

**Information on secured assets possessed under the SARFAESI Act, 2002 as on 31st May, 2025
(Pursuant to RBI Circular RBI/2023-24/63 DoR.FIN.REC.41/20.16.003/2023-24 Dated 25th September 2023)**

S. No	Branch Name	State	Borrower Name	Guarant or Name (wherev er applicab le)	Registered address of the Borrower	Registr ed addre ss of the Guara ntor (wher ever applic able)	Outstanding amount (in ₹)	Asse t Clas sific atio n	Date of Asset classificatio n	Details of security possessed	Name of the Title holder of the security possessed
1	Chennai	Chennai	Sri Sewha Bhawan (Prop.Malai yappan K)	NA	Old No. 15/1, New No. 27, Eagambaram Street Kanchipuram-631502	NA	Rs 49,57,344.00/- (Rupees Forty Nine Lakhs Fifty Seven Thousand Three Hundred Forty Four Only) outstanding as on 03/12/2021	NPA	07-05-2021	All that piece and parcel of land measuring 1668 sq.ft., with building comprised in T.S.No.26/1C & 26/1F situate at Door No.23/B [Old Door No.23/A2] at Vellakulla Street, Big Kancheepuram within Kancheepuram Taluk and District and lying within the Regn District of Kancheepuram and Kancheepuram-I Joint Sub Registrar Office together with construction	Mr. M. Krishnan
2	Surat	Gujarat	Pramukh Farm Fresh (Prop. Jigneshpuri Bhanuprasad Goswami)	NA	Ward No. 41-B, Stall No. 37, M.G. Fruit Market, Behind Sarvottam Hotel, Umarwada, Surat- 395010. Also At:-	NA	Rs. 9,083,041.00/- (Indian Rupees Ninety Lakhs Eighty Three Thousand And Forty One Only) Outstanding	NPA	03-01-2023	All That Piece And Parcel Of Land Bearing, Shop No. G-27, Admeasuring 59.65 Sq. Mtrs. Carpet Area & Admeasuring 61.40 Sq. Mtrs., Built Up Area, Along Proportionate Undivided, Share Ground Land Admeasuring 33.94 Sq. Mtrs. Ground Floor, Rajhans Stadium Plaza, Developed Upon Land Situated In State: Gujarat, District & Taluka: Adajan (Surat City), Moje: Palanpur, Bearing Revenue Survey No. 70, (North- East), Block No. 108/Paikee 1/A Admeasuring 6617 Sq. Mtrs., Revenue Survey No. 70 (South – East) Block No.	Jigneshpuri Bhanuprasad Goswami

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967

					C-203, Vaishnodevi Heights, Jahangirabad, Bhesan, Surat, Ambheta- 395005. Also At:- Tower Van, Mistry Fali At Po- Majara, Taluka - Prantij, Sabarkantha - 383230. Also At:- A/404 Sparsh 50, Nana Chiloda Road , Sb Farm , New Shahibaug , Nana Chiloda, Ahmedabad – 382330.		As On 04.01.2023			108/Paikee 1/C Admeasuring 6617 Sq. Mtrs. Total Admeasuring 13234 Sq. Mtrs. T P Scheme No. 9,, (Palanpur- Bhesan) Final Plot No. 26 Admeasuring 9262.00 Sq. Mtrs. Na Land Paikee.	
3	Rajkot	Gujarat	Late Mesur Jetshi Dangar Education Trust	NA	Shri Vivekanand Shaikshanik Sankul, Survey No. 269 (Paiki 1), Opp. Jalaram Temple, Lalpur Porbandar Highway, At: Navi – Piper, Taluka Lalpur, Dist: Jamnagar- 361170	NA	Rs 4,14,35,369.0 0/- (Rupees Four Crore Fourteen Lakhs Thirty Five Thousand Three Hundred and Sixty Nine Only) outstanding as on 23/01/2023	NPA	14- 07- 2022	All That Piece and Parcel Of Property Bearing S No 269, Paiky 1, Opp. Jalaram Temple, Lalpur Porbandar Highway At Navi Pipar, Tal Lalpur, Taluka, Lalpur Dist Rajkot, Jamnagar, Gujarat- 361170	Bhimashibh ai Jetshibhai Dangar

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967

4	Ahmedabad	Gujarat	Balwan Agro Industries Private Limited	NA	Survey No. 1649, Plot No. 1, Nr Gopi Hotel, N. H No 8, Sayla, Surendra Nagar, 363430.	NA	Rs. 1,52,68,952.00/- (Rupees One Crore Fifty Two Lakhs Sixty Eight Thousand Nine Hundred and Fifty Two Only) outstanding as on 16.10.2023	NPA	03-09-2023	All that piece and parcel of Land Being Shop No. 702 adm. 70.09 Sq. Mtrs. Build up area and 66.90 Sq. Mtrs. Carpet Area, Shop No. 703 adm. 76.81 Sq. Mtrs. Build up area and 74.52 Sq. Mtrs. Carpet Area, Shop No. 704 adm. 92.70 Sq. Mtrs. Build up area and 89.06 Sq. Mtrs. Carpet Area and Shop No. 705 adm. 59.01 Sq. Mtrs. Build up area and 54.91 Sq. Mtrs. Carpet Area, all shops on Seventh Floor, Sureel Business Hub, Situated at Survey No. 568/1 Paiki F.P. No. 448 of T.P.S. No. 01 of Mouje, Naroda, Muktidham, Opp. Dev Ashish, Opp. Eknath Complex, Vasant Vihar - 2, Dehgam Road, Naroda, Taluka: Asarwa, Ahmedabad, Gujarat-382330.					Balwan Agro Industries Private Limited																																																																																					
5	Ahmedabad	Gujarat	M K Fashion Hub Private Limited	NA	G/F, Shop No. 501 To 514, 005, A One Complex, Opp Kalupur Railway Station, B/S Post Office, Kalupur, Ahmedabad, 380001	NA	Rs. 4,46,52,852.00/- (Rupees Four Crore Forty Six Lakhs Fifty Two Thousand Eight Hundred and Fifty Two Only) outstanding as on 07.07.2023	NPA	04-07-2023	<table><tr><th colspan="5">Shop No</th></tr><tr><th>As Per Plan</th><th>As Per Scheme</th><th>Floor</th><th>Built Area (Sq. Mts)</th><th>Undivided Share (Sq Mts)</th></tr><tr><td>19</td><td>119</td><td>First</td><td>26.03</td><td>21.48</td></tr><tr><td>20</td><td>120</td><td>First</td><td>25.57</td><td>21.10</td></tr><tr><td>21</td><td>121</td><td>First</td><td>26.03</td><td>21.48</td></tr><tr><td>22</td><td>122</td><td>First</td><td>45.10</td><td>37.22</td></tr><tr><td>23</td><td>123</td><td>First</td><td>36.78</td><td>30.36</td></tr><tr><td>24</td><td>124</td><td>First</td><td>51.24</td><td>42.30</td></tr><tr><td>25</td><td>125</td><td>First</td><td>49.29</td><td>40.68</td></tr><tr><td>26</td><td>126</td><td>First</td><td>27.13</td><td>22.39</td></tr><tr><td>27</td><td>127</td><td>First</td><td>26.6</td><td>21.96</td></tr><tr><td>19</td><td>19</td><td>Ground</td><td>30.06</td><td>21.48</td></tr><tr><td>20</td><td>20</td><td>Ground</td><td>29.52</td><td>24.37</td></tr><tr><td>21</td><td>21</td><td>Ground</td><td>29.52</td><td>24.37</td></tr><tr><td>30</td><td>30</td><td>Ground</td><td>30.02</td><td>24.78</td></tr><tr><td>31</td><td>31</td><td>Ground</td><td>45.55</td><td>37.60</td></tr><tr><td>32</td><td>32</td><td>Ground</td><td>45.55</td><td>37.60</td></tr></table> <p>in the Scheme Known as a 'Atriya Business Zone' constructed by M/s. Shyam Buildcon a partnership firm, situated at: Survey No. 521/B Palki, 522, 523, 560 and 564, final plot No. 10/2 of T.P. No. 30 of Mouje: Asarwa, Taluka: Asarwa and District : Ahmedabad.</p>					Shop No					As Per Plan	As Per Scheme	Floor	Built Area (Sq. Mts)	Undivided Share (Sq Mts)	19	119	First	26.03	21.48	20	120	First	25.57	21.10	21	121	First	26.03	21.48	22	122	First	45.10	37.22	23	123	First	36.78	30.36	24	124	First	51.24	42.30	25	125	First	49.29	40.68	26	126	First	27.13	22.39	27	127	First	26.6	21.96	19	19	Ground	30.06	21.48	20	20	Ground	29.52	24.37	21	21	Ground	29.52	24.37	30	30	Ground	30.02	24.78	31	31	Ground	45.55	37.60	32	32	Ground	45.55	37.60	Manish Prakashlal Khilnani
Shop No																																																																																																				
As Per Plan	As Per Scheme	Floor	Built Area (Sq. Mts)	Undivided Share (Sq Mts)																																																																																																
19	119	First	26.03	21.48																																																																																																
20	120	First	25.57	21.10																																																																																																
21	121	First	26.03	21.48																																																																																																
22	122	First	45.10	37.22																																																																																																
23	123	First	36.78	30.36																																																																																																
24	124	First	51.24	42.30																																																																																																
25	125	First	49.29	40.68																																																																																																
26	126	First	27.13	22.39																																																																																																
27	127	First	26.6	21.96																																																																																																
19	19	Ground	30.06	21.48																																																																																																
20	20	Ground	29.52	24.37																																																																																																
21	21	Ground	29.52	24.37																																																																																																
30	30	Ground	30.02	24.78																																																																																																
31	31	Ground	45.55	37.60																																																																																																
32	32	Ground	45.55	37.60																																																																																																

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967

6	Rajkot	Gujarat	Nayankumar H Padia	NA	Office No. 04, 8A National Highway, Somnath Chamber, Lalpar, Morbi, Gujarat-363642.	NA	Rs. 1,06,33,562.00/- (Rupees One Crore Six Lakhs Thirty Three Thousand Five Hundred and Sixty Two Only) outstanding as on 04.06.2024	NPA	03-06-2024	<p>Property No. 1 All that piece and Parcel of Unit No. Shop- 5, Block E on ground floor, Adm. 36.38 Sq. mtrs. Construction and Adm. 15.22 Sq. Mtrs. Undivided land share (As per Sale Deed No. 17087/2021) in scheme known as Anant Sky, situated at: Survey No. 375, Final Plot No. 1 of T.P.S. No. 3 of Mouje: Ranip, Taluka: Sabarmati, District: Ahmedabad. Boundaries of the property (As per Sale Deed No. 17087/2021) East : Shop No. 6; West: Block E Lift; North: Society Internal Road; South : 60 ft. Road.</p> <p>Property No. 2 All that piece and Parcel of Unit No. Shop- 6, Block E on ground floor, Adm. 45.24 Sq. mtrs. Construction and Adm. 18.93 Sq. Mtrs. Undivided land share (As per Sale Deed No. 17088/2021) in scheme known as Anant Sky, situated at:- Survey No. 375, Final Plot No. 1 of T.P.S. No. 3 of Mouje : Ranip, Taluka: Sabarmati, District: Ahmedabad. Boundaries of the property (As per Sale Deed No. 17088/2021) East: Shop No. 7; West: Shop No. 5; North: Society Internal Road; South : 60 ft. Road.</p>	Mr. Nayanbhai Harshukhlal Padiya.
7	Surat	Gujarat	Kartik Govindbhai Vala	NA	F. F. 1/2, Angel Womens Hospital & Ivf Centre N J Complex, Magob, Surat. 395010.	NA	Rs. 4,37,37,809.00/- (Rupees Four Crore Thirty Seven Lakhs Thirty Seven Thousand Eight Hundred and Nine Only) outstanding	NPA	15.05.2024	<p>Property No. 1 All that right, title and Interest in Hall No. 1 and Hall No. 2 admeasuring about 382.95 sq. mt. carpet area and admeasuring 459.54 sq. mt. built up area situated on the 1st floor, of N. J. Complex constructed on land bearing revenue survey No. 83/1 and its block no. 148 having city survey no. 5/2 of ward Magob which also bears final plot no. 98 admeasuring about 10218.00 sq. mt. paikee part-1 admeasuring about 2800 sq. yds. of Magob within District Surat together with undivided proportionate share in the said land Kartik Govindbhai Vala. The said property is surrounded by:</p>	Kartik Govindbhai Vala

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967

							as on 29.05.2024			<div>East: Property of Darbar Nagar; West: Property of Gujarat Motors; North: Surat Kadodra State Highway; South: Survey No. 83/1, Block no. 148 paikee Sub Plot No. 2.</div> <div>Property No. 2</div> <table><tr><th>Model of Machinery</th></tr><tr><td>5 KL Glass Lined Reactor</td></tr><tr><td>5 KL Glass Lined Reactor</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>4 KL SS 316 reactor with box type condenser</td></tr><tr><td>2 KL SS 316 reactor with box type condenser</td></tr><tr><td>1 KL SS 316 reactor with box type condenser</td></tr><tr><td>MSGL 6.3 KL Monoblock type reactor</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>4 KL SS 316 reactor with box type condenser</td></tr><tr><td>Model of Machinery</td></tr><tr><td>1 KL SS 316 reactor with box type condenser</td></tr><tr><td>MSGL 6.3 KL Monoblock type reactor</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr><tr><td>2 KL SS 316 reactor with box type condenser</td></tr><tr><td>5 KL SS 316 reactor with box type condenser</td></tr></table>	Model of Machinery	5 KL Glass Lined Reactor	5 KL Glass Lined Reactor	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	4 KL SS 316 reactor with box type condenser	2 KL SS 316 reactor with box type condenser	1 KL SS 316 reactor with box type condenser	MSGL 6.3 KL Monoblock type reactor	5 KL SS 316 reactor with box type condenser	4 KL SS 316 reactor with box type condenser	Model of Machinery	1 KL SS 316 reactor with box type condenser	MSGL 6.3 KL Monoblock type reactor	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	2 KL SS 316 reactor with box type condenser	5 KL SS 316 reactor with box type condenser	
Model of Machinery																																				
5 KL Glass Lined Reactor																																				
5 KL Glass Lined Reactor																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
4 KL SS 316 reactor with box type condenser																																				
2 KL SS 316 reactor with box type condenser																																				
1 KL SS 316 reactor with box type condenser																																				
MSGL 6.3 KL Monoblock type reactor																																				
5 KL SS 316 reactor with box type condenser																																				
4 KL SS 316 reactor with box type condenser																																				
Model of Machinery																																				
1 KL SS 316 reactor with box type condenser																																				
MSGL 6.3 KL Monoblock type reactor																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				
2 KL SS 316 reactor with box type condenser																																				
5 KL SS 316 reactor with box type condenser																																				

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967

										5 KI Flange type Jacketed Reactor 3 KI AE Non GMP GLR SS 3 KL reactor with Gear Box SS 3 KL reactor with Gear Box SS 316 6 KL Reactor Limpel Coil SS 316 3 KI Reactor with MS Jacket & MS Cladding SS 316 5 KI Reactor with MS Jacket & MS Cladding SS 316 8 KI Reactor with MS Jacket & MS Cladding Model of Machinery SS 316 8 KI Reactor with MS Jacket & MS Cladding SS 316 8 KI Reactor with MS Jacket & MS Cladding SS 316 10 KI Reactor with MS Jacket & MS Cladding SS 316 6 KL Reactor Limpet Coil SS 5 KL reactor with Gear Box SS 5 KL reactor with Gear Box MSG L 3 KL AE Flange type GLR MSG L 3 KL AE Flange type GLR MSG L 6.3 KL CE MONOBLOCK TYPE GLR Agitated Thin Film Dryer System 20 M (ATFD) SS316, 2KL Pressure Filter Automatic Digital Polarimeter Model: ADP(S) 6TPH 4P SKID Mounted Plug & Play Boiler-SBH MF-600 SS 316 CGMO MODEL 4POLE Centrifuge with FLP Motor With VFD AC Drive	
8	PUNE	MAHARASHTRA	Mohd. Abbas Mohd. Imran (Prop. Of Gauri Gul Udyog)	NA	GAT No. 218/1, Hadalwadi, Tal. Daund- 412203.	NA	Rs. 1,47,22,916/- (Rupees One Crore Forty Seven Lakhs Twenty Two	NPA	03.08.2023	All that piece and parcel of land admeasuring 60 R i.e. 6000 Sq. Mtr. out of land bearing Gat No. 208 totally admeasuring 03 H 07 R situated at Andhalgaon, Taluka Shirur, District Pune, Maharashtra- 412203.	Mohd. Abbas Mohd. Imran

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967

							Thousand Nine Hundred and Sixteen Only) outstanding as on 23.08.2023				
9	Kolkata	West Bengal	Kalipada Mondal (Bhai Bhai Husking Mill)	NA	Village-Goaldove, Para-Paschimpara, Ps-Haringhata, Near-Nagarukhra Pnb Branch, West Bengal- 741257	NA	Rs.35,86,967/- (Rupees Thirty Five Lakhs Eighty Six Thousand Nine Hundred and Sixty Seven Only) outstanding as on 10.01.2024	NPA	03.01.2024	ALL THAT land measuring about 33 Decimals out of 40 Decimals along with structure standing thereon forming part of Dag no. 1116 under R.S. Khatian no. 43 corresponding to L.R. Khatian no. 361 [as per Deed] and present L.R. 1504 [as per L.R. Porcha] in Mouza Goaldove under P.S. Haringhata in the District Nadia within the limits of Nagarukhra-I Gram Panchayat [As per Valuation Report dated 23-08-2022]. Boundaries as per Site:- North:- 8 ft Wide Panchayet Road & House of Rajani Mondal. South:- Land of Sabita Mondal. East:- Land of Israil Mondal. West:- House of Ram Mondal.	Gouri Mondal
10	Delhi	Delhi	Inder Kumar (Inder Ready Made Material Store)	NA	Ground Floor, 3036/3, Gali No-5, Main Road, Raghubar Pura No-2, Gandhi Nagar East Delhi-110031. Also At:- D-11 Gali No-9, Kailash Mandir Wali, Gali New Govindpuru, Krishna Nagar Delhi - 110051.	NA	Rs. 3,58,24,296/- (Rupees Three Crore Fifty Eight Lakhs Twenty Four Thousand Two Hundred and Ninety Six Only) outstanding as on 07.08.2024	NPA	03.08.2024	All that piece and parcel of property being Residential House No. X/3036 (Part), on Plot No. 31, admeasuring 75.00 sq. yds., alongwith its whole of the structure of Two Shops, Four Rooms, on the ground Floor, Two Rooms, Kitchen, laterine, bath on first floor, fitted with Electricity, out of Khasra No. 211 & 212, Situated at abadi Main Road, Raghubarpura, No. 02, Gandhi Nagar, in the area of Village Seelampur, Illaqa Shahdara, Delhi, Delhi-110031 and bounded as under: Boundaries as per Sale Deed:- East: Others Property; West: Remaining Portion; North: Gali; South: Road.	Vir Bhan Arora & Inder Kumar Arora

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967

11	Mumbai	Maharashtra	Hotel Om Sairam (Prop. Bharat Mangaldas Patil)	NA	H NO 98, Saidhara Complex, Kukase, Bhiwandi, Bhoirgaon 421302. Tal	NA	Rs. 1,08,57,520.00/- (Rupees One Crore Eight Lakhs Fifty Seven Thousand Five Hundred and Twenty Only) outstanding as on 14.10.2022	NPA	03.10.2022	All that piece and parcel of Land along with structure standing thereon, Adm. 500 Sq. Mtrs. Carpet area, constructed on Plot of land bearing Survey No. 30, Hissa No. Part, situated at Village Bhoirgaon, Kukase, Taluka Bhiwandi & District Thane – 421 302.	Manjula Mangaldas Patil
----	--------	-------------	--	----	--	----	--	-----	------------	--	-------------------------

Profectus Capital Private Limited

Regd. Office : B-17, Fourth Floor, Art Guild House, Phoenix Market City, Kurla (West), Mumbai - 400 070. **Tel. :** +91-22-4919 4400
Website : www.profectuscapital.com **Email:** info@profectuscapital.com **CIN :** U65999MH2017PTC295967