

## SHRIRAM FINANCE LTD.,

Registered Office: Sri Towers, Plot No.14A, South Phase, Industrial Estate, Guindy, Chennai - 600032.

Administrative office: Plot No 48, Neco Chambers, Sector-11, C.B.D Belapur, Navi Mumbai 400614.

Authorized officer at - Plot No. 3, Jai Durga Society No.1, Behind FCI Colony, Manish Nagar, Nagpur-440015. Branch Office: Plot No. 3, Jai Durga Society No.1, Behind FCI Colony, Manish Nagar, Nagpur-440015. Website: www.shriramfinance.in

### APPENDIX-IV-A

[SEE PROVISION TO RULE 8(6)and 9]

### SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) and 9 of the Security Interest (Enforcement) Rules, 2002.

It is informed that "Shriram City Union Finance Ltd., has been amalgamated with "Shriram Transport Finance" as per the order of NCLT Chennai, subsequently the name of Shriram Transport Finance Ltd., was changed to "Shriram Finance Ltd.," with effect from 30-11-2022, vide certificate of incorporation pursuant to change of name dated 30-11-2022.

Notice is hereby given to the public in general and in particular to the Borrower/s and Guarantor/s that the below described immovable properties mortgaged/ charged to The Shriram Finance Limited (Earlier known as Shriram City Union Finance Limited), The Physical possession of which have been taken by the Authorized Officer of Shriram Finance Limited (Earlier Known as Shriram City Union Finance Limited), will be sold on "As is where is", "As is what is" and "Whatever there is" basis in e-auction for recovery of the balance due to "The Shriram Finance Limited" from the Borrowers and Guarantors, as mentioned in the table. Details of Borrowers and Guarantors, amount due, Short Description of the immovable property and encumbrances known thereon, possession type, reserve price and earnest money deposit, Date and Time of Auction are also given as:

Name and Address of Borrowers /Co-Borrowers /Guarantors /Mortgagers.	Date & Amount of 13(2) Demand Notice.	Description of Property	Reserve Price (Rs.) & Bid Increment	Earnest Money Deposit Details(EMD) Details	Date & Time of Auction	Contact Person and Inspection Date.
1). M/s. Mohan And Sons Company	Loan Account No.	Immovable Property i.e. Land admeasuring 155.34 Sq. Mtrs.	Rs 2,40,76,000	EMD amount to be deposited by way of Demand Draft (D.D) / Pay order in favour of Shriram Finance Ltd.	Date: 06/01/2026 Time: 11.00 a.m. to 01.00 p.m.	Mr. Sadanand Charate 9011911073
2). Mrs. Poonam Mohanlal @ Mohan Khinchi , Aged about Major, Occ-Business,	NAGPUTF1905300008 Rs.1,74,73,219/-	(as per Lease Deed), 219.20 Sq. Mtrs., (as per Property Card) and Commercial cum Residential construction thereupon, bearing Plot No. 3, in the C.R.S. Section III Scheme of NIT, being the portion of entire land Survey No. 7/12, bearing City survey No. 193, City survey Sheet No. 161, of Mouza-Nagpur, Municipal Corporation Property No. 123, Situated at- Nanga Putla, Gandhi Bagh, Khojkhana Road, Central Avenue Road, within the limits of N.M.C. & N.I.T. Nagpur, Tal. & Dist. Nagpur, which is bounded as under :-	(Rupees -Two Crore Forty Lakh Seventy Six Thousand Only).			Mr. Mahesh Mohod 9922200082
3) Mr. Sagar Mohanlal @ Mohan Khinchi Aged about Major, Occ-Business,	(Rupees- One Crore Seventy Four Lakh		Bid Increment:			Property Inspection Date: 05/01/2026 Time 11.00 a.m. to 04.00 p.m.
4) Mr. Kunal Mohanlal @ Mohan Khinchi Aged about Major, Occ-Business, Being a partner of M/s. Mohan And Sons Company	Seventy Three Thousand Two Hundred Nineteen only) on 11/08/2023		Rs. 50,000/- and in such multiples.			
5) Mr. Mohanlal @ Mohan Girdharilal Khinchi Aged about Major, Occ-Business, Above all Sr. No 2 & 5 R/o.- R/o. House No. 4, Khinchi Bhavan, Opp. Wholesale Cloth Market, Jagnath Road, Near Nanga Putla, Gandhibagh, Nagpur, Maharashtra-440002.	I.e. Demand Notice Dated. 24/08/2023	On the East :- Parking On the West :- Road On the North :- Land On the South :- Road	Earnest Money Deposit (EMD) (Rs.) Rs. 24, 07,600/-(Rupees Twenty Four Lakh Seven Thousand Six Hundred only).			
6) Mr. Nakul Bhotaji Baisware Aged about Major, Occ- Business R/o. Bairagipura, Naik Talav, Nagpur, Maharashtra-440002.			Last Date for Submission of EMD: 05/01/2026 Time 10.00 a.m. to 05.00 p.m.			
7) Mr. Bharat Gajendra Shukla Aged about Major, Occ- Business, R/o. House No. 1011/A, Chitanavisapura Road, Near Asha Agency, Zenda Chowk, Mahal, Nagpur, Maharashtra-440002.						
<b>Date of Possession &amp; Possession Type.</b>						
05/07/2025						
<b>Physical Possession</b>						
<b>Encumbrances known.</b>						
Not Known						

For detailed terms and conditions of the sale, bid form, training & others may also visit website of Shriram Finance Limited (Earlier known as Shriram City Union Finance Limited) at <http://eauctions.samil.in> Shriram Finance Ltd., (Earlier known as Shriram City Union Finance Ltd.,)

STATUTORY 30 DAYS SALE NOTICE FOR SUBSEQUENT SALE UNDER RULE 8(6) and 9 AS PER AMENDED SARFAESI ACT, 2002.

The mortgagors / borrowers are given a last chance to pay the total dues with further interest before auction, failing which secured assets will be sold as per above schedule.

The mortgagors/ borrowers are Request to take back all movable items which are inside the property.

NB: Please note that the secured creditor is going to issue the sale notice to all the Borrowers / Guarantors/ Mortgagors by speed/registered post. In case the same is not received by any of the parties, then this publication of sale notice may be treated as a substituted mode of service.

Place : Nagpur  
Date : 19/11/2025

Sd/-  
Authorised Officer,  
Shriram Finance Ltd.  
(Earlier Shriram City Union Finance Limited)