

**E-Auction Sale Notice-Subsequent Sale**

That Piramal Capital and Housing Finance Ltd have assigned a pool of Loan (including below mentioned Loans) together with underlying security interest created thereof along with all the rights, title and interest thereon under Section 5 (1) (b) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI ACT") vide an assignment agreement dated March 29, 2023 ("the Assignment Agreement") in favour of JMFARC (JM) (herein referred as Assignee) acting in its capacity as trustee of JMFARC - Aranya - Trust. It is to notify that PCHFL is authorized and appointed to act as Service provider / Collection agent to facilitate all operational and procedures processes vide Assignment / Service Agreement.

Pursuant to taking possession of the secured asset mentioned hereunder by the Authorized Officer of Secured Creditor under the SARFAESI Act, 2002 for the recovery of amount due from borrower/s, offers are invited by the undersigned for purchase of immovable property, as described hereunder, which is in the possession, on 'As is Where is Basis', 'As is What is Basis' and 'Whatever is There is Basis', Particulars of which are given below:

Loan Code/ Branch/ Borrower(s) / Co-Borrower(s)/ Guarantor(s)	Demand Notice Date and Amount	Property Address _final	Reserve Price	Earnest Money Deposit (EMD) (10% of RP)	Outstanding Amount (06-05-2025)
Loan Code No.: 13400003704, Bhopal (Branch), Animesh Devjani (Borrower), Aanchal Devjani (Co Borrower 1)	Dt: 22-11-2019, Rs. 86,04,672/- (Rs. Eighty Six lakh Four Thousand Six Hundred Seventy Two Only)	All The piece and Parcel of the Property having an extent:- Hall No.S-5 & S-6, Gurukripa Tower, Second Floor, Khajra No.110/B, Village-Damkheda, P.H.No.39, Kolar Road Bhopal, Madhya Pradesh; 462042 Boundaries As:- North: corridor then S-7 South: corridor then S-4 East: corridor then W West: shalimar garden.	Rs. 86,24,070/- (Rs. Eighty Six lakh Twenty Four Thousand Seventy Only)	Rs. 8,62,407/- (Rs. Eight lakh Sixty Two Thousand Four Hundred Seven Only)	Rs. 1,92,13,178/- (Rs. One Crore Ninety Two lakh Thirteen Thousand One Hundred Seventy Eight Only)
Loan Code No.: 21000041735, Bhopal (Branch), Aditya Singh Parihar (Borrower), Nanda Singh Parihar (Co Borrower 1)	Dt: 23-08-2021, Rs. 15,59,641/- (Rs. Fifteen lakh Fifty Nine Thousand Six Hundred Forty One Only)	All The piece and Parcel of the Property having an extent:- Plot No. 376, Flat No. G-01, G, B Sector Mohini Homes Apartment, Village Damkheda Sarvoddham Colony, Kolar Bhopal, Madhya Pradesh:- 462003 Boundaries As:- North: parking then open area South: flat MIG East: stair and flat MIG West :other's house.	Rs. 10,71,450/- (Rs. Ten lakh Seventy One Thousand Four Hundred Fifty Only)	Rs. 1,07,145/- (Rs. One lakh Seven Thousand One Hundred Forty Five Only)	Rs. 20,33,110/- (Rs. Twenty Six lakh Thirty Three Thousand One Hundred Ten Only)

**DATE OF E-AUCTION: 31-05-2025, FROM 11.00 A.M. TO 1.00 P.M (WITH UNLIMITED EXTENSION OF 5 MINUTES EACH).**

**LAST DATE OF SUBMISSION OF BID: 30-05-2025, BEFORE 4.00 P.M.**

For detailed terms and conditions of the Sale, please refer to the link provided in [https://www.jmfinancialarc.com/Home/ Assets for sale](https://www.jmfinancialarc.com/Home/ Assets for sale OR https://www.bankauction.in) OR <https://www.bankauction.in>.

**STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT TO THE BORROWER/GUARANTOR / MORTGAGOR**

The above mentioned Borrower/Guarantor are hereby noticed to pay the sum as mentioned in section 13(2) notice in full with accrued interest till date before the date of auction, failing which property will be auctioned/sold and balance dues if any will be recovered with interest and cost from borrower/guarantor.

Date: May 15, 2025

Place: Madhya Pradesh

Sd/- (Authorised Officer)  
(Aranya - Trust)