

KUBER UDYOG LIMITED

Office Number 156 1st Floor Raghuleela Mega Mall Kandivali West Mumbai - 400067.

Telephone: 7506324443

Website: www.kuberudyog.com Email Id: kuberudyoglimited@gmail.com

CIN: L51909MH1982PLC371203

Date: November 12, 2025

To,
The Department of Corporate Services,
Bombay Stock Exchange Limited,
14th Floor, P.J. Towers,
Dalal Street, Mumbai 400001.

Dear Sir/ Madam,

Subject: - Newspaper publication of Financial Results.

Ref: Scrip Code: 539408.

Pursuant to Regulation 47 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith Extract of Un-Audited Financial Results for the quarter and half-year ended September 30, 2025, as published in Active Times [English Version] and Mumbai Lakshadeep [Marathi Version] on November 12, 2025.

Kindly take the same on your records.

Thanking You.

Yours Truly,

For Kuber Udyog Limited

Chetan Shinde
Managing Director
DIN: 06996605

BAJAJ FINANCE LIMITED

Registered Office: Bajaj Finance Limited, Off Pune-Ahmednagar Road, Viman Nagar, Pune – 411014
Branch Office: Bajaj Finance Ltd, 271, Business Park, Ground Floor, Modern Industrial Estate, Near, Virwani Industrial Estate, Off Western Express Highway, Goregaon East, Mumbai - 400063



POSSESSION NOTICE (For immovable property)

(As per Appendix IV read with rule 8(1) of the Security Interest Enforcement Rules, 2002)
Whereas, the undersigned being the Authorized Officer of Bajaj Finance Limited (BFL), under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Sec.13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued demand by registered post ("Notice") calling upon the Borrowers/Co-borrowers mentioned hereunder to repay the amount mentioned in the notice U/s 13(2) of the said Act within a period of 60 days from the date of receipt of the said notice.

The Borrowers/Mortgagors/Guarantors named below having failed to repay the said amount, notice is hereby given to the Borrowers/Mortgagors/Guarantors and public in general that the undersigned has taken Symbolic Possession of the property described herein below in exercise of powers conferred on me under Sec.13(4) of the said Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002.

The borrowers in particular and public in general are hereby cautioned not to deal with the said property and any dealing with this property will be subject to the charge of the Bajaj Finance Limited, for the amount mentioned herein below along with interest thereon at contracted rate.

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.

Loan Account No./Name of the Borrower(s)	Description of Secured Immovable Property	Date of Notice U/s.13(2) and U/s.13 (2) Notice Amount and Date of Possession
405DFH42907794 & 405DHL3384822 Pittala Karunakar Rao (Borrower) Sunitha Hanumant Reddy (Co-borrower), BOTH AT - 104 Anugovind Apartments 1st, Floor Sector 20 Airoli Opp D K Towers, Thane, Maharashtra - 400708.	All That Piece And Parcel Of Flat No. C-1201, Area Admeasuring 55.76 Square Meters (built-up Area) On 12th Floor, 'c' Wing Along With 1 Car Parking Space In The Building Known As "casa Elite", Situated At Lakeshore Greens, Near Khid, Kaleshwar Temple, Off. Kalyan Shil Road, Dombivli (east) Thane - 421 203, Land Bearing Survey Nos. 95/3, 96/2a, 97, 150/2a, 2b, 3, 4a, 4b Of Revenue Village: Khoni Taluka: Kalyan, District: Thane.	12/08/2025 Rs.34,55,379.68/- (Rupees Thirty-Four Lakh Fifty-Five Thousand Three Hundred and Seventy-Nine and Sixty-Eight Paise Only) as on 11/08/25 Possession Date 10/11/2025

Date: 12.11.2025 Place: MUMBAI Sd/- Authorized Officer, Bajaj Finance Limited



ART HOUSING FINANCE (INDIA) LIMITED

(Formerly known as ART Affordable Housing Finance (India) Limited)
Regd. Office: 107, First Floor, Best Sky Tower, Netaji Subhash Place, Pitampura, New Delhi-110034
Branch Office: 49, Udyog Vihar Phase 4, Gurugram, Haryana 122015

NOTICE UNDER SECTION 13(2) OF THE SECURITIZATION & RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002

Undersigned, being the Authorized Officer of ART Housing Finance (India) Limited, a Financial Institution under Section 2(1)(iv) of the SARFAESI Act, 2002 having its registered Office at 107, Best Sky Tower, Netaji Subhash Place, Pitampura, Delhi-110034 hereafter "the Secured Creditor" serve upon the present notice in below loan account number which was declared NPA as on 05.11.2025

S. No.	LOAN A/C NUMBER	NAME OF BORROWER & CO-BORROWER	ADDRESS OF THE BORROWER & CO-BORROWER	PROPERTY ADDRESS OF SECURED ASSETS	DATE OF DEMAND NOTICE 13(2)	OUTSTANDING DUES
1.	LNKLN01418-190005255	GOPI MANTULAL KANOJIA & MARINA GOPI KANOJIA & BRIJESH M KANOJIA	HOUSE NO. 441, CTS No. 108, RAM MANDIR RD., PATIL PADA, KHARANDANDA, MUMBAI-400052 & HOUSE No. 325, FLAT No. 302, 3RD FLOOR, WARIN PADA, DANDA, KHAR WEST, NEAR HOLI MADAN, KHARANDANDA, MUMBAI CITY, MAHARASHTRA – 400052	PROPERTY BEARING APARTMENT NO. G7-119, 1ST FLOOR, BUILDING NO. 67 IN THE PROPOSED PROJECT CALLED "XRBIA VANGANI PH-II" SURVEY No. 24/1, 24/3, 24/4, 24/11, 24/12, 24/13, 25/3/B, SITUATED AT VILLAGE KHADYACHA PADA, TALUKA KARJAT, DISTRICT RAIGAD, MAHARASHTRA	06.11.2025	RS. 3,48,735.38/- (RUPEES THREE LAKH FORTY-EIGHT THOUSAND SEVEN HUNDRED THIRTY-FIVE AND THIRTY EIGHT PAISA ONLY) AS ON 06.11.2025
2.	LNKLN02717-180003073	JAYESH HARDEV VYAS & GAYATRI HARDEV VYAS	HOUSE NO. 258, VYAS CHAWL, GDBUNDER ROAD, NEAR ONKAR NIVAS, DONGRIPADA THANE WEST, SANDOZBAUGH, MAHARASHTRA-400607	PROPERTY BEARING FLAT NO. 83-303, 3RD FLOOR, BUILDING NO. 83 WING IN THE PROPOSED PROJECT CALLED "XRBIA VANGANI PH-II" SURVEY No. 24/1, 24/3, 24/4, 24/11, 24/12, 24/13, 25/3/B, SITUATED AT VILLAGE KHADYACHA PADA, TALUKA KARJAT, DIST. RAIGAD, MAHARASHTRA	06.11.2025	RS. 6,03,189.20/- (RUPEES SIX LAKH THREE THOUSAND ONE HUNDRED EIGHTY-NINE AND TWENTY PAISA ONLY) AS ON 06.11.2025
3.	LNKLN01418-190004326	MADHUKAR R PATIL & SUNITA MADHUKAR PATIL	FLAT NO. 706, YESHWANT HEIGHTS, B WING, VIJAY NAGAR, ROAD RAI RESIDENCY, KALYAN EAST, NEAR JARIMARI SCHOOL, KATEMANIVALI S-2, THANE DISTRICT, MAHARASHTRA – 421306 & L.B.S. MARG, 12/136, G.S. COLONY, TYPE B SPL, GHATKOPAR WEST S.O. NEAR JARIMARI SCHOOL, MUMBAI CITY DISTRICT, MAHARASHTRA – 400086	PROPERTY BEARING FLAT NO. F4-309, 3RD FLOOR, BUILDING NO. F4 WING IN THE PROPOSED PROJECT CALLED "XRBIA VANGANI PH-II" SURVEY No. 24/1, 24/3, 24/4, 24/11, 24/12, 24/13, 25/3/B, SITUATED AT VILLAGE KHADYACHA PADA, TALUKA KARJAT, DIST. RAIGAD, MAHARASHTRA	06.11.2025	RS. 7,63,798/- (RUPEES SEVEN LAKH SIXTY-THREE THOUSAND SEVEN HUNDRED NINETY EIGHT ONLY) AS ON 06.11.2025

The Noticee's are called upon to pay the above said amount within 60 days from the date of this notice failing which AHFL will be constrained to exercise its rights of enforcement of security interest against the Secured Assets given in the Secured assets mentioned herein. This notice is without prejudice to any other right remedy available to the AHFL.

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

Date: 12/11/2025 Sd/-
Place: RAIGAD (MAHARASHTRA) Authorised Officer
ART Housing Finance (India) Limited



CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED

Corporate Office:- "Chola Crest", C54 & C55, Super B-4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600032, Tamil Nadu, India.

Branch Address:- Unit No. 203, Lotus IT Park, Road No. 16, Wagle Estate, Thane West, Maharashtra- 400604.

POSSESSION NOTICE [Under Rule 8 (1)]

Whereas, the undersigned being the Authorised Officer of M/s. Cholamandalam Investment And Finance Company Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 hereinafter called the Act and in exercise of powers conferred under Section 13(12) read with Rules 3 of the Security Interest [Enforcement] Rules, 2002 issued demand notices calling upon the borrowers, whose names have been indicated in Column [B] below on dates specified in Column [C] to repay the outstanding amount indicated in Column [D] below with interest thereon within 60 days from the date of receipt of the said notice.

The borrowers having failed to repay the amount, notice is hereby given to the borrowers in particular and the Public in general that the undersigned has taken Symbolic possession of the properties mortgaged with the Company described herein below of the Columns on the respective dates mentioned in Column [E] in exercise of the powers conferred on him under Section 13(4) of the Act read with Rule 8 of the Rules made there under. The borrowers in particular and the Public in general are hereby cautioned not to deal with the properties mentioned below and any such dealings will be subject to the charge of M/s. Cholamandalam Investment and Finance Company Limited for an amount mentioned in Column [D] along with interest and other charges. Under section 13 [8] of the Securitisation Act, the borrowers can redeem the secured asset by payment of the entire outstanding including all costs, charges and expenses before notification of sale.

Sl. No.	Name and Address of Borrower & Loan A/c No.	Date of Demand Notice	Outstanding Amount	Date of Possession
[A]	[B]	[C]	[D]	[E]
1	LAN:- HE01MAI0000022517 & HE01MAI0000034205 1. Smitesh Champaklal Shah (Applicant), R/O.703, 7th Floor, Pearl Residency, Opp Wadala School, Jp Road, Andheri West, Mumbai - 400053, 2. Smitesh Champaklal Shah (Applicant), Also At: F-113, 1st Floor, Moongipa Arcade, Commercial Gate No.3 D N Nagar, Andheri - 400053, 3. Smitesh Champaklal Shah (Applicant), Also At: Flat No.903, 9th Floor, Castle Tower, Bulg-Oshiwara Yashodeep Chsl, Opp Heera Panna Mall, Oshiwara New Link Road, Andheri West, Mumbai - 400058, 4. Premakumari Smitesh Shah (Co-Applicant), R/O.703, 7th Floor, Pearl Residency, Opp Wadala School, Jp Road, Andheri West, Mumbai - 400053, 5. Ishita Smitesh Shah (Co-Applicant), R/O.703, 7th Floor, Pearl Residency, Opp Wadala School, Jp Road, Andheri West, Mumbai - 400053, 6. Smitesh C. Shah And Co (Co-Applicant), Rep. By Its Proprietor, Smitesh Champaklal Shah, F-113, 1st Floor, Moongipa Arcade, Commercial Gate No.3 D N Nagar, Commercial Gate No.3, D N Nagar, Andheri - 400053	11/08/2025	Rs. 1,46,76,112 as on 11/08/2025 and interest thereon.	07/11/2025

DESCRIPTION OF THE IMMOVABLE PROPERTY: Property Being Flat No.903, On The 9th Floor, Adm 1025 Sq.Ft (Super Build Up Area) In Th Building Known As Castle Tower And Society Known As Oshiwara.Yashodeep Co-Op Hsg. Soc Ltd. Land Bearing Plot No.R-12, S.No. 41 (Part) Opp. Heera Panna Mall, Situated At Oshiwara, Andheri (West) - 400058.

2	Loan Account No.: X0HEBLP00000980596 1.Kamlakar T Kharje, 2. Kavita K Kharje, 3. All The Legal Heirs Of Sushila T Kharje All are at Kalyan Sagar CHS,Plot No.152,Flat No.15 , Garodia Nagar Ghatkopar East, Ghatkopar East,Mumbai - 400077	04-08-2025	Rs.26,20,468.60 as on 31-07-2025 and interest thereon.	07/11/2025
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DESCRIPTION OF THE IMMOVABLE PROPERTY: All the piece and Parcel of Property Being Flat No.15 on the 2nd Floor,B wing.In the Building Know as Kaylan Sagar Co-op.HSG.SOC.LTD.Situated at Plot No.152, Garodia Nagar, Ghatkopar (E) Mumbai - 400077.(Measuring 700 Sq.Ft. Carpet)

3	Loan Account No.: HE01ASI00000098321 1. Mangilal Ramchandra Jain (Applicant), 2.Chirag Mangilal Jain (Co-Applicant) , 3. Javntri Devi Mangilal Jain (Co-Applicant), All are at Flat No.15, 3rd Floor, Sahakar Nagar,Wadala Cross Road, Wadala Behind Depo, Mumbai, Maharashtra-400031., 4. Mangilal Ramchandra Jain (Applicant), 5. Kamal Plywood And Hardware (Co-Applicant) , 6. Bhawani Traders (Co-Applicant), 7. Chirag Mangilal Jain (Co-Applicant), All are at Shop No.2, Mazgaon Mansion, Ground Floor, Dr Mascarenhas Road, Anjirwadi Mazgaon, Mumbai Maharashtra-400010.	11/08/2025	Rs. 2,35,29,533/- as on 11/08/2025 and interest thereon.	07/11/2025
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DESCRIPTION OF THE IMMOVABLE PROPERTY: Unit No. B/2,on 1st Floor, admeasuring about 764 Sq. Ft. equivalent to 70.98 Sq. Mtrs. Carpet area Carpet area, in the Raigad Military School Commercial Building "C" and in the Society known as "Raigad Commercial Complex Co-operative Society Limited", constructed on land bearing CTS No. 99(Part), 100(Part), 101(Part), 102(Part), 111 (Part),112(Part), 113(Part), 124(Part), 125(Part), 126(Part), 127(Part), 141(Part), 142(Part), 145(Part),146(Part), 148(Part) & 150(Part) at Village Maunj Oshiwara, Jogeshwari (W),Taluka & District Mumbai City-400102

Date: 07-11-2025 Sd/-
Place: Mumbai Authorised Officer
M/s. Cholamandalam Investment and Finance Company Limited

PUBLIC NOTICE

Notice is hereby given to the public at large that, my client **MR. DEVENDRA WAMAN CHALKE** is the owner of Cluster Room No. C-20, Plot No. 701, Sankalp Siddhi Co.op. Hsg. Soc.Ltd., Sector No.7, Charkop No.3, RSC-71, Kandivali (West), Mumbai 400 067, area about 30 sq.mtrs, and holding Share certificate No. 20, for five shares of Rs.50/- each vide distinctive Nos. 96 to 100 of the said Room premises and the concerned authority of Mhada had transferred the said Cluster Room vide Ref Letter No. MV/MW/M/1995/23 dated 28.06.2023.

The Original Allotment letter No. UP-S/3 WBP/011/ 12/359/02 dated 21.05.1992 standing in the name of PRAKASH KONDIBA CHOUHULE of the said cluster Room and the said Original Allotment letter has been lost or misplaced by my client and the N.C has been lodged for the same with Charkop Police Station, Mumbai vide Regd. No. 147989-2025 dated 10.11.2025.

Any person having or claiming to have any rights, claim, title, interest or against the said Room or any claim by way of or under or in the nature of any agreement, license, leased, mortgage, sale, lien, gift, inheritance, charge etc. should inform to me at my address within 14 days from the date of publication hereof, with necessary supporting evidence of their claim and any claims thereafter or objections received will not be considered or entertained of whatsoever in any manner in respect of loss of above mentioned Original Allotment letter dated 21.05.1992.

K. M. Pandey, Advocate High Court
B/403, Jaya Park C.H.S. Ltd., Near Royal College & icon Temple, Mira Road (East), Dist. Thane 401 107 No. MAH2288/09
Place: Mumbai Date: 12/11/2025

PUBLIC NOTICE

Notice is hereby given to the public at large that my clients **Mr. Kaushik Ambikaprasad Sharma and Mr. Ambikaprasad Gangadin Sharma**, both residing at Dabre Chawl, Near Apollo Bakery, Manickpur, Vasai (West), Palghar - 401202, have entered into an Agreement for Sale dated October 28, 2025, for purchase of the residential premises being Flat No. 103, First Floor, Wing-2 (I), Building No. 6, Agarwal Peace Heaven Co-operative Housing Society Ltd., Kaul's Heritage City, Bhabola, Vasai (West), District Palghar - 401202 from Mr. Clayton Fernandes and Mrs. Valencia Fernandes. The said Agreement is registered as **No. VASAI-17074-2025** before the Sub Registrar of Assurances, Vasai.

The said flat before entering into to Agreement for Sale dated **28/10/2025** stands in the names of Mr. Clayton Fernandes and Mrs. Valencia Fernandes, who claim to be the sole and absolute owners thereof.

Any person or persons having any claim, right, title, interest, charge, mortgage, lien, gift, sale, lease, inheritance, possession, litigation, maintenance, easementary right, society dues, government dues, or any other nature of claim whatsoever in respect of the said flat is hereby required to make the same known in writing, along with documentary proof, to the undersigned within **fifteen (15) days** from the date of publication of this notice.

If no claim or objection is received within the said period, it shall be presumed that the property is free from all encumbrances, charges, claims, or demands, and my clients will proceed with the execution and registration of the Sale Deed and completion of the transaction without reference to any such claim, raised thereafter.

Neither my clients nor the undersigned Advocate shall be responsible or liable for any claims, objections, or demands received after expiry of the aforesaid notice period.

ADVOCATE VIVEK AGARWAL (Advocate for the Purchasers)
Office Address for Sending Objections : 04, B/11, Sankalp Apartment, Sector 9, Shanti Nagar, Mira Road (East), Thane - 401107
Date : 12.11.2025 Place : Vasai

DCB Bank Ltd.,
Retail Asset Collection Department:- 1st Floor, Huma Mall,
L.B.S. Marg, Kanjur Marg (West), Mumbai - 400078

DCB BANK

DEMAND NOTICE UNDER SECTION 13(2) OF THE SARFAESI ACT, 2002

You the below mentioned borrower(s), co-borrower(s) have availed loan/s facility(ies) from DCB Bank Limited by mortgaging your immovable properties (secureties). Consequent to your defaults your loans were classified as non-performing assets. DCB Bank Limited for the recovery of the outstanding dues, issued demand notice under Section 13(2) of The Securitization And Reconstruction Of Financial Asset And Enforcement Of Security Interest Act, 2002 (the Act), the contents of which are being published herewith as per Section 13(2) of the Act read with rule 3(1) of the Security Interest (Enforcement) Rules, 2002 as and by way of service upon you. Details of the borrowers, co-borrowers, properties mortgaged, outstanding dues, demand notice sent under Section 13(2) and amount claimed there under are given as under:

Sr. No.	Loan A/C. No.	Borrower, Co-Borrower, Mortgagors & Guarantors Name	Demand Notice Date	Demand Notice Amount
1	DRMBMUM00423954	Mr. Akshay Hemant Dhuri, Mrs.priyanka Sudhir Powar And Mrs. Shobha Hemant Dhuri	27-10-2025	Rs. 5,25,882.82/-
Address of the Mortgaged Property: All That Piece and Parcel of Property Bearing Flat No. 401 On The 4 th Floor Admeasuring 739 Sq. Ft. I.e 73.69 Sq. Mtrs Built Up Area In The Building Known As Mauli Darshan Constructed on Land Bearing Survey No. 48 Hissa No. 15 (Old Survey No. 129/15 Part) Admeasuring 540 Sq. Mtrs Land Lying And Being and Situated At Village Sonarpada Taluka Kalyan Dist. Thane. (The Secured Assets)				
2	DRHLKAA00589670	Mr. Hariom Prakash And Mrs.asha Vijaybahadur Mounya	30-10-2025	Rs. 35,84,305.79/-
Address of the Mortgaged Property: All That Piece And Parcel Of Property Bearing Flat No. B/102, 1 st Floor, And Admeasuring 895 Sq. Ft. Built Up Area In The Building Known As Kashmiria Pride Co Op. Hsg. Soc. Ltd. Constructed On Land Bearing Survey No. 6, Hissa No. 11, Situated At Nandivali Road, Behind Guardian Scho Ol, Desle Pada, Dombivli (East) Tal. Kalyan, Dist. Thane. (The Secured Assets)				
3	DRHLANE00595744	Mr. Nilesh Lalan Rai, Mr. Lalan Rai, M/S.siemens Buildcon, It's Authorised Signatory And Mrs. Tuna Lalan Rai	29-10-2025	Rs. 96,27,675/-
Address of the Mortgaged Property: All Piece Parcel of Property Bearing Flat No. 504, Admeasuring Area 589 Sq. Ft. Carpet Area (884.00 Sq. Ft Built Up Area) on the 5 th Floor, JP North Garden City, Building No. 5, Euphoria, Vinay Nagar, Mira Road (East) Thane (The Secured Assets)				
4	DRHLANE00494588	Mr. Rizwan Iqbal Shaikh And Mrs. Noori Allahmad	27-10-2025	Rs. 21,92,186.10/-
Address of the Mortgaged Property: All That Premises Bearing Flat No. 508, 5 th Floor, Bldg. No. B-7, Janseva S.r.a. Co-Operative Housing Society Ltd., Shanti Niketan, S. P. P. L. Colony (Shivshahi Punarvasan Prakaip), Behind Indra Gandhi Research Institute, Gen. A. K. Vaidya Marg, Goregaon (East), Mumbai - 400065, Admeasuring 225 Sq. Fts. (Carpet) Area Equivalent To 25.09 Sq. Mts., (Built-Up) Area, Situated At Plot of Land Bearing Survey No.239 (Pt). C. T. S. No. 827/D of Village Malad East, Within The Registration Jurisdiction of Taluka Borivali, Mumbai Suburban District. (The Secured Assets)				
5	DRBLVAS00570957	Mr. Salim Nasib Shaikh, Mrs.rabiya Salim Shaikh and M/S.bismillah General Store Rep by Mr. Salim Nasib Shaikh	30-10-2025	Rs.18,22,555/-

Address of the Mortgaged Property: All That Flat No. 413, Area Admg.269.133sq. Ft. Carpet Area, on 4th Floor, Wing B, In The Rehabbuilding No. 1 of The Society Known As Vishal A - 1 Sra Co-Operative Housing Society Limited Situated At Land Bearing Cts No. 249 (Pt.), At Village Andheri, Cama Road, Andheri (West), Mumbai. (The Secured Assets)

6 DRHLANE00564319 Mr. Zibran Yasin Bhatti and Mrs.asmanu Mohammed Imtiyaz Khan 30-10-2025 Rs.20,85,810.29/-

Address of the Mortgaged Property: All That Flat No. 704, On 7th Floor, Bldg. No. 13, Tehrik A Insaaf Sra Co-Op Hsg Soc Ltd, Shant I Niketan Complex, S.P.L.L. Shanti Niketan, Shivshahi Punarvasan Prakaip, Gen. A. K. Vaidya Marg, Goregaon (East), Mumbai - 400063, Area 225 Sq. Ft. Carpet and 25.09 Sq. Mtr, Bearing Survey No. 239 (Part), Cts No. 827/D (Part) of Village, Dindoshi, Malad (East) In The Registration District If Mumbai Suburban Taluka Borivali. (The Secured Assets)

7 DRHLMUM00443023 Mr. Parvez Riyaz Warsi and Mrs. Nazia Parvez Warsi 27-10-2025 Rs.27,09,876.88/-

Address of the Mortgaged Property: All Piece And Parcel of Property Bearing Flat No. 2503 Admg. 39.95 Sq. Mtrs. Carpet Area On The 25th Floor, A Wing, of Dosti Elmore, In The Project Known As Dosti Planet North Situated At Mumbraakas, Mumbra (E), Village Shil, Thane. (The Secured Assets)

8 DRHLANE00546977 Mr. Vishal Sham Jojode and Mrs. Rupali Vishal Jojode 27-10-2025 Rs.36,64,050/-

Address of the Mortgaged Property: All Piece And Parcel of Property Bearing Flat No. 1905 On The 19th Floor of Building Known As Lavina In Tharvani Ari Ana Phase II Wing L, Admeasuring Approx. 945 Sq Ft. In Co-op Society Called Situated At Ambernath, Lying And Being On Land Bearing, Survey No. 133/1 Part And Survey No. 133/1A of Village Chikholi, Taluka Ambernath, District Thane Admeasuring 2000 Sq. Mtrs (The Secured Assets)

You the borrower/s and co-borrowers/guarantors are therefore called upon to make payment of the above mentioned demanded amount with further interest as mentioned hereinabove in full within 60 days of this notice failing which the undersigned shall be constrained to take action under the act to enforce the above-mentioned securities. Your attention is invited to provisions of sub-section (8) of section 13 of the act by virtue of which you are at liberty to redeem the secured asset within period stipulated in the aforesaid provision. Please note that as per section 13(3) of the said act, you are restrained from transferring the above-referred securities by way of sale, lease or otherwise without our consent.

Place: Mumbai, Thane, Mumbai Suburban. For DCB Bank Ltd.

Date: 12/11/2025 Authorised Officer

KUBER UDYOG LIMITED

Office No. 156, 1st Floor, Raghualeela Mega Mall, Behind Poisar Depot, Kandivali West, Mumbai 400067.

CIN : L51909MH1982PLC371203

Email Id: kuberudyoglimited@gmail.com Website: www.kuberudyog.com

Email Id: kuberudyoglimited@gmail.com Website: www.kuberudyog.com							
Statement of Standalone Unaudited Financial Results for the Quarter & Half Year Ended 30th September, 2025							
(Amount in Lakhs)							
Sr. No	Particulars	Quarter Ended			Half Year Ended		Year ended
		30.09.2025	30.06.2025	30.09.2024	30.09.2025	30.09.2024	31.03.2025
		(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
1.	Revenue From Operations	14.81	25.25	10.58	40.07	21.10	42.01
2.	Other Income	-	-	0.00	-	0.05	0.09
3.	Net Gain on fair value Changes	-	-	-	-	4.35	1.37
4.	Total Revenue (1 + 2 + 3)	14.81	25.25	10.59	40.07	25.51	43.47
5.	Expenses						
	Purchase	1.33			1.33		
	Finance Cost	4.60	5.72	5.78	10.32	11.51	22.95
	Net Loss on fair value Changes	(0.42)	5.96	0.69	5.53	-	-
	Employee Benefits Expense	0.78	0.75	0.77	1.53	1.52	3.08
	Other Expenses	3.81	3.93	3.27	7.74	6.14	13.53
	Total Expenses	10.10	16.36	10.52	26.46	19.16	39.56
6	Profit/(Loss) Before Exceptional Item And Tax	4.72	8.90	0.07	13.61	6.34	3.91
	Exceptional Items	-	-	-			
	Profit/(Loss) Before Tax	4.72	8.90	0.07	13.61	6.34	3.91
7.	Tax Expense						
	(1) Current Tax	-	-	-			
	(2) Deferred Tax	-	-	-			-
	(3) Earlier Year Tax	-	-	-			0.62
8.	Profit / (Loss) From Continuing Operations	4.72	8.90	0.07	13.61	6.34	3.29
9	Profit / (Loss) From Discontinuing Operations	-	-	-			-
10	Tax Expense Of Discontinuing Operations	-	-	-			-
11	Profit/(Loss) From Discontinuing Operations (After Tax)	-	-	-			-
12	Profit (Loss) For The Period (8+11)	4.72	8.90	0.07	13.61	6.34	3.29
13	Other Comprehensive Income;						
	A (I) Items That Will Not Be Reclassified To Profit Or Loss	-	-	-			-
	(II) Income Tax Relating To Items That Will Not Be Reclassified To Profit Or Loss	-	-	-			-
	B (I) Items That Will Be Reclassified To Profit Or Loss	-	-	-			-
	(II) Income Tax Relating To Items That Will Be Reclassified To Profit Or Loss	-	-	-			-
14	Total Comprehensive Income For The Period (12 and 13) (Comprising Profit/ (Loss) And Other Comprehensive Income For The Period	4.72	8.90	0.07	13.61	6.34	3.29
15	Paid-up Equity Share Capital (Face value of equity share is Rs.10/- each)	343.30	343.30	343.30	343.30	343.30	343.30
	Other Equity						31.82
16	Earnings Per Equity Share (For Discontinued & Continuing Operations) Of Face Value Of Rs. 10 Each						
17	(A) Basic	0.14	0.26	0.00	0.40	0.18	0.10
18	(B) Diluted	0.14	0.26	0.00	0.40	0.18	0.10

