

Government of India
Ministry of Finance and Company Affairs
Department of Economic Affairs, (Banking Division)
MUMBAI DEBTS RECOVERY TRIBUNAL NO. 1
MTNL Bhavan, 2nd Floor, Colaba market, Colaba Mumbai - 400 005.
FORM NO 16
ATTACHMENT WARRANT
IN
Recovery Proceeding No. 180 of 2023
Next Date 26/08/2025
Exhibit No. 11

Punjab National Bank
Versus
Alliance Security Solutions Pvt Ltd & Ors
Certificate Holder
Certificate Debtors

To,
Whereas You Defendants have failed to pay the sum of **Rs. 13,05,94,179.62** (Rupees Thirteen Crore Five Lakh Ninety Four Thousand One Hundred and Seventy Nine and Paise Sixty Two Only) along with interest and cost payable by you as per the Recovery Certificate in O.A. No. 275 of 2017 Drawn up by the Presiding Officer, Debt Recovery Tribunal No. 1 Mumbai.
The property mentioned below is attached by the undersigned in the above matter and the charge has been created.
It is ordered that you are hereby prohibited and restrained until the further order of the undersigned from transferring or charging the under mentioned property /ies in any way and that all persons be and that they are hereby prohibited from taking any benefit under such transfer or charges.
This warrant is returnable on 26/08/2025

SCHEDULE OF IMMOVABLE PROPERTY

- All that piece and parcel of office premises bearing Office No. 401, 4th Floor, Wellington Business Park - 1, Andheri Kurla Road, Andheri East, Mumbai - 400 059, admeasuring around 670 square feet owned by CD No. 3
- All that piece and parcel of land bearing survey No. 57, Hissa No. 1, situated at Village Kumbhivali, Taluka Khalapur, District Raigad, admeasuring around 1.69 Hectars owned by CD No. 3

Given under my hand and seal at this 10th day of July 2025

(Mr. Yatindar Kumar Sinha)
Recovery Officer,
DRT-I, MUMBAI

Seal

Copy to: All Defendants as per R.C. Housing Society in case of flat
Copy to:
1. **Alliance Security Solutions Private Limited**
Registered office at Cassin Building, 1st Floor, 17, A.K Nayak Marg, Fort, Mumbai-400 001 **AND** 6 Khatan Bhavan, 5th Floor, 198, Jamshedjee Tata Road, Churchgate, Mumbai 400020
2. **Shri. Yogesh Chada**
Flat No. 78, Kalptaru Power Transmission Limited, Dr. S.S Rao Road, Kalptaru Habitat, B Wing, Parel, Mumbai 400 012.
3. **Smt Mansi Hrishikesh Shah**
2nd Floor, Anjali Apartments, Gulmohar Road, JVPD, Juhu Vile Parle West, Mumbai 400049
4. **Shri Hrishikesh Shah**
2nd Floor, Anjali Apartments, Gulmohar Road, JVPD, Juhu-Vile Parle West, Mumbai 400049.

MAS RURAL HOUSING & MORTGAGE FINANCE LIMITED
Narayan Chambers, 2nd Floor, B/h, Patang Hotel, Ashram Road, Ahmedabad- 380009. Contact: 079-41106500/733

Whereas the undersigned being the authorized officer of the MAS RURAL HOUSING & MORTGAGE FINANCE LIMITED under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act-2002 (54 of 2002) and in exercise of powers conferred under section 13(2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 30.11.2022 as on below details calling upon the Borrower/Co-borrower/Guarantor to repay the amount mentioned in the notice being within Sixty Days from the date of receipt of the said notice. The Borrower having failed to repay the amount notice is hereby given to the Borrower/Co-borrower/Guarantor and the public in general that the undersigned has taken **Physical Possession** of the property described herein below in exercise of powers conferred on him under sub-section (4) of section 13 of the said (Act) read with Rule of the Security Interest (Enforcement) Rules 2002 on this **30-JULY-2025**.
The Borrower Co-borrower/Guarantor 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 MAS RURAL HOUSING & MORTGAGE FINANCE LIMITED as on 02.12.2022 and interest thereon. The Borrower/Co-borrower/Guarantor 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.

Borrower & Co-Borrower, Guarantor Name	Description Of The Immovable Property	Loan A/C No	Amount of Demand Notice
KRANTIDEVI JAYSHANKAR RAM (APPLICANT)	ALL THAT PIECE & PARCEL OF THE PROPERTY BEARING FLAT NO.5, 2ND FLOOR, ADMEASURING ABOUT 53.43 SQ.MTRS. (BUILT UP AREA) AND UNDIVIDED SHARE OF LAND IN MIT MEGA APPARTMENT IN SOCIETY KNOWN AS "MEGHNA CO-OP. HSG. SOC." SITUATED AT SURVEY NO.41, HISSA NO.1, PART, ADMEASURING ABOUT 376.33 SQ. YARDS, AT VILLAGE SHIRGAON, TA. AMBARNATH, AND ALSO WITHIN LIMITS OF KULGAON BADALPUR MUNICIPAL COUNCIL, IN THE REGISTRATION DISTRICT & SUB DISTRICT OF THANE STATE, MAHARASHTRA.	Loan Account Number: 6532 & 30.07.2025	Rs. 20,58,914.00 In Words Twenty Lacs Fifty Eight Thousand Nine Hundred Fourteen Rupees Only as on Date 02.12.2022
JAYSHANKAR RAMJI RAM (CO-APPLICANT)	BOUNDED AS FOLLOWS: EAST : INTERNAL ROAD WEST : BANGLOW NORTH : SANIKA APARTMENT SOUTH : INTERNAL ROAD		
YOGESH ASHOK JADHAV (GUARANTOR)			
Date: 30/07/2025 Place: Ahmedabad	Name - Mr. Bharat J. Bhatt, Mobile - 9714199018, Authorized Officer MAS RURAL HOUSING & MORTGAGE FINANCE LIMITED		

Possession Notice (For Immovable Property) Rule 8(1) of Security Interest (Enforcement Rules 2002)
Whereas the undersigned being the Authorised Officer of the PNB Housing Finance Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act-2002 (54 of 2002) and in exercise of powers conferred under section 13(2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand notice/s on the date mentioned against each account calling upon the respective borrowers to repay the amount mentioned in the date of notice/s of receipt of the said notice/s. The undersigned has taken possession of the properties described herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said Rules on the dates mentioned against each account.
The borrower/s 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 PNB Housing Finance Ltd. for the amount and interest thereon as per loan agreement.
The borrower/s attention is invited to provisions of Sub-section (8) of the Act, in respect of time available, to redeem the secured assets.

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY/IES)
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