



Lokmangal Co-Op Bank Ltd., Solapur

128, Murarji Peth, Opp. Sevasadan School, Solapur 413001
Ph.No. 2735503/ Fax - 2735566 Email ID : ho@lokmandalbank.com

FORM 'Z' (See sub-rule 11 (D-1)2] of rule 107)

POSSESSION NOTICE FOR IMMOVABLE PROPERTY

Whereas, the undersigned being the Recovery Officer, of Lokmangal Co-operative Bank Ltd., Solapur, Head Office Solapur. Add. 128, Murarji Peth, Near Sevasdan Prashala Solapur, under the Maharashtra Co-operative Societies Rules, 1961 for negligence to pay debts plus costs by Debtors /Arrears. That the date mentioned in notice is for possession of the following immovable property of Arrears /Debtors which are stated in following index is hereby notice that the immovable property is seized.

Debtors had not paid the debts plus costs therefore that is declaration notice to Debtors and all public undersigned authorised officer have taken possession of the following property. The under mentioned properties which are in the symbolic possession of the Bank. Specially for Debtors/Arrears and all public hereby to alert that No transaction Should be made in this property and in case of transaction the amount of the Bank's burden and the interest there on will be legally charged the burden of other future expenses will remain on the property. It should be noted.

Sr. No.	Deegee No. & Date	Gat No./C. S. No./H. R. Sq Mltr/ Rs. Paise	Defaulter Name	Demand Notice Dt.	Symbolic Possession Dt.	Burden Amount Dt.
01	101/1660/2024-25 Dtd. 18.07.2025	Mouje Kasabe Solapur, Tal. North Solapur, Dist : Solapur, Gat No. 137/1/ Plot No. 1, Area 6.01 R Sq mtr., Ass. Rs. 367.00 P.	Samarth Enterprises Pro. Shridevi Santosh Jatti, Co-borrower Jyoti Shivanand Yelmeli, Santosh Dharmraj Jatti, Guaranter Sharanappa Pundalik Jeure, Akshaykumar Mallinath Hippargi, Rushikesh Chandrakant Kamble	09.08.2025	14.10.2025	Rs. 40,72,478/- + Interest

All the above are informed that on the date 04/11/2025 they should sign the deed of actual possession of their immovable property and hand it over to the recovery officer mentioned below. Otherwise failure to do so will result in legal process of taking possession of the property collector, Solapur. It should be noted that you are solely responsible for the conveyances.

Recovery Officer (Gangaram Macchindira Survae)

(Authorized by M.C.S. Act 1960 Section 156)

Lokmangal co-op Bank Ltd., solapur

Place - Solapur

Date - 17/10/2025

SEAL



बैंक ऑफ महाराष्ट्र

Bank of Maharashtra

बँक महाराष्ट्र

एक परिवार एक बैंक

Zonal Office : "Gurukul", 2nd Floor, Lal Taki Road, Ahilyanagar, Ph. : 0241-2430578, 428, 659 2431705

E-mail : cmrcrecovery_ahn@mahabank.co.in

POSSESSION NOTICE [APPENDIX IV UNDER THE ACT-RULE-8(1)]

Whereas, the Authorized Officer of **Bank of Maharashtra** under the Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002, and in exercise of powers conferred under Sec. 13(12) read with rule 3 of Security Interest (Enforcement) Rules, 2002 issued Demand Notices calling upon the Borrowers and Guarantors mentioned below, to repay the amount mentioned in Demand Notice along with further interest and charges within 60 days from the date of receipt of said Notices.

The Borrowers and Guarantors having failed to repay the amount, Notice is hereby given to the Borrowers and the Public in general that the undersigned has **taken Possession** of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with Rule 8 on the dates mentioned in the schedule hereunder.

The Borrowers in particular and the Public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the **Bank of Maharashtra** for outstanding amount and further interest and expenses thereon mentioned in the schedule below.

The Borrowers attention is invited to provisions of sub-section (8) of section 13 of the Act in respect of the time available to redeem the secured assets. This notice is also being published in vernacular. The English version shall be final if any question of interpretation arises.

Sr. No.	Name & Address of Branch, Borrowers / Guarantors	Outstanding Amount as per Demand Notice	Date of Demand Notice Date & Type of Possession
1.	Branch : Shrirampur Borrower : 1) Mr. Sunil Dnyandeo Salunke, 2) Mrs Anita Sunil Salunke, Both residing at : Siddhivinayak Mandir Road, Ward No. 7, Shrirampur, Ahilyanagar, Maharashtra 413709.	Rs. 1,32,08,535/- (Rupees One Crore Thirty two lac Eight Thousand Five Hundred Thirty Five Only) plus interest at the rates mentioned in the security documents per annum with monthly rest with effect from 05.05.2025 and penal interest thereon and other charges, costs.	31/05/2025 15/10/2025 (Symbolic Possession)
Description of property : Registered Mortgage of S No. 19/C, House No. 1106, Building Wing -A, Floor 11, Area 68.84 sqm. Monte Rosa Building, S.No. 19/C, Singhad Road, Hingane Khurd, Pune Vill-Hingne Khurd, Taluka-Sub Dist-Maval, City-Pune Dist-Pune. Maharashtra. (Cersai Asset Id: 200065786949)			

Date : 15/10/2025

Place : Ahilyanagar

Authorised Officer under SARFAESI Act

Bank of Maharashtra, Ahilyanagar Zone



बैंक ऑफ महाराष्ट्र

Bank of Maharashtra

बँक महाराष्ट्र

एक परिवार एक बैंक

Zonal Office: Ahilyanagar : 2nd Floor, Gurukul Building, Laitaki Road, Ahilyanagar - 414001 Ph. No.: 0241- 2430428, 2430776, 2430659

E-mail: cmrcrecovery_ahn@mahabank.co.in

DEMAND NOTICE

[(Under Section 13(2) of the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act. 2002 (SARFAESI ACT) read with Rule 3(1) of the Security Interest (Enforcement) Rule, 2002)]

The accounts of the following Borrowers with **Bank of Maharashtra** having been classified as NPA, the Bank has issued notice under S. 13(2) of the SARFAESI Act on the dates mentioned below. In view of the non-service of the notice on the last known address of below mentioned Borrowers/Guarantors, this public notice is being published for information of all concerned.

The below mentioned Borrower / Guarantors are called upon to pay to **Bank of Maharashtra** within 60 days from the date of publication of this Notice, the amounts indicated below due on the dates together with future interest at contractual rates, till the date of payment, under the loan/and other agreements and documents executed by the concerned persons. As security for the Borrowers' obligation under the said agreements and documents, the respective assets shown against the names have been charged to **Bank of Maharashtra**.

Sr. No.	Name & Address of the Borrower(s) & Guarantor(s)	Outstanding Amount as on the date of demand notice
1	Branch : Shrirampur 1) Mr Yudhistir Dilip Shekatkar (Borrower), 2) Mrs. DeepaliYudhistir Shekatkar (Co-Borrower) Both at : Flat No. 3, Venkatesh Apartment, Ramji Borawake Nagar, Shrirampur, Dist - Ahilyanagar.- 413709	Rs. 17,54,144/- plus unapplied interest @ 9.15 % pa with monthly rest with effect from 07.06.2025 and penal interest thereon and other charges, costs
Date of Demand Notice : 11/08/2025		Date of NPA : 07/06/2025
Particulars of property : Equitable mortgage of house at Plot No. 82 S No. 68/1/2/4 adm 93.75 Sq.Mtr. located at Vill- Bolhegaon, Gandhinagar, Nagapur, Ahmednagar. Dist.Ahmednagar. Cersai Id-20039175483		
2	Branch : Shrirampur 1) Mr. Yudhistir Dilip Shekatkar (Borrower), Ramji Borawake Nagar, Vyankatesh Apartment, Ward No.-7, Shrirampur, dist-Ahilyanagar- 413709 2) Mr. Samir Ashok Borde (Guarantor) Behind Atul Trading Vitthal ice factory Main Road, Shrirampur Dist. Ahilyanagar.-413709	Rs. 11,72,952/- plus unapplied interest @ 9.95 % pa with monthly rest with effect from 07.06.2025 and penal interest thereon and other charges, costs
Date of Demand Notice : 11/08/2025		Date of NPA : 07/06/2025
Particulars of property : Registered mortgage of NA Flat No. 2 area 13.734 sq. mtrs & Flat No 3 area 71.781 located at Old Sy No. 60/2/2P, New Sy No. 64/88P New Survey No. 2053/2P T.P Scheme No. 6, Sanction lay out sub plot No. 10 & 11 Ground floor, VYANKATESH APARTMENT, Borawake Nagar, Shrirampur 413709 Cersai Id-200081573958		
3	Branch : Akhgaon Borrower : 1) Shri. Kishor Jagannath Mhaske 2) Smt.Yogita Bhagwan Naralkal At. Jagnnath Mhaske, Khandoba Nagar, Shevgaon, Tal.Shevgaon, Dist.Ahilyanagar-414502.	Rs. 38,88,419/- (Rupees Thirty Eight Lacs Eighty Eight Thousand Four Hundred Nineteen Only) plus unapplied interest @ 6 % pa with monthly rest w.e.f 16/09/2025 and penal interest thereon and other charges and expenses
Date of Demand Notice : 16/09/2025		Date of NPA : 27/08/2025
Particulars of property : Equitable Mortgage of land and building (with furnishing) on Plot No.9, out of Survey No.694/B, admeasuring total area of Plot of 151.87 sq mtr. And built up area of 143.64 sq. mtr situated at Akhgaon Road, Near Laxminarayan Mangal Karyalay, Mauza Shevgaon, Tal Shevgaon, Dist. Ahilyanagar. (CERSAI Asset ID: 200059852695)		
4	Branch : Nagapur Borrower : Borrower: M/s V Design And Tooling, Prop. Mr. Sunny Devendra Singh Wadhwa Wadhwa Engineering Complex, Plot No. C 26, MIDC, Ahmednagar-414111.	Rs. 29,60,029/- (Rupees Twenty Nine Lacs Sixty Thousand Twenty Nine Only) plus unapplied interest at the rates as mentioned in the security documents with monthly rest with effect from 18/09/2025 and penal interest thereon and other charges and costs
Date of Demand Notice : 18/09/2025		Date of NPA : 08/09/2025
Particulars of property : 1.Hypothecation of Stock and Book Debts. (CERSAI Asset Id: 200066627245). 1. Hypothecation of Plant and Machinery. (CERSAI Asset Id: 200066627245). 2. Mortgage of Plot No. G-72, MIDC Area, Village Nimblak, Ahmednagar -414111, admeasuring 600 Square meter owned by Mr. Sunny Devendra Singh Wadhwa (CERSAI Asset Id:200096857786)		

If the concerned Borrowers / Guarantors shall fail to make payment to **Bank of Maharashtra** as aforesaid, then the **Bank of Maharashtra** shall be entitled to proceed against the above secured assets under Section 13(4) of the Act and the applicable Rules entirely at the risks of the concerned Borrowers/Guarantors as to the costs and consequences.

In terms of provisions of SARFAESI ACT, the concerned Borrowers / Guarantors are prohibited from transferring the above said assets, in any manner, whether by way of sale, lease or otherwise without the prior written consent of **Bank of Maharashtra**. Any contravention of the said provisions will render the concerned persons liable for punishment and /or penalty in accordance with the SARFAESI Act.

The Borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

Date : 18/10/2025,

Place: Ahilyanagar

Chief Manager & Authorized Officer,

Bank of Maharashtra



Branch Office: ICICI Bank Ltd., 178 Rajarshi Shahu District Sport Complex Ravivar Peth Near S T Bus Stand Satara- 415001.

PUBLIC NOTICE-TENDER CUM E-AUCTION FOR SALE OF SECURED ASSET

[See proviso to Rule 8(6)]

Notice for sale of immovable asset(s)

E-Auction Sale Notice for the sale of immovable asset(s) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

This 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 Physical possession of which has been taken by the Authorised Officer of ICICI Bank Limited will be sold on 'As is where is,' 'As is what is' and 'Whatever there is' as per the brief particulars given hereunder;

Sr. No.	Name of Borrower(s)/ Co-Borrowers/ Guarantors/ Loan Account No.	Details of the Secured asset(s) with known encumbrances, if any	Amount Outstanding	Reserve Price Earnest Money Deposit	Date and Time of Property Inspection	Date & Time of E-Auction
(A)	(B)	(C)	(D)	(E)	(F)	(G)
1.	Mr. Abhijit Pandurang Sawant (Borrower) Mrs. Nanda Pandurang Sawant (Co-Borrower) Loan No. TBSRA00006346541 LBSRA00006406343	Row House No. R1, R2 & R3, Buidling No. A-17, Shivaji City, Plot No. 3, Gat No. 40/2+3+4+5+6, Village Naikdombwadi, Taluka Phaltan, Maharashtra, Satara- 415523. Admeasuring An Area of Admeasuring Plot Area 251 Sq.ft. I.E. 23.32 Sq.mtr., Builtup Area of Row House No. 1, Row House No. 2 & Row House No. 3- 254 Sq.ft I.E. 23.60 Sq.mtr	Rs. 24,36,789/- As on October 13, 2025.	Rs. 8,50,000/- To 85,000/-	October 27, 2025 From 02:00 PM To 05:00 PM	November 06, 2025 From 11:00 AM Onward

The online auction will be conducted on the website (URL Link- <https://disposalhub.com>), of our auction agency M/s NexXen Solutions Private Limited The Mortgagees/ Notices are given a last chance to pay the total dues with further interest by November 04, 2025 before 10:00 AM else the secured asset(s) will be sold as per schedule.

The prospective bidder(s) must submit the Earnest Money Deposit (EMD) Demand Draft (DD) (Refer Column E) at ICICI Bank Ltd 178 Rajarshi Shahu District Sport Complex Ravivar Peth Near S T Bus Stand Satara- 415001 on or before November 04, 2025 before 04:00 PM Thereafter, they have to submit their offer through the website mentioned above on or before November 04, 2025 before 05:00 PM along with the scanned image of the Bank acknowledged DD towards proof of payment of EMD. In case the prospective bidder(s) is/ are unable to submit his/ her/ their offer through the website, then the signed copy of tender documents may be submitted at ICICI Bank Ltd 178 Rajarshi Shahu District Sport Complex Ravivar Peth Near S T Bus Stand Satara- 415001 on or before November 04, 2025 before 05:00 PM. Earnest Money Deposit DD/PO should be from a Nationalised/ Scheduled Bank in favour of 'ICICI Bank Limited' payable at "Satara".

For any further clarifications in terms of inspection, Terms and Conditions of the E-Auction or submission of tenders, contact ICICI Bank Employee Phone No. 8454089353/ 9004392416

Please note that the Marketing agencies. 1.ValueTrust Capital Services Private Limited, 2. Augoe Assets Management Private Limited 3. Matex Net Pvt. Ltd. 4. Finvin Estate Deal Technologies Pvt Ltd 5. Gimirsoft Pvt Ltd 6. Hecta Prop Tech Pvt Ltd 7. Arca Emart Pvt Ltd 8. Novel Asset Service Pvt Ltd 9. Nobroker Technologies Solutions Pvt Ltd., have also been engaged for facilitating the sale of this property.

The Authorised Officer reserves the right to reject any or all the bids without furnishing any further reasons.

For detailed Terms and Conditions of the sale, please visit www.icicibank.com/n4p4s

Date : October 18, 2025

Place: Satara

Authorized Officer

ICICI Bank Limited

KARGWAL CONSTRUCTIONS PRIVATE LIMITED
(CIN: U45203MH2007PTC174626)
Office No.14, 14th Floor, Sunshine Tower, Shroff Wadi Senapati Bapat Marg, Dadar West, Delisle Road, Mumbai-400013, Maharashtra, India
Contact No.: 9987431847
Email: madhura.giri@keanconst.com
Website: www.kargwal.com

KEAN CONSTRUCTION PRIVATE LIMITED
(CIN: U68200MH2024PTC424718)
24, Sunshine Tower, Senapati Bapat Marg, Bhawani Shankar Rd., Mumbai-400028, Maharashtra, India
Contact No.: 9987431847
Email: madhura.giri@keanconst.com
Website: www.keanconst.com

Form CAA-2

[Pursuant to Section 230(3) and Rule 6 and Rule 7 of the Companies (Compromises, Arrangements and Amalgamations) Rules, 2016]

IN THE NATIONAL COMPANY LAW TRIBUNAL, BENCH AT MUMBAI

C.A. (CAA) / 94 / MB / 2025

In the matter of the Companies Act, 2013;

AND

In the matter of Sections 230 to 232 and other applicable provisions of the Companies Act, 2013 and rules framed thereunder;

AND

In the matter of scheme of amalgamation between Kargwal Constructions Private Limited ('**Transferor Company**') or '**Applicant Company 1**') and Kean Construction Private Limited ('**Transferee Company**' or '**Applicant Company 2**') and their respective creditors (hereinafter referred to as the '**Scheme**' or '**Scheme of Amalgamation**')

Kargwal Constructions Private Limited,
a private company incorporated under the Companies Act, 1956 and having its registered office address at Office No.14, 14th Floor, Sunshine Tower, Shroff Wadi Senapati Bapat Marg, Dadar West, Delisle Road, Mumbai-400013, Maharashtra, India
CIN: U45203MH2007PTC174626

... Transferor Company / Applicant Company 1

Kean Construction Private Limited,
a private company incorporated under the Companies Act, 2013 and having its registered office address at 24, Sunshine Tower, Senapati Bapat Marg, Bhawani Shankar Rd., Mumbai-400028, Maharashtra, India
CIN: U68200MH2024PTC424718

... Transferee Company / Applicant Company 2

(Collectively known as the 'Applicant Companies' for the sake of brevity)

Notice and Advertisement of the NCLT convened meetings of the Secured Creditors of the respective Applicant Companies

NOTICE is hereby given that by an order dated October 10, 2025 in the above mentioned Company Scheme Application ('**Order**'), the Hon'ble National Company Law Tribunal, Mumbai Bench ('**Hon'ble Tribunal**' or '**NCLT**') has directed the meetings of the Secured Creditors of the respective Applicant Companies to be convened and held to consider, and if thought fit, to approve the proposed Scheme of Amalgamation between Kargwal Constructions Private Limited ('**Transferor Company**' or '**Applicant Company 1**') and Kean Construction Private Limited ('**Transferee Company**' or '**Applicant Company 2**') and their respective shareholders under Sections 230 to 232 and other applicable provisions of the Companies Act, 2013 and rules framed thereunder (hereinafter referred to as the '**Scheme**' or '**Scheme of Amalgamation**').

In pursuance of the Order and as directed therein, notice of the meetings of the Secured Creditors of the respective Applicant Companies along with corresponding annexures has been sent to Secured Creditors of the Applicant Companies by e-mail at their registered e-mail addresses or by speed post or by courier at their last known addresses with the respective Applicant Companies. Further, in pursuance of the said Order, notice is hereby given that the meetings of the Secured Creditors of the respective Applicant Companies will be held through Video Conferencing ('**VC**') / Other Audio-Visual Means ('**OAVM**') mode, following the operational procedures (with the relevant modifications as may be required) referred to in Circular No. 14 / 2020 dated April 8, 2020, No. 17 / 2020 dated April 13, 2020, No. 22 / 2020 dated June 15, 2020, No. 33 / 2020 dated September 28, 2020, No. 39 / 2020 dated December 31, 2020, No. 10 / 2021 dated January 14, 2021, No. 20 / 2021 dated December 8, 2021, No. 3 / 2022 dated May 5, 2022, No. 11 / 2022 dated December 28, 2022, No. 09 / 2023 dated September 25, 2023, No. 09 / 2024 dated September 19, 2024 and No. 03 / 2025 dated September 22, 2025 ('**MCA Circulars**') issued by the Ministry of Corporate Affairs, Government of India and in compliance with the applicable laws, as under, and the Secured Creditors of the respective Applicant Companies, are requested to attend.

Sr No.	Meetings	Day and Date of Meetings	Time
1	Secured Creditors of the Applicant Company 1	Wednesday, November 26, 2025	12:45 p.m. (IST)
2	Secured Creditors of the Applicant Company 2		12:00 p.m. (IST)

Copies of the Scheme and the explanatory statement under Sections 230 and 232 read with Section 102 of the Companies Act, 2013 ('**Act**') read with Rule 6 of the Companies (Compromises, Arrangements and Amalgamations) Rules, 2016 and accompanying documents can be accessed / downloaded from website of the Applicant Company 1 ie www.kargwal.com and Applicant Company 2 ie www.keanconst.com and can be obtained free of charge at the registered office of the respective Applicant Companies. Alternatively, a request for obtaining an electronic copy of the notice and other documents (as mentioned above) may be made by writing an email at madhura.giri@keanconst.com to the respective Applicant Companies.

Since the meeting of the Secured Creditors of the respective Applicant Companies are being held as per the directions of the NCLT through VC / OAVM facility, the physical attendance of Secured Creditors has been dispensed with. Hence, please note that the facility of appointing proxy(ies) will not be available. However, a body corporate is entitled to appoint a representative for the purposes of participating and / or voting during the respective meetings provided the prescribed form / authorization is filed with the respective Applicant Companies at 24th Floor, Sunshine Tower, Plot No. 616, Senapati Bapat Marg, Dadar West, Parel, Mumbai - 400 013, not later than 48 (Forty Eight) hours before the start of the aforesaid meeting.

The Hon'ble Tribunal has appointed Mr Ajay Kumar Srivastava failing him Mr Vikash Prajapati, Director of the Applicant Company 1, to be the Chairperson of the Meeting of the Secured Creditors for Applicant Company 1 and Mr Ajay Kumar Srivastava failing him Mr Nandlal Varma, ex-Director of the Applicant Company 2, to be the Chairperson of the meeting of the Secured Creditors and of the Applicant Company 2.

Further, Mr Kush Gupta, (Membership No 39265 and COP No 20636), Practicing Company Secretary, and failing him, Mr Vipin Kumar Chhawchhriya (Membership No 39361 and COP No 14655), Practicing Company Secretaries is appointed as the Scrutinizer of the aforesaid meetings of the Secured Creditors of the Applicant Companies.

The quorum for the meeting of the Secured Creditors of Applicant Company 1 shall be 2 (Two) Secured Creditors and for the meeting of the Secured Creditors of Applicant Company 2 shall be 3 (Three) Secured Creditors. In case the required quorum is not present at the commencement of the respective meeting, the meeting shall be adjourned by 30 minutes and thereafter, the persons present shall be deemed to constitute the quorum for the respective meeting.

Notices for the aforesaid meetings been sent to all the Secured Creditors of the respective Applicant Companies, whose names appear in the records of the respective Applicant Companies as on close of business hours as on the cut-off date January 31, 2025 ('**Cut-off Date**').

Secured Creditors: (i) whose email address is not registered with respective Applicant Companies, can get their email address registered; or (ii) who may want to change their email ID registered with the respective Applicant Companies, can get the same done; by sending an email to madhura.giri@keanconst.com.

A person whose name is recorded in the register / books of account as on the above-mentioned Cut-off Date shall only be entitled to exercise his / her / its voting rights through show of hands on the resolution proposed in the notice and attend the respective meeting.

The above-mentioned Scheme, if approved by the Secured Creditors of the respective Applicant Companies, will be subject to the subsequent approval of the Hon'ble Tribunal and any other regulatory authority as may be deemed necessary.

Dated this 18th day of October, 2025

Sd/-

Ajay Kumar Srivastava
Chairperson appointed for the Meeting of the Secured Creditors of the Applicant Companies
Place: Mumbai