

E-Auction Sale Notice of 15 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 e-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 motilaloswalhf.com as per the details given below :

Date and time of E-Auction Date: Date: 20-06-2025 11:00 Am to 02:00 Pm (with unlimited extensions of 5 minute each)			Last date of EMD Deposit: 19-06-2025
Borrower(s)/Guarantor(s) / Loan Account	Demand Notice Date and Amount	Description of the Immovable property	Reserve Price, EMD / Last date of EMD
LAN: LXBHO00116-170026589 Branch: BHOPAL Borrower: Pankaj Sitaram Mehra Co-Borrower: Tulsha Pankaj Mehra Guarantor :Naresh Sukhalal Ahirwar	06-09-2024 For Rs: 799689/- (Rupees Seven Lac Ninety Nine Thousand Six Hundred Eighty Nine Only)	Plot No 93 Survey No. 521/4, Ad Measuring 772 Sq. Ft., Kasba Vidisha Ph No 60 Ward No 25 Hirapur Sotiya Road Tehsil Vidisha Dist Vidisha Near Vastal School 464331 Bhopal Madhya Pradesh	Reserve Price: Rs.350000/- (Rupees Three Lakh Fifty Thousand Only) EMD: Rs. 35000/- (Rupees Thirty Five Thousand Only)

Terms and Conditions of E- Auction: 1.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 : <https://www.auctionbazaar.com/> of our e-Auction Service Provider, M/s. ARCA EMART PRIVATE LIMITED 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 proceed on the same portal and may contact to Manishkumar Omprakash Yadav 7045567028 & Devrao Padlak 8108227415 details available in the above mentioned Web Portal and may contact their Centralised Help Desk: + 91 83709 69696, E-mail ID: contact@auctionbazaar.com.

Place : Madhya Pradesh

Date : 29.05.2025

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