constructed on bearing Ward No:3, Nondh Nos .: 146/A, 146/B, 147, 148 and 181 and it's area 68.8850 Square Metter, 27.2699 Square Metter, 99.4999 Square Metter, 52.6761 Square Metter and 33.4452 Square Metter Respectively and Total area is 281.7761 Square Metter of Surat city, Taluka: surat city, District : surat total admeasuring about Super Built up area 394.035 square Feet i.e.36.60 Square meters, built up area 197.018 Square feet i.e. 18.30 Square meters along with undivided proportionate Share in Underneath Land. **Property-2:** For the Property bearing Office No: 204/B on the 2nd Floor of the Buliding Known as "" SWASTIK Arcade"" situated at navapura, parsi Sheri, Constructed on bearing Ward No:3, Nondh Nos .: 146/A, 146/B,147,148 and 181 and it's area 68.8850 Square Metter, 27.2699 Square Metter, 99.4999 Square Metter, 52.6761 Square Metter and 33.4452 Square Metter Respectively and Total area is 281.7761 Square Metter of Surat city, Taluka: surat city, District : Surat total admeasuring about Super Built up area 592.00 square Feet i.e. 55.00 Square meters, Built up area 296.00 Square feet i.e.27.50 Square meters along with undivided proportionate Share in Underneath Land. **Property-3:** Flat No 303 Super built up area admeasuring 1415.00 sq. fts on 3rd floor together with undivided proportionate share in underneath land admeasuring 35.46 sq. mtrs. of "" Rameshwaram Residency"" Constructed on the land bearing Private Plot Nos. ""B"" part and ""C"" admeasuring 743.00 sq. mtrs of Rev S.No. 146/2, Part TP. Scheme No 4 (Umra-South) Original Plot No 192, FP No 107 situated at Athwa village Umra Surat sub District City 1-, Dist. Surat.			
10	**(1) Arjun Export** Through its Proprietor **Kantilal Desai (2) Desai Kantilal Govindbhai** (Mortagagor) **(3) Desai Kashyap Kantilal** (Mortagagor)	11784360 MIB	**Rs. 5,48,47,664.40/-** (Rupees Five Crore Forty-Eight Lakh Forty-Seven Thousand Six Hundred Sixty-Four and Forty Paise Only) as on **07-Jul-26**	10.07.2026 01.07.2026
	Property-1: All that pieces and parcels of immovable property comprising of Industrial open N.A. land admeasuring 1338-65 Sq. Mt. along with entire present and future construction thereon in the scheme of Plot No. 1 lying and situated at Revenue Survey No. 12 and 13 of Village Vadal of Junagadh Taluka and District. **Property-2:** All that pieces and parcels of immovable property comprising of Industrial open N.A. land admeasuring 836-95 Sq. Mt. along with entire present and future construction thereon in the scheme of Plot No. 2 lying and situated at Revenue Survey No. 12 and 13 of Village Vadal of Junagadh Taluka and District. **Property-3:** All that pieces and parcels of immovable property comprising of Residential Flat bearing No. B/307 having area admeasuring about 1225 Sq. Ft. (As per valuation report & Mortgage Deed) on 3rd floor of building named ""Amrut Palace"" constructed on N.A. land of Plot No. 2 paiki and 3 of ""Shree Amrut Palace Co. Op. Housing Society Ltd."" lying & situated at Revenue Survey No. 105 and 202/1 of Junagadh City-Taluka and District.			
11	**PARMAR BHAUTIKBHAI HARSUKHBHAI** as the "Borrower" & **HANSABEN HARSUKHBHAI PARMAR** as the "Co-Borrower & Mortgagor"	AFH009800842382 AFH	**Rs.2810894.96/-** (Rupees Twenty Eight Lakh(s) Ten Thousand Eight Hundred Ninety Four And Paise Ninety Six Only) as on **22-07-2026**	22.07.2026 14.07.2026
	All that piece and parcel of Property bearing Plot no.C/12/3-A admeasuring 63.13 sq.mtrs. and Constructed admeasuring 96.39 sq.mtrs of the society know as "SHREE ARYA NAGAR CO-OP. HOUSING SOCIETY LTD. (VIBHAG- C)" situated at Revenue Survey No.181, 182, 183 paiki T.P Scheme no.8 City Survey ward no.12 of Sub District and Distict Rajkot.			
12	**NIRAV JAYSUKHBHAI MASRANI** as Borrower & Mortgagor", & **NIKITABEN NIRAV MUSRANI** as the "Co-Borrower"	HLN001101647772 & HLN001101667324 HLN	**Rs.15310237.91/-** (Rupees One Crore Fifty Three Lakh(s) Ten Thousand Two Hundred Thirty Seven And Paise Ninety One Only) as on **22-07-2026**	22.07.2026 14.07.2026
	ALL THE PIECE AND PARCEL OF Flat no. 102 on 1st floor of Building no. B, admeasuring 3575 sq.ft. super built ap area and 196.34 sq.mtrs. built up area undivided share in the landadmeasuring 88.53 sq.mtrs. on the Building known as "RAJHANS ELITA" situated Revenue Survey no. 361+416, Block no. 343 admeasuring 88222 sq.mtrs., T.P. Scheme no. 14 (Pal), O.P. no. 10/2 & 70, F.P. No. 132, 134 & 177 paiki Final Plot no. 133 admeasuring 39643 sq.mtrs. paiki south side 21051 sq.mtrs., Sub Plot no. 02, Moje Village : Pal, Sub District: Adajan, Ditrict: Surat.			
13	**NIKUNJKUMAR RATILAL NAI** as the "Borrower & Mortgagor" & **RITABEN NIKUNJKUMAR NAI** as the "Co-Borrower & Mortgagor"	HLN000700771058 HLN	**Rs.3082090.79/-** (Rupees Thirty Lakh(s) Eighty Two Thousand Ninety And Paise Seventy Nine Only) as on **22-07-2026**	22.07.2026 14.07.2026
	All that the pieces and parcels of immovable property comprising of Residential Flat No. 702 admeasuring 75.47 Sq. Mt. Built-up area & 67.17 sq. mtrs. Carpet area, admeasuring 2.02 sq. mtrs. wash area, admeasuring 3.16 sq. mtrs. Balcony area along with undivided proportionate share in the land admeasuring 28.68 sq. mtrs. scheme known as "SHUBHAM FLORA" Building D, Situated at constructed on NA Land bearing Survey no. 201/2/1 having admeasuring 7214 sq, mtrs., T.P. Scheme no. 65, Final Plot No. 6/1 having admeasuring 4328 sq. mtrs. of Mouje: Saijpur-Bogha of Taluka: Asarva of District: Ahmedabad.			
14	**ACHHRA SUNILKUMAR SOBHRAJ** as the "Borrower" & **ACHHRA NITA SUNILKUMAR** as the "Co-Borrower & Mortgagor"	MIC000702128868 MLAP	**Rs.3992941.42/-** (Rupees Thirty Nine Lakh(s) Ninety Two Thousand Nine Hundred Forty One And Paise Forty Two Only) as on **22-07-2026**	22.07.2026 14.07.2026
	All that the pieces and parcels of immovable property bearing Unit/Shop No. 307 on 3rd floor having admeasuring 32.02 Sq. Mt. along with undivided proportionate share in the land of scheme known as "NANSHA MARKET" Situated at City Survey no. 303/B paiki and Municipal tenament no. 0115-45-0526-0001-C of Ward: Railwaypura of Sub District and District: Ahmedabad.			
15	**SHRIVASTAV AJAYKUMAR GOVINDBHAI** as the "Borrower & Mortgagor" & **SHRIVASTAV BHAVIKABEN AJAYKUMAR** as the "Co-Borrower & Mortgagor"	AFH053301861501 AFH	**Rs. 2540436.79/-** (Rupees Twenty Five Lakh(s) Forty Thousand Four Hundred Thirty Six And Paise Seventy Nine Only) as on **22-07-2026**	22.07.2026 14.07.2026
	All that the pieces and parcels of immovable property bearing Plot No. 25 having admeasuring 60.00 Sq. Mt. i.e. 645.82 sq. feet and construction admeasuring 103.44 sq. mttrs. along with undivided proportionate share in the land of scheme known as "Satya Sai Nagar" Situated at Revenue Survey no. 404 of Sub District and District: Jamnagar.			
16	**PRAJAPATI RAMESH OTARAM** as Borrower & Mortgagor", & **Sinku Ramesh Kumar** as the "Borrower & Mortgagor"	AFH001101273965 & AFH001101218122 AFH	**Rs. 1032710.41/-** (Rupees Ten Lakh(s) Thirty Two Thousand Seven Hundred Ten And Paise Forty One Only) as on **22-07-2026**	22.07.2026 14.07.2026
	All that parcel of immovable property Flat no.303 on 3rd Floor Building no. C/1, admeasuring 379.61 sq.ft. Built up area i.e. 35.28 sq.mtrs. and 345 sq.ft. carpet area along with Undivided rights in the land common Road and COP of the scheme Known as "Shiv Drasti Residency" situared Revenue Survey no. 59/2, Block no. 67 admeasuring 12748 sq.mtrs. Draft T.P. Scheme no. 59 (Pardi Kande- Sachin-Kansad), O.P. No. 64, Final Plot no. 64 admeasuring 6941.43 sq. mtrs. residencial & admeasuring 707.57 sq. mtrs commercial, Total admeasuring 7649 sq.mtrs. in the sim of Village : Pardi Kande Taluka Choryasi & District: Surat.			
17	**JANAKKUMAR BABUBHAI LAKHANI** as the "Borrower & Mortgagor" & **VASANTBEN BABUBHAI LAKHANI** as the "Co-Borrower & Mortgagor"	AFH001100867748 AFH	**Rs. 1287525.04/-** (Rupees Twelve Lakh(s) Eighty Seven Thousand Five Hundred Twenty Five And Paise Four Only Only) as on **22-07-2026**	22.07.2026 14.07.2026
	All the piece and parcel of the property bearing Plot No. 125 (As per Passing Plan Plot No. C/125) having admeasuring 45.75 sq. mtrs. i.e. 54.66 sq. yard along with undivided share in the land and cop admeasuring 13.72 sq.mtrs Total admeasuring 59.47 sq. mtrs. scheme known as "VAIKUNTHDHAM ROW HOUSE" Situated at Revenue survey no. 386, Block No. 378 having admeasuring 15459 sq. mtrs. in the sim of Moje Kamrej, Sub District Kamrej and District Surat.			
18	**SEEMA AKHILESH MAURYA** as the "Borrower & Mortgagor" & **AKHILESH SATYAPRASAD MAURYA** as the "Co-Borrower & Mortgagor"	AFH001100891842 AFH	**Rs. 1529807.68/-** (Rupees Fifteen Lakh(s) Twenty Nine Thousand Eight Hundred Seven And Paise Sixty Eight Only Only) as on **22-07-2026**	22.07.2026 14.07.2026
	All the piece and parcel of the property bearing Flat no. 303 on the 3rd Floor of Building No A/1 having admeasuring about 51.50 Sq Mts Carper Area (Built up area 55.84 Sq.Mts) in the scheme known as "Lake City" Situated at constructed on NA Land bearing Revenue Survey no. 12, Block no.14 admeasuring about Hector 00-98-70 sq. mts of T.P. Scheme no. 32 admeasuring 6415 sq.mts. of Village Mouje: Karadva Ta. Surat City of Surat.			
19	**ASHIT DINESHBHAI MANDALIYA** as Borrower & Mortgagor", & **HONEY ASHIT MANDALIYA** as the "Co-Borrower & Mortgagor"	MOR000901323422, MOR000901329479, MOR000901340275 & MOR000901382840 MOR	**Rs. 30221718.05/-** (Rupees Three Crore Two Lakh(s) Twenty One Thousand Seven Hundred Eighteen And Paise Five Only) as on **22-07-2026**	22.07.2026 14.07.2026
	Property -1: All the piece and parcel of the property bearing Flat No. G/1 on ground floor having Built-up admeasuring 100.55 sq. mtrs. i.e. 1082 sq.feet along with undivided share in the land admeasuring 31.81 sq.mtrs, scheme known as ""SAUMIL APPARTMENT"" Situated at City survey no. 903 having admeasuring 1677.49 sq, mtrs. paiki South side Vidhya nagar Plot no. K/40 having admeasuring 836.88 sq. mtrs. in the sim of Moje Vallabh Vidhya Nagar, Sub District and District Anand. **Property-2:** All the piece and parcel of the property bearing Commercial Shop No. F/3 (103) on first floor having admeasuring 80.30 sq. mtrs. along with undivided share in the land admeasuring 34.064 sq.mtrs, scheme known as ""RADHA SWAMI SUKRUT"" Situated at City survey no. 665 having admeasuring 1029.00 sq, mtrs. paiki 994.00 sq. mtrs. in the sim of Moje Vallabh Vidhya Nagar, Sub District and District Anand. **Property-3:** All the piece and parcel of the property bearing Commercial Shop No. F/4 (104) on first floor having admeasuring 80.30 sq. mtrs. along with undivided share in the land admeasuring 34.064 sq.mtrs, scheme known as ""RADHA SWAMI SUKRUT"" Situated at City survey no. 665 having admeasuring 1029.00 sq, mtrs. paiki 994.00 sq. mtrs. in the sim of Moje Vallabh Vidhya Nagar, Sub District and District Anand. **Property-4:** All the piece and parcel of the property bearing Commercial Shop No. F/5 (105) on first floor having admeasuring 65.52 sq. mtrs. along with undivided share in the land admeasuring 27.795 sq.mtrs, scheme known as ""RADHA SWAMI SUKRUT"" Situated at City survey no. 665 having admeasuring 1029.00 sq, mtrs. paiki 994.00 sq. mtrs. in the sim of Moje Vallabh Vidhya Nagar, Sub District and District Vadodara. **Property-5:** All the piece and parcel of the property bearing Commercial Shop No. S/9 (209) on Second floor having admeasuring 39.41 sq. mtrs. along with undivided share in the land admeasuring 15.131 sq.mtrs, scheme known as ""RADHA SWAMI SUKRUT"" Situated at City survey no. 665 having admeasuring 1029.00 sq, mtrs. paiki 994.00 sq. mtrs. in the sim of Moje Vallabh Vidhya Nagar, Sub District and District Anand.			
20	**CHANCHARIYAWALA RITESHKUMAR ISHVARLAL** as Borrower & Mortgagor", & **CHANCHARIYAWALA SARLABAHEN RITESHKUMAR** as the "Co-Borrower"	HLN001101343179, HLN001101310751, HLN001101343221 & HLN001101310686 HLN	**Rs. 4695033.4/-** (Rupees Forty Six Lakh(s) Ninety Five Thousand Thirty Three And Paise Forty Only) as on **22-07-2026**	22.07.2026 14.07.2026
	Property-1: All the piece and parcel of the property bearing Flat No. 502 on the 5th Floor of the Building No: A having Buit-up admeasuring 96.62 sq. mtrs. i.e. 1040 sq. feet. & Super Built-up admeasuring 153.28.87 sq. mtrs. i.e. 1650 sq. feet. Undivided share in the land of ""OMKAR RESIDENCY"" Situated at Revenue survey no. 152, Block No. 11 having admeasuring 7790 sq. mtrs. and Revenue survey no. 153, Block No. 851 having admeasuring 7782 sq. mtrs. Total admeasuring 14172 sq. mtrs. paiki Sub plot no. 1 having admeasuring 3581.40 sq.mtrs in the sim of Moje Bhatpor, Sub District Choryasi and District Surat. **Property-2:** All the piece and parcel of the property bearing Flat No. 501 on the 5th Floor of the Building No: B/1 having Built-up admeasuring 66.80 sq. mtrs. i.e. 719 sq. feet. & Super Built-up admeasuring 105.99.88 sq. mtrs. i.e. 1141 sq. feet. Undivided share in the land of ""OMKAR RESIDENCY"" Situated at Revenue survey no. 152, Block No. 11 having admeasuring 7790 sq. mtrs. and Revenue survey no. 153, Block No. 851 having admeasuring 7782 sq. mtrs. Total admeasuring 14172 sq. mtrs. paiki Sub plot no. 1 having admeasuring 3581.40 sq.mtrs in the sim of Moje Bhatpor, Sub District Choryasi and District Surat.			
21	**S R PLASTICS INDUSTRIAL** Through its Proprietor **Gulamabbas Sadikali Mirza, Mirza Kausar Gulamabbas, Mirza Gulamabbas Sadikali** (Mortgagor)	10260079 MIB	**Rs. 18,84,345.19/-** (Rupees Eighteen lakh eighty four thousand three hundred forty five rupees and nineteen paise only) as on **27-Jul-26**	27.07.2026 01.05.2026
	All the pieces and parcels of immovable property comprising of Residential Flat No.101 admeasuring 64.89 sq. mt. (built-up area) on 1st floor bearing City survey No.1868/A-14, ward No.5 and sheet No.66, building known as Gadir Apartment constructed on leasehold plot No.2655, situated at Prabhudas Talav, Bhavnagar.			
22	**Gujarat Transport Corporation** Through its Proprietor **Dilipkumar K Agrawal, Dilipkumar Krishnakumar Agrawal** (Mortgagor)	33749512 MIB	**Rs. 17,25,530.74/-** (Rupees Seventeen lakh twenty five thousand five hundred thirty rupees and seventy four paise only) as on **16-Jul-26**	17.07.2026 28.06.2026
	All that Piece and Parcel of Commercial Office No. F-12, on 1st Floor of JAY LAKSHMI TOWERS, lying being land bearing R. S. No. 1580/A/4, T. P.Scheme No. 4, F.P.No.205, Adm.190.00 Sq. Ft (17.66 Sq. Mtr.), at Anand Ta & Dist-Anand within the State of Gujarat.			

The above borrowers and /or their guarantor(s)/mortgagor(s) (whenever applicable) are hereby called upon to make payment of outstanding amount within 60 days from the date of publication of this notice, failing which further steps will be taken after expiry of said 60 days under sub-section (4) of Section 13 of SARFAESI Act.
Furthermore, this is to bring to your attention that under Section 13 (8) of the SARFAESI Act, in case our dues together with all costs, charges and expenses incurred by us are tendered at any time before the date fixed for sale or transfer, the secured asset shall not be sold or transferred by us, and no further step shall be taken by us for transfer or sale of that secured asset.
Date : 01.08.2026, Place : Ahmedabad, Vadodara, Surat, & Rajkot **Sd/- Authorised Officer, Yes Bank Limited**

Ujjivan Small Finance Bank

Registered Office : Grape Garden, No.27, 3rd "A" Cross, 18th Main, 6th Block, Koramangala, Bengaluru-560095, Karnataka.
Regional Office: 7th Floor, Almonte IT Park, Sr.No. 8, Kharadi-Mundhwa Bypass, Village Kharadi, Pune 411014.

PUBLIC AUCTION NOTICE

PUBLIC NOTICE FOR SALE UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT (SARFAESI Act) 2002, READ WITH PROVISO RULE 8(6) & 9 OF SECURITY INTEREST (ENFORCEMENT) RULES 2002.

The undersigned as authorised officer of **Ujjivan Small Finance Bank Ltd.,** has taken possession of the following property in exercise of powers conferred under section 13(4) of the SARFAESI Act. The Borrower in particular and public at large are informed that Public auction of the mortgage property in the below mentioned account for realisation of dues of the Bank will be held on **"AS IS WHERE IS BASIS"** and **"AS IS WHAT IS BASIS"** on the date as prescribed as here under.

Sl. No.	Loan A/c No./ Branch	Name of Borrower/ Co-Borrower/ Guarantor/ Mortgagor	13(2) Notice Date/ Outstanding Due (in Rs.)	Date of Possession	Reserve Price in INR / EMD in INR
1	**4499210050000003 / 4499-BOTAD**	**1. Gohil Baldevbhai Dhirubhai, 2. Sumitaben Gohil** **Sr. No. 1 At:** Chamunda Mens Wear, Chushbu Complex, Shop No. 21, Opp. Modhavadj, Botad, Gujarat-364710 **Sr. No. 1 Also At:** 51 23, Bharvad Was, Bapu Na Bangla, Botad, Bhavnagar, Gujarat-364710 **Both At:** Plot No. 10 Paiki (Middle Part), Kashtbhanjan Ananddham-3, Opp. Raghu Nandan Gadhada Road, Botad, Bhavnagar, Gujarat - 364710	**21.06.2025 / Rs. 903002.59** as on 20.06.2025	**14.06.2026**	**Rs. 713000/-** **Rs. 71300/-**
		Description of the Immovable Property: All that piece and parcel of the immovable Property bearing Plot No. 10, area admeasuring about 100 Sq. Mtrs., Paiki middle part land admeasuring 42.87 Sq. Mtrs., together with construction thereon of area admeasuring 50.08 Sq. Mtrs., Revenue Survey No. 424/2 Paiki 2, situated at Village-Botad, Taluka- Botad & District-Botad, Gujarat. **Property bounded as under;** East: 3.43 Mt. this Side 6.00 Mt. Wide Road, West: 3.43 Mt. This Side Common Plot No. 2, North: 12.50 Mt. This side remaining land of this plot, South: 12.50 Mt. This side remaining land of this Plot, **Owned by** Gohil Baldevbhai Dhirubhai			
2	**4428210130000095 / 4428-UDHANA**	**1. Vijaybhai Nathubhai Pipale, 2. Sunita Vijaybhai Pipale** **Sr. No. 1 At:** 278, Swaminarayan Society, Sarthana, Jakatnaka, SIMADA, Surat City, Surat, Gujarat - 395006. **Sr. No. 1 Also At:** Rajrajeshwari Impex, 136, 3rd Floor, Gayatri Nagar, Nr. Rachana Circle, Surat, Gujarat - 395006. **Sr. No. 2 At:** 144, Divaliba Nagar, Soc. SIMADA Gam, Surat City, Varachha Road, Surat, Gujarat - 395006.	**12.08.2025 / Rs. 512427.37** as on 07.08.2025	**21.06.2026**	**Rs. 506000/-** **Rs. 50600/-**
		Description of the Immovable Property: All that right title and interest in Flat No. 406 admeasuring about 518 Sq. Ft. Super Build up, 29.46 Sq. mt. built up and 26.49 sq. mt. Carpet area situated on 4th Floor of Shivalik Residency constructed on land bearing Plot No. 135 to 142 of Shiv Residency - II organized on land bearing revenue survey No. 365 and 364 and its Block No. 314/K/1/1 of village Tatithaiya Sub District Palsana District Surat together with proportionate share in the said land. **The said property is surrounded by** - North: Adjoining Open Place, North: Passage + Flat No. 401, East: Lift, West: Flat No. 405. **Property Owned by** SunitaVijaybhai Piple & Vijaybhai Nathubhai Piple.			
3	**4430210130000012 / 4430-PARVAT GAM**	**1. Sunil Kumar Premnarayan Shukla, 2. Kshama Sunil Shukla** **Sr. No. 1 At:** B - 2, 15 SMC Quarter Uolpad Road Opp Shreeji Nagari Palampur Jakatnaka Adajan Surat Gujarat 395005 **Both At:** 34, Vishwakarma Society, Near Prem Bharti School, Ramnagar Rander Road, Bhesan, Surat, Rander, Gujarat - 395005	**24.11.2025 / Rs. 555139.54** as on 17.11.2025	**21.06.2026**	**Rs. 603000/-** **Rs. 60300/-**
		Description of the Immovable Property: All that piece and parcel of property bearing Flat No. 306 admeasuring about 37.91 sq. mt. built up and 62.82 sq. mt. super built up situated on the 3rd floor of "Ambika Residency" constructed on land bearing Plot No. 120, 121, 122, 123 and 124 each admaesuring about 69.70 sq. mt of 'Sony Park Housing Society - 2' organized on land bearing Revenue Survey No. 2, 4, 5, 11 - A, 12, 13 - A, 14, 15, 16, 39, 40 - A, 41, 42, 43, 157, 323 - A, 325 and 326 its Block No. 2 of Village: Tatithaya, Taluka, Palsana, Dist. Suart, Gujarat, together with proportionate share in the said land. **Boundaries:** East - Plot No. 89, West - Society Road, North - Plot No. 121, South - Plot No. 119. **Property owned by** Kshama Sunil Sukla and Sunilkumar Premnarayan Sukla.			
4	**4430210130000084 / 4430-PARVAT GAM**	**1. Ravi Richpal Saini, 2. Sumitra Richpal Saini** **Sr. No. 1 At :** M/s Manadee Industries, Plot No. 21/22, Maruti INO Estate, Opp. Dhamodhar Mill, At. Jolwa, Palsama, Dist. Surat, Gujarat - 394305 **Both At:** Plot No. 252, Flat No. 202, Marutinandan Appt., Udhana, Harinagar -2, Surat(M Corp + OG) (Part), Gujarat - 394210	**24.11.2025 / Rs. 870721.75** as on 17.11.2025	**21.06.2026**	**Rs. 772000/-** **Rs. 77200/-**
		Description of the Immovable Property: All the piece and parcel of the property bearing Plot No. 109 admeasuring 40.13 sq. meters (as per 7/12 admeasuring 40.15 sq. meters) along with construction thereon, known and identified as 'Swarg Villa' Situated at Revenue Survey No. 116/1, Block No. 122 admeasuring 16173 sq. meters N.A land of Village-Kareli, Tal-Palsana, Dist-Surat, Gujarat, **Boundries are** East: Plot No. 98, West: Road, North: Plot. 110, South: Plot No. 108. **Property Owned by** Sumitra Richhpal and Ravi Richhpal Saini.			
5	**4443210180000001 / 4443-MAKARPURA ROAD**	**1. Hashmukhlal Shantilal Thakkar (Deceased) through its legal heirs: a. Devikaben Hasnukhlal Thakkar, b. Ravindrakumar Hasnukhlal Thakkar, c. Parul Hasnukhlal Thakkar, 2. Devikaben Hasnukhlal Thakkar, 3. Ravindrakumar Hasnukhlal Thakkar** **All At :** R/o Jalaram Khaman House, Manin Bazar, Near Nandesari GIDC, Nandesari, Vadodara – 391340. **All Also At :** 38, Ramnagar Society, Nandesari, Vadodara, Nandesari, Gujarat, 391340.	**20.01.2026 / Rs. 2878751.51** as on 19.01.2026	**27.06.2026**	**Rs. 622000/-** **Rs. 62200/-**
		Description of the Immovable Property: All the piece and parcel of property bearing Gram Panchayat House No. 38/1, Ramnagar Society, Situated at Mamdesari, Tal – Vadodara, Dist – Vadodara, which is constructed upon and which is laid out upon land of Village Mamdesari, In the Registration Sub – District, Vadodara and District Vadodara. The Said Residential Property Being House No. 38/1 total admeasuring 47.40 Mtrs, Admeasuring Area of Property Ground Floor and First Floor is 510 Sq. Fts., Being Constructed **Property bounded as** East: By Patel Manibhai Ishwarbhai, South: By Ramnagar Society Road, West: By Salimbhai R, North: By House of Sanaya Pujari **Property owned by** Mr. Hasmukhlal Shantilal Thakkar			
6	**4467210030000043 / 4467-NARODA PATIYA**	**1. Solanki Khodabhai Pitambarbhai (Deceased) Through Its Legal Heir Manishaben Khondabhai Solanki, 2. Manishaben Khondabhai Solanki** **Both At :** 92, Patel Vas, At kadipur, Dholka, Ahmedabad, Gujarat -380001 **Both Also At :** 115 Harijan Vas Kadipur, Dholka, Ambareli, Ahmedabad, Gujarat-387810	**31.12.2025 / Rs. 668068.08** as on 24.12.2025	**28.06.2026**	**Rs. 708000/-** **Rs. 70800/-**
		Description of the Immovable Property: All that piece and parcel of property bearing Gram Panchayat Property no. 442 and its Serial No. 442, in the area known as "Para Vistar", Situated in the Sim of Mouje Village Kadipur, Tai. Dholka, Dist. Ahmedabad in the District of Ahmedabad and Registration Sub District of Dholka, **Property bounded as** East: House of Manubhai Punabhai, West: House of Anilbhai Ramanbhai, North: Public Way, South: House of Rajeshbhai Bailalbhai. **Property owned by** Khodabhai Pitambarbhai Solanki (Koli Patel).			
7	**4508250250000003 / 4508-KHANKUVA**	**1. Chauhan Mansinh Pratapsnh, 2. Heenaben Mansinh Chauhan, 3. Pratapsingh Chauhan** **Sr. No. 1 At :** MJ Traders, Gopi Cinema, Anand, Gujarat - 388001 **All At :** Property No 416/1, Pratappura, Danapura Vistar, Danapura Vistar Pratappura, Anand, Gujarat - 388365. **All Also At :** 74, Danapura Vistar, Pratappura, Anand, Gujarat - 388365	**20.01.2026 / Rs. 323731.90** as on 19.01.2026	**27.06.2026**	**Rs. 609000/-** **Rs. 60900/-**
		Description of the Immovable Property: All that piece and parcel Residential property Situated at. Pratappura, Tq.Umreth, Anand Gram Panchyat Property No. 416/1, Area 65.40 Sq. Meters. **Property Bounded as** East : Road, West : Naveru, North: Agriculture Land, South: Property Of Arjunsinh.**Property Owned by** Chauhan Mansinh Pratapsinh.			
8	**4480210030000041 / 4480-HIMMATNAGAR**	**1. Amrutbhai Kodarbhai Chamar, 2. Pushpaben Amrutbhai Chamar, 3. Daderiya Brueshkumar Amrutbhai** **Sr. No. 1 At :** Shree Brakmani Dairy Dadarda, At Post Dadarda, Tal. Talod, Dist. Sabarkantha, Gujarat - 383205 **All At :** Chamarvas, Dadarada, Talod, Sabarkantha, Gujarat - 383205.	**02.01.2026 / Rs. 508262.62** as on 30.12.2025	**05.07.2026**	**Rs. 787000/-** **Rs. 78700/-**
		Description of the Immovable Property: All the piece and parcel of the property bearing Gram Panchayat property No. 558 Situated at Dadarada within the limits of Dadarada Gram Panchayat, Taluka Talod, Dist Sabarkantha, admeasuring about 18 X 100 Sq. Feet. **Property bounded as** East: Owner Open Land Then Survey Land is situated, West: Open Land Then Road is Situated, North: House Of Ramanbhai Sonabhai is Situated, South: House of Bhikhabhai is Situated. **Property Owned By** Amrutbhai Kodarbhai Chamar			
9	**4430210130000205 / 4430-PARVAT GAM**	**1. Saurabh Deveandra Pandey, 2. Mithlesh Devendra Pandey W/o Devendra Pandey** **Both At :** Plot-110, Ramdev Residency, Karel, Surat, Gujarat - 394310, **Sr. No. 1 At :** Block 356 to 359, Kareli Mota Road, Gangadhara Chokdi, Kareli, Surat - 394310, **Sr. No. 1 Also At :** 07, Vidya Bharti School, Shree Nivas, Green City Varoli, Kadodara, Surat - 394327, **Sr. No. 2 At:** 108 Priyanka Green City, Bardoli Road Opp. Nuri Midiya, Kadodara. Vareli, Surat, Kadodara, Gujarat - 394327	**31.01.2025 / Rs. 1042297.63** as on 19.01.2026	**05.07.2026**	**Rs. 1116000/-** **Rs. 111600/-**
		Description of the Immovable Property: All that piece and parcel of the property Plot No. 112, admeasuring area 86.11 Sq. Mtr. which according KJP Block No.451/112 admeasuring 73.13 sq meters, along with construction thereon and with undivided admeasuring 54.44 sq meters, open land knows & identify as "Ramdev Residency" situated at Revenue Survey No. 462/4, 462/3, Block No. 451 admeasuring 3743 sq meters & Block No. 452 admeasuring 6070 sq meters total admeasuring 9813 sq meters N.A. land situated at Village: Umarakh, Taluka: Bardoli, District Surat, State: Gujarat. **Property Bounded as** East: Society Road, West: Plot No. 97, North: Society Boundary, South: Plot No. 111. **Property Owned By** Saurabh Deveandra Pandey & Mithlesh Devendra Pandey			

Date & Time of Inspection of the property(ies)	::	**06.08.2026 & 01.09.2026** Between 11.00 AM to 4.00 PM
Date for Submission of Bid & EMD	::	**07.09.2026,** Between 11.00 AM to 5.00 PM
Date and Time of Auction	::	**08.09.2026** From 2:00 PM to 5:00 PM
Earnest Money Deposit (EMD) in INR (Should be paid through Demand Draft in favour of "Ujjivan Small Finance Bank Ltd.")		

Place of submission of bids & Auction :
For Sr. No. 1 : Ujjivan Small Finance Bank Ltd., Shanti Arcade, Opp-Aksharwadi temple,Waghawadi Road Bhavnagar, Gujarat - 364002. **(Contact: Dipak Maheriya - 7487901090)**
For Sr. No. 2, 3, 4 & 9 : Ujjivan Small Finance Bank Ltd., Shop No. B-604, 6th Floor, B-Building, ICC Building, Near Majura Gate, Opp. Surat Civil Hospital, Ring Road, Sangrampura, Surat, Gujarat - 395002. **(Contact: Shoaib Garana - 9825453765)**
For Sr. No. 5 : Ujjivan Small Finance Bank Ltd., Office No.414 & 415, Rajshree Centre, Kalaghoda Circle, Opposite Sayaji Hotel, Sayajiganj, Vadodara, Gujarat - 390020. **(Contact: Moin Vohra - 9722536757)**
For Sr. No. 6 : Ujjivan Small Finance Bank Ltd., Lilamani Corporate Heights, Opp Ramapir Tekra BRTS, Nava Vadaj, Gujarat - 380013. **(Contact: Dipak Maheriya - 7487901090)**
For Sr. No. 7 : Ujjivan Small Finance Bank Ltd., Shop No. 2 and Shop No.3,Beside SBI, Amul Dairy Road, Anand, Gujarat - 388001. **(Contact: Moin Vohra - 9722536757)**
For Sr. No. 8 : Ujjivan Small Finance Bank Ltd, Trimurti complex, Upper Ground floor, Shop No.G1,G2,G3 and G 59, Sahakari Gin Cross Road, Himmatnagar - 383001 **(Contact: Sanjaybhai Rabari - 9925015576)**

Terms & Conditions:- The e-Auction is being held on **"AS IS WHERE IS", "AS IS WHAT IS' and "whatever there is" BASIS".**

1. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ ies put on auction and claims/rights/ dues/ effecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the 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.
2. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The inspection of property/ies put on auction will be permitted to interested bidders at sites as mentioned against each property description.
3. The Interested Bidders shall submit their Bid before the Authorised officer undersigned one day before the auction date as mentioned above.
4. The E-Auction will be conducted through Ujjivan Small Finance Bank approved E-auction service provider - **M/s C1 India Pvt. Ltd.,**. Contact person - **Prabakaran M - (Mob. No. 7418281709)**. The intending bidders are advised to visit **https://www.bankeauctions.com** or **https://www.ujjivansfb.in/e-auctions** for the details of the properties in the website and for taking part in the bid they should register their names at portal **https://www.bankeauctions.com** and get their user-id and password free of cost. Prospective bidders may avail online training on E-Auction from the service provider M/s. C1 India Pvt. Ltd., Helpline Number's-7291918824, 25, 26 support email id:- **support@bankeauctions.com**, Auction portal - **https://www.bankeauctions.com.**
5. Property shall be sold to the highest bidder / offered, subject to acceptance of the bid by the secured creditor, i.e., Ujjivan Small Finance Bank Ltd. However, the undersigned has the absolute discretion to allow inter-se bidding if deemed necessary. The Authorised officer has the discretion to accept or reject any offer/Tender without assigning any reason.
6. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, within 24 hours of the acceptance of bid price by the Authorised Officer and the balance 75% of the sale price on or before 15 th day of sale or within such extended period in any case not exceeding 3 months as agreed upon in writing by and solely at the discretion of the Authorised Officer. In case of default in payment by the successful bidder, the amount already deposited by the offer shall be liable to be forfeited and property shall be put to re-auction and the defaulting Purchaser shall have no claim/right in respect of property/ amount.
7. The publication is subject to the force major clause.
8. Bidding in the last moment should be avoided in the bidders own interest as neither the Ujjivan Small Finance Bank nor Service provider will be responsible for any lapse/failure (Internet failure/power failure etc.). in order to ward-off such contingent situations bidders are requested to make all necessary arrangements/alternatives such as power supply back-up etc, so that they are able to circumvent such situation and are able to participate in the auction successfully.

This is also a notice to the above named borrowers/Guarantor's/Mortgagors about public auction scheduled for sale of mortgaged properties.

Place: Gujarat
Date : 01.08.2026

Sd/- Authorized Officer,
Ujjivan Small Finance Bank