

**PUBLIC NOTICE**

**NOTICE** is hereby given to the public that we are investigating (1) the title of (a) **Nutan Abhishek Cooperative Housing Society Limited**, a Society registered under the provisions of Maharashtra Co-operative Societies Act, 1960 under Serial No. BOM / K-W / HSG / (TC) / 2187 of 1986-1987 having its Office at Plot No. 12, Swami Samarth Nagar Lokhandwala Complex, Andheri (West), Mumbai 400 053 to all those pieces and parcels of land admeasuring (i) 2,248.20 square meters (as per property register card and title documents) and (ii) 2,248.23 square meters (as per approved plans) bearing CTS No. 1/157 of Village Oshiwara, Taluka Andheri, District Mumbai Suburban along with 1 building standing thereon having aggregate carpet area of 37,106.58 square feet and known as 'Nutan Abhishek' comprising of 3 wings each having stilt plus 7 floors and, an aggregate of 77 flats, lying being and situate at Plot No. 12, Survey No. 41(part), Oshiwara, off Jay Priyadarshini Road, Lokhandwala Complex, Andheri West, Mumbai 400053 and bounded as follows that is to say:

On or towards the North : by CTS Nos. 1/147 (Suman Tulsiani Society);

On or towards the South: by 2nd Cross Road;

On or towards the East : by CTS Nos. 1/158 (Richmond Society); and

On or towards the West : by CTS No. 1/156 (Aashirwad Society).

(b) **Richmond Co-operative Housing Society Limited**, a Society registered under the provisions of Maharashtra Co-operative Societies Act, 1960 under Serial No. BOM/ K-WEST/HSG (TC)/2175 of 1986-1987, having its office at 2nd Cross Road, Lokhandwala Complex, Andheri West, Mumbai 400 053 to all that piece and parcel of land admeasuring (i) 2,248.20 square meters (as per property register card and title documents) and (ii) 2,248.18 square meters (as per approved plans) and bearing CTS No. 1/158 of Village Oshiwara, Taluka Andheri, District Mumbai Suburban along with 1 building standing thereon having aggregate carpet area of 30,076.69 square feet and known as 'Richmond' comprising of 1 wing having stilt plus 7 floors and, an aggregate of 42 flats and 13 enclosed garages lying being and situate at 2nd Cross Road, Lokhandwala Complex, Andheri West and bounded as follows that is to say:

On or towards the North : by CTS No. 1/148 (Suman Tulsiani Society);

On or towards the South : by 2nd Cross Road;

On or towards the East : by CTS No. 1/159 (Karthik Building); and

On or towards the West :

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of 38,081.71 square feet and known as 'Aashirwad' comprising of 3 wings each having stilt plus 7 floors and, an aggregate of 82 flats (of which 1 flat is used for commercial purposes and 2 flats have adjacent terraces) lying being and situate at Plot No. 11, Survey No. 41 (part), Oshiwara, Swami Samarth Nagar, Road No. 2, Lokhandwala Complex, Andheri West, Mumbai 400053 and bounded as follows that is to say:

On or towards the North : by CTS No. 1/146 (Troika Apartments) and CTS No. 1/145;

On or towards the South : by 2nd Cross Road;

On or towards the East : by CTS No. 1/157 (Nutan Abhishek Society); and

On or towards the West : by CTS No. 1/155 (Medhavi Building) and CTS Nos. 1/153 and 1/154 (Benzer Society).

pursuant to the order bearing no. DDR-3/Mum./D.C./

Aashirwad: CHSL/3306/2023 dated 31st October 2023 passed by District Deputy Registrar.

Co-operative Societies, Mumbai City (3); and

(c) **Benzer Co-operative Housing Society Limited**, a Society registered under the provisions of the Maharashtra Co-operative Societies Act, 1960 under Serial No. BOM/K-W/HSG/TC/1603 of 1985 - 1986 having its office at Plot No. 9/9A of Survey No. 41 (part), 2nd Cross Lane, Lokhandwala Complex, Andheri (West), Mumbai - 400 053 to all that piece and parcel of land admeasuring

(i) 2,582.80 square meters (as per property register card and as per the Order dated 20th October 2023) and (ii) 2,582.91 square meters (as per approved plans) and bearing CTS Nos. 1/153 of Village Oshiwara, Taluka Andheri, District

Mumbai Suburban along with 1 building standing thereon having an aggregate carpet area of 36,817.73 square feet and known as 'Benzer' comprising of 2 wings each having ground plus 7 floors and, an aggregate of 69 flats (of which 2 flats have an open terrace having carpet area of 4,287.76 square feet and approximately 210.65 square feet respectively), 4 units being used as nursing home, 16 shops (having aggregate carpet area of 5,331.33 square feet) and 9 enclosed garages lying being and situate at 2nd Cross Road, Lokhandwala Complex, Andheri West and bounded as follows that is to say:

On or towards the North : by CTS No. 1/145 and CTS No. 1/144;

On or towards the South : by 2nd Cross Road;

On or towards the East : by CTS No. 1/156 (Aashirwad Building) and CTS No. 1/155 (Medhavi Building); and

On or towards the West : by Lokhandwala Complex Road.

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**PUBLIC NOTICE**

**NOTICE** is hereby given to the public that we are investigating the title of **Shree Swami Samarth Prasanna Unit No. 11 RBI Employees Medhavi Co-operative Housing Society Limited**, a society registered under the provisions of the Maharashtra Co-operative Societies Act, 1960 under Serial No. BOM/HSG/K/6932 of 1981 having its office at Swami Samarth Nagar, Lokhandwala Complex, Cross Road No. 2, Andheri (West), Mumbai - 400 053 to the property situate at all that piece and parcel of land admeasuring (i) 1,867.50 square meters (as per property register card) (ii) 1,868.26 square meters (as per approved plans and title documents) and bearing CTS Nos. 1/155 of Village Oshiwara, Taluka Andheri, District Mumbai Suburban along with 1 (one) building standing thereon having aggregate carpet area of 26,782.52 square feet and known as 'Medhavi' comprising of 2 wings with wing A having stilt plus 4 upper floors and wing B having ground plus 4 upper floors and an aggregate of 36 flats (of which 1 flat is used for commercial purposes) lying and being at 2nd Cross Road, Lokhandwala Complex, Andheri West and bounded as follows that is to say:

On or towards the North : by CTS No. 1/156 (Aashirwad Society) and CTS Nos. 1/153 and 1/154 (Benzer Society);

On or towards the South : by 2nd Cross Road;

On or towards the East : by CTS No. 1/156 (Aashirwad Society); and

On or towards the West : by CTS Nos. 1/153 and 1/154 (Benzer Society).

**ANY AND ALL PERSONS**, including individuals, Hindu undivided family, companies, banks, financial institution(s), non-banking financial institution(s), firms, associations of persons or a body of individuals, whether incorporated or not, lenders and/or creditors having any right, title, interest, share, benefit, claim, demand, objection or dispute whatsoever in respect of the Property and/or any part or portion thereof including by way of acquisition, appointment, assignment, attachment, authority, award, beneficial right/life or other interest, bequest, charge, conveyance, decree, demise, disposition, easement, encumbrance, exchange, family or any other arrangement/ compromise/ settlement, gift, grant, guarantee, hypothecation, inheritance, injunction, joint venture, lease/ sub-lease, license, lien, *lis pendens*, loans, maintenance, mortgage, equitable or



comprising stilt plus 7 floors and, an aggregate of 42 flats and 13 enclosed garages lying being and situate at 2nd Cross Road, Lokhandwala Complex, Andheri West and bounded as follows that is to say:

On or towards the North : by CTS No. 1/148 (Suman Tulsiani Society);

On or towards the South : by 2nd Cross Road;

On or towards the East : by CTS No. 1/159 (Karthik Building); and

On or towards the West : by CTS No. 1/157 (Nutan Abhishek Society).

(2) the entitlement of (a) **Suman Tulsiani Co-operative Housing Society Limited**, a Society registered under the provisions of Maharashtra Co-operative Societies Act, 1960 under Serial No. BOM/K-W(WEST)/HSG/TC/5052/89-90, having its office at Shree Swami Samarth Nagar, 3rd Cross Road, Lokhandwala, Andheri (West), Mumbai 400 053 to all that piece and parcel of land admeasuring (i) 4,496.4 square meters (as per property register card and title documents) and (ii) 4,498.14 square meters (as per approved plans), and bearing CTS Nos. 1/147 and 1/148 of Village Oshiwara, Taluka Andheri, District Mumbai Suburban along with 2 buildings standing thereon having aggregate carpet area of 76,210 square feet viz.

(i) building No. 1 known as 'Suman Towers' consisting of stilt plus 16 floors (ii) building No. 2 known as 'Suman Apartment' consisting of 3 wings each having stilt plus 7 floors and, an aggregate of 134 flats and 13 enclosed garages, lying being and situate at 3rd Cross Road, Lokhandwala Complex, Andheri West and bounded as follows that is to say:

On or towards the North : by 3rd Cross Road;

On or towards the South : by CTS No. 1/157 (Nutan Abhishek Society) and CTS No. 1/158 (Richmond Society);

On or towards the East : by CTS No. 1/149 (Supreme 19 Society); and

On or towards the West : by CTS No. 1/146 (Troika Apartments).

pursuant to the order bearing no. DDR-3/Mum./D.C./Suman Tulsiani CHSL/2284/2024 dated 30th July 2024 passed by District Deputy Registrar Co-operative Societies, Mumbai City (3);

(b) **Aashirwad Co-operative Housing Society Limited**, a Society registered under the provisions of Maharashtra Co-operative Societies Act, 1960 under Serial No. BOM/K/WEST/HSG/TC/3030 of 1987 - 1988, having its office at Plot No. 11, Swami Samarth Nagar, Road No. 2, Lokhandwala Complex, Andheri (West), Mumbai 400 053 to all that piece and parcel of land admeasuring (i) 2,294.20 square meters (as per property register card and title documents) and (ii) 2,294.16 square meters (as per approved plans) and bearing CTS Nos. 1/156 of Village Oshiwara, Taluka Andheri, District Mumbai Suburban along with 1 building standing thereon having aggregate carpet area

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enclosed garages lying being and situate at 2nd Cross Road, Lokhandwala Complex, Andheri West and bounded as follows that is to say:

On or towards the North : by CTS No. 1/145 and CTS No. 1/144;

On or towards the South : by 2nd Cross Road;

On or towards the East : by CTS No. 1/156 (Aashirwad Building) and CTS No. 1/155 (Medhavi Building); and

On or towards the West : by Lokhandwala Complex Road.

pursuant to the order bearing no. DDR-3/Mum./D.C./M/BenzerCHSL/3237/2023 dated 20th October 2023 passed by District Deputy Registrar Co-operative Societies, Mumbai City (3); (hereinafter collectively referred to as "**Property**").

**ANY AND ALL PERSONS**, including individuals, Hindu undivided family, companies, banks, financial institution(s), non-banking financial institution(s), firms, associations of persons or a body of individuals, whether incorporated or not, lenders and/or creditors having any right, title, interest, share, benefit, claim, demand, objection or dispute whatsoever in respect of the Property and/or any part or portion thereof including by way of acquisition, appointment, assignment, attachment, authority, award, beneficial right/life or other interest, bequest, charge, conveyance, decree, demise, disposition, easement, encumbrance, exchange, family or any other arrangement/ compromise/ settlement, gift, grant, guarantee, hypothecation, inheritance, injunction, joint venture, lease/ sub-lease, license, lien, *lis pendens*, loans, maintenance, mortgage (equitable or otherwise), negative or other covenant, occupation, order passed by any Court of Law, Tribunal, Revenue or Statutory Authority or Arbitration, partition, partnership, pledge, possession, power of attorney, pre-emption, prescription, prohibition, requisition, sale, security interest, share, tenancy/ sub-tenancy, testamentary instrument, transfer or trust or under any agreement, collaboration or deed, document, understanding or writing for whatever reason or otherwise howsoever, are hereby requested to notify the same in writing to us with supporting documentary evidence at [vineetnalawalla@riddpartners.in](mailto:vineetnalawalla@riddpartners.in) and at the address mentioned hereinbelow within **14 (fourteen) days** from the date hereof falling which, the claim or claims, if any, of such person or persons will be considered to have been waived and/or abandoned for all intents and purposes and not binding in any manner whatsoever.

**Date: 12 July, 2025**

For RJD & Partners  
Advocates and Solicitors

Sd/-  
**Vineet Nalawalla**  
Partner

[vineetnalawalla@riddpartners.in](mailto:vineetnalawalla@riddpartners.in)  
Oval House, 4th Floor  
Old British Hotel Lane,  
Kala Ghoda, Fort,  
Mumbai- 400001

acquisition, appointment, assignment, attachment, authority, award, beneficial right/life or other interest, bequest, charge, conveyance, decree, demise, disposition, easement, encumbrance, exchange, family or any other arrangement/ compromise/ settlement, gift, grant, guarantee, hypothecation, inheritance, injunction, joint venture, lease/ sub-lease, license, lien, *lis pendens*, loans, maintenance, mortgage (equitable or otherwise), negative or other covenant, occupation, order passed by any Court of Law, Tribunal, Revenue or Statutory Authority or Arbitration, partition, partnership, pledge, possession, power of attorney, pre-emption, prescription, prohibition, requisition, sale, security interest, share, tenancy/ sub-tenancy, testamentary instrument, transfer or trust or under any agreement, collaboration or deed, document, understanding or writing for whatever reason or otherwise howsoever, are hereby requested to notify the same in writing to us with supporting documentary evidence at [vineetnalawalla@riddpartners.in](mailto:vineetnalawalla@riddpartners.in) and at the address mentioned hereinbelow within **14 (fourteen) days** from the date hereof falling which, the claim or claims, if any, of such person or persons will be considered to have been waived and/or abandoned for all intents and purposes and not binding in any manner whatsoever.

**Date: 12 July, 2025**

For RJD & Partners  
Advocates and Solicitors

Sd/-  
**Vineet Nalawalla**  
Partner

[vineetnalawalla@riddpartners.in](mailto:vineetnalawalla@riddpartners.in)  
Oval House, 4th Floor  
Old British Hotel Lane,  
Kala Ghoda, Fort,  
Mumbai- 400001

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