

**OMKARA ASSETS RECONSTRUCTION PVT. LTD.**  
CIN: U67100T22014PTC020363 Corporate Office: Kohinoor Square, 47th Floor, N.C.Kelkar Marg, R.G.Gadkari Chowk, Dadar (West), Mumbai – 400028. Email: rajesh.juman@omkaraarc.com /zuber.khan@omkaraarc.com  
Tel.: 022-26544000 | Authorized Officer M no.: +919884062068/+918657969231

[Appendix - IV-A]  
[See proviso to rule 8 (6) r/w 9(1)]  
**PUBLIC NOTICE FOR E-AUCTION SALE OF IMMOVABLE PROPERTY**  
**E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (“SARFAESI Act”)**  
**read with proviso to Rule 8 (6) r/w 9(1) of the Security Interest (Enforcement) Rules, 2002.**

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/ charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Omkara Assets Reconstruction Pvt. Ltd. Further, Omkara Assets Reconstruction Pvt Ltd (OARPL) (acting in its capacity as Trustee of Omkara PS 06/2021-22 Trust) has acquired entire out-standing debts of the below accounts vide Assignment Agreement dated 25.06.2021 from IndusInd Bank Ltd (Assignor Bank) along with underlying security from assignor bank. Accordingly, OARPL has stepped into the shoes of assignor bank and empowered to recover the dues and enforce the security. The Authorized Officer of OARPL took handover of the physical possession of the below mentioned secured property from the Borrower/Mort-gagor/Co-Borrower. The Authorized Officer of OARPL hereby intends to sell the below mentioned secured properties for recovery of dues and hence the tenders/bids are invited in sealed cover for the purchase of the secured properties. The properties shall be sold in exercise of rights and powers under the provisions of sections 13 (2) and (4) of SARFAESI Act; on “As is where is”, “As is what is”, and “Whatever there is” and “Without recourse Basis” for recovery of amount shown below in respective column due to OARPL as Secured Creditor from respective Borrower and Co-Borrower(s) shown below. Details of the Borrower(s)/Guarantors/Mortgagors, Securities, Owner, Outstanding Dues, Date of Demand Notice sent under Section 13(2), Possession Date, Reserve Price, Bid Increment Amount, Earnest Money Deposit (EMD), Date & Time of Inspection is given as under:

Sr. No.	Name of Borrower(s)/ Guarantors/ Mortgagors	Details of the Secured Asset	Owner of the property	Outstanding Dues as on 18.08.2023 (IN INR)	Demand Notice Date	Physical Pos-session Date	Reserve Price (IN INR)	Bid Increment Amount(IN INR)	EMD (IN INR)	Date & Time of Inspection
1.	Mr. Neeraj Agarwal (Borrower/Mortgagor), Mrs. Megha Agrawal (Co-Borrower/ Mortgagor) (LAN: NND00033N)	All that R.C.C Superstructure Comprising of Shop No.13, covering a built up area of 21,446 Sq. Mtrs. Situated on Second Floor of the building known and styled as “N.K.Y. TOWERS” together with undivided 8.578% share and interest in All that piece & parcel of the land bearing Plot No.8 & 9, being a part and portion of the entire land bearing Kh. No.77/1 and 78/1/2 situated at Mouza –Ajni, bearing City Survey No.2090, Sheet No.41 within the limits of N.M.C. Ward No.5 & N.I.T., Tah. And Dist. Nagpur and bounded as under- <b>On the East- Nalla On the West- Passage On the North- Shop No.12 On the South- Shop No.14.</b>	Mr. Neeraj Agarwal	<b>Rs.105,21,697.91</b> (Rupees One Crores Five lakhs Twenty One Thousand Six Hundred and Ninety Seven and Paisea Ninety One Only)	<b>01.03.2022</b>	<b>03.02.2023</b>	<b>Rs.25,85,632</b> (Rupees Twenty Five Lakhs Eighty Five Thousand Six Hundred and Thirty Two Only)	<b>Rs. 50,000</b>	<b>Rs. 2,58,563.2</b> (Rupees Two lakhs Fifty Eight Thousand Five Hundred and Sixty Three and Paisea Two Only)	<b>13.10.2023 10.00 A.M. to 12:00 PM</b>
2.	Mr. Neeraj Agarwal (Borrower/ Mortgagor),Mrs. Megha Agrawal (Co-Borrower/ Mortgagor) (LAN: NND00033N)	All that Residential Apartment No.101 & 102, total built up area of 143.778 Sq.Mtrs. (69.3883 Sq.Mtrs. + 74.3906 Sq.Mtrs = 143.778 Sq.Mtrs.) situated on the First Floor of the building known and styled as “Pushkar Blossoms” constructed on all that piece and parcel of land bearing Plot No.33-A, admeasuring about 267.75 Sq.Mtrs. in the sanction layout of Swawalambi Sa-hakari Gruha Nirman Sanstha Maryadit Nagpur, being a part and portion of the entire land bearing Kh.No.84.86 & 88, situated at Mouza – Bhamti (Parsodi), Mouza No.311, Thak No.382 , P.S.K.44, Corporation House No.4188/33/A, bearing City Survey No.28, Sheet No.19, together with propionate 25.410% (12.21628% + 13.19418% = 25.410%) share and interest in the said land, within the limit of N.I.T. and N.M.C Ward No.75, Thasli and District Nagpur, and the said property is bounded as under- <b>On the East- Plot No.18-A On the West- Road On the North- Nallah On the South- Plot No.33.</b>	Mr. Neeraj Agarwal	<b>Rs.105,21,697.91</b> (Rupees One Crores Five lakhs Twenty One Thousand Six Hundred and Ninety Seven and Paisea Ninety One Only)	<b>01.03.2022</b>	<b>20.03.2023</b>	<b>Rs.86,67,512</b> (Rupees Eighty Six Lakhs Sixty Seven Thousand Five Hundred and Twelve Only)	<b>Rs. 50,000</b>	<b>Rs. 8,66,751.2</b> (Rupees Eight Lakhs Sixty Six Thousand Seven Hundred and Fifty One Only and Paisea Two Only)	<b>13.10.2023 03.00 PM. to 5:00 PM</b>

Account No.: 344905001084, Name of the Beneficiary: Omkara PS 06/2021-22 Trust, Bank Name: ICICI Bank , Branch: Bandra (E) Mumbai, IFSC Code: ICIC0003449

Date of E-Auction & Time: 19.10.2023 12:00 to 2:00 pm Last date and time for submission of bid letter of participation/KYC Document/Proof of EMD: 16.10.2023 till 6:00 pm


**TERMS & CONDITION OF THE AUCTION:** For detailed terms and conditions of the sale please refer to the link provided in Secured Creditor’s (OARPL) website i.e. <http://omkaraarc.com/auction.php>. or web-site of service provider i.e. <http://www.bankauction.com>.

**STATUTORY NOTICE FOR SALE UNDER Rule 8(6) r/w 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002**

This notice is also a mandatory notice of not less than 30 (Thirty) days to the Borrower(s) of the above loan account under Rule 8(6) r/w 9(1), of Security Interest (Enforcement) Rule, 2002 and provisions of Securitization & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, informing them about holding of auction/sale through e-auction on the above referred date and time with the advice to redeem the assets if so desired by them, by paying the outstanding dues as mentioned herein above together with further interest from 19.08.2023 and all costs charges and expenses any time before the closure of the Sale. In case of default in payment, the property shall at the discretion of the Authorized Officer/Secured Creditor be sold through any of the modes as prescribed under Rule 8 (5) of Security Interest (Enforcement) Rule, 2002.

Date: 13.09.2023  
Place: Nagpur

Sd/- Authorized Officer, Omkara Assets Reconstruction Pvt Ltd.  
(Acting in its capacity as a Trustee of Omkara PS 06/2021-22 Trust)



**SMFG INDIA HOME FINANCE COMPANY LIMITED**  
(FORMERLY FULLERTON INDIA HOME FINANCE COMPANY LIMITED)  
Corporate Offt. : 503 & 504, 5<sup>th</sup> Floor, G-Block, Inspire BKC, BKC Main Road, Bandra Kurla Complex, Bandra (E), Mumbai - 400051.  
Regd. Offt. : Megh Towers, 3<sup>rd</sup> Floor, Old No. 307, New No. 165, Poonamallee High Road Maduravoyal, Chennai - 600 095

**SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

E-AUCTION SALE NOTICE OF 15 DAYS FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISION TO RULE 9(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002.

Notice is hereby given to the Public in General and in particular to the Borrower(s) and Guarantor(s) that the below listed immovable properties (“Secured Assets”) mortgaged / charged to the Secured Creditor, the Possession of which has been taken by the Authorised Officer of SMFG India Home Finance Company Limited (Formerly Fullerton India Home Finance Company Limited) (“Secured Creditor”), will be sold on “As is where is”, “As is what is” and “Whatever there is” on the date and time mentioned herein below, for recovery of the dues mentioned herein below and further interest and other expenses thereon till date of realization, due to SMFG India Home Finance Company Limited (Formerly Fullerton India Home Finance Company Limited) / Secured Creditor from the Borrower(s) and Guarantor(s) mentioned herein below. The Reserve Price, Earnest Money Deposit (EMD) and Last Date of EMD deposit is also mentioned herein below :

1) Date & Time of E-Auction : 03.10.2023 at 11:00 AM to 01:00 PM (with unlimited extensions of 5 minute each)	2) Last Date & Time of Submission of Request Letter of Participate/KYC Documents/Proof of EMD, etc. : 30.09.2023.											
<table><thead><tr><th>Sl. No.</th><th>Name of the Borrower(s)/ Guarantor(s) LAN</th><th>Demand Notice Date &amp; Amount</th><th>Description of the Properties</th></tr></thead><tbody><tr><td>1.</td><td><b>LAN No. 604807510132185 &amp; 604807210132154.</b> (1) Mr. Praveen Punamchandra Bhattad S/O Mr. Punamchandra Shankarlalji Bhattad, Add: Trimurti Nagar, Ward No. 1, Mu. Po – Tiwasa, Near Ramdev Baba Mandir, Amravati, Maharashtra – 444903. <b>Also At:</b> Plot No. 43, S. No. 508, Mouje Tiwasa, Trimurti Nagar, Tq. Tiwasa Dist. Amravati – 444903. (2) Mrs. Manda Punam Bhattad, Add. : Trimurti Nagar, Ward No. 1, Mu. Po – Tiwasa, Near Ramdev Baba Mandir, Amravati, Maharashtra – 444903. (3) Om Jay Jagdish General Stores, Near Bharat Petrol Pump, In Front Ganeshdas Chatralaya, Main Road, Petrol Pump, Amravati, Maharashtra – 444903.</td><td><b>08.04.2021</b> <b>Rs. 13,25,730/-</b> (Rupees Thirteen Lakh Twenty Five Thousand Seven Hundred And Thirty Only) as on <b>30.03.2021</b></td><td>All That Piece And Parcel Of Land Admeasuring 765 Sq. Ft (71.01 Sq. Mtr) Out Of Layout Plot No. 43 From Field Survey No. 425 (Old Field Survey No. 508) Of Mouje – Tiwasa, Pragane – Kurha, Tq. – Tiwasa, District Amravati, 444903 And House Constructed Upon The Plot Described Above And Having Built Up Area 63.29 Sq. Mtr. Within The Panchayat Samiti Tiwasa, Surrounded By Boundries : East : Plot No. 42 Of Shri. Boke, West : Plot No. 44, North : Layout Road, South : Plot No. 38.</td></tr></tbody></table>	Sl. No.	Name of the Borrower(s)/ Guarantor(s) LAN	Demand Notice Date & Amount	Description of the Properties	1.	<b>LAN No. 604807510132185 &amp; 604807210132154.</b> (1) Mr. Praveen Punamchandra Bhattad S/O Mr. Punamchandra Shankarlalji Bhattad, Add: Trimurti Nagar, Ward No. 1, Mu. Po – Tiwasa, Near Ramdev Baba Mandir, Amravati, Maharashtra – 444903. <b>Also At:</b> Plot No. 43, S. No. 508, Mouje Tiwasa, Trimurti Nagar, Tq. Tiwasa Dist. Amravati – 444903. (2) Mrs. Manda Punam Bhattad, Add. : Trimurti Nagar, Ward No. 1, Mu. Po – Tiwasa, Near Ramdev Baba Mandir, Amravati, Maharashtra – 444903. (3) Om Jay Jagdish General Stores, Near Bharat Petrol Pump, In Front Ganeshdas Chatralaya, Main Road, Petrol Pump, Amravati, Maharashtra – 444903.	<b>08.04.2021</b> <b>Rs. 13,25,730/-</b> (Rupees Thirteen Lakh Twenty Five Thousand Seven Hundred And Thirty Only) as on <b>30.03.2021</b>	All That Piece And Parcel Of Land Admeasuring 765 Sq. Ft (71.01 Sq. Mtr) Out Of Layout Plot No. 43 From Field Survey No. 425 (Old Field Survey No. 508) Of Mouje – Tiwasa, Pragane – Kurha, Tq. – Tiwasa, District Amravati, 444903 And House Constructed Upon The Plot Described Above And Having Built Up Area 63.29 Sq. Mtr. Within The Panchayat Samiti Tiwasa, Surrounded By Boundries : East : Plot No. 42 Of Shri. Boke, West : Plot No. 44, North : Layout Road, South : Plot No. 38.	<table><thead><tr><th>Reserve Price : Rs. 8,00,000/- (Rupees Eight Lakhs Only)</th><th>Earnest Money Deposit : Rs. 80,000/- (Rupees Eighty Thousand Only)</th><th>Bid Incremental Value: Rs. 8,000/- (Rupees Eight Thousand Only)</th></tr></thead></table>	Reserve Price : Rs. 8,00,000/- (Rupees Eight Lakhs Only)	Earnest Money Deposit : Rs. 80,000/- (Rupees Eighty Thousand Only)	Bid Incremental Value: Rs. 8,000/- (Rupees Eight Thousand Only)
Sl. No.	Name of the Borrower(s)/ Guarantor(s) LAN	Demand Notice Date & Amount	Description of the Properties									
1.	<b>LAN No. 604807510132185 &amp; 604807210132154.</b> (1) Mr. Praveen Punamchandra Bhattad S/O Mr. Punamchandra Shankarlalji Bhattad, Add: Trimurti Nagar, Ward No. 1, Mu. Po – Tiwasa, Near Ramdev Baba Mandir, Amravati, Maharashtra – 444903. <b>Also At:</b> Plot No. 43, S. No. 508, Mouje Tiwasa, Trimurti Nagar, Tq. Tiwasa Dist. Amravati – 444903. (2) Mrs. Manda Punam Bhattad, Add. : Trimurti Nagar, Ward No. 1, Mu. Po – Tiwasa, Near Ramdev Baba Mandir, Amravati, Maharashtra – 444903. (3) Om Jay Jagdish General Stores, Near Bharat Petrol Pump, In Front Ganeshdas Chatralaya, Main Road, Petrol Pump, Amravati, Maharashtra – 444903.	<b>08.04.2021</b> <b>Rs. 13,25,730/-</b> (Rupees Thirteen Lakh Twenty Five Thousand Seven Hundred And Thirty Only) as on <b>30.03.2021</b>	All That Piece And Parcel Of Land Admeasuring 765 Sq. Ft (71.01 Sq. Mtr) Out Of Layout Plot No. 43 From Field Survey No. 425 (Old Field Survey No. 508) Of Mouje – Tiwasa, Pragane – Kurha, Tq. – Tiwasa, District Amravati, 444903 And House Constructed Upon The Plot Described Above And Having Built Up Area 63.29 Sq. Mtr. Within The Panchayat Samiti Tiwasa, Surrounded By Boundries : East : Plot No. 42 Of Shri. Boke, West : Plot No. 44, North : Layout Road, South : Plot No. 38.									
Reserve Price : Rs. 8,00,000/- (Rupees Eight Lakhs Only)	Earnest Money Deposit : Rs. 80,000/- (Rupees Eighty Thousand Only)	Bid Incremental Value: Rs. 8,000/- (Rupees Eight Thousand Only)										
<table><thead><tr><th>Sl. No.</th><th>Name of the Borrower(s)/ Guarantor(s) LAN</th><th>Demand Notice Date &amp; Amount</th><th>Description of the Properties</th></tr></thead><tbody><tr><td>2.</td><td><b>LAN No. 604807210284390.</b> (1) Ms. Dipali Nane Thorat (2) Mr. Rahul Diliprao Bhende Add: C/O Shree Gajanan Walke, Sangani Nagar, Amravati, Maharashtra – 444605. <b>Also At:</b> Flat No. 301, 3rd Floor, Sai Mukut Apartment, Constructed On Plot No. 1A &amp; 2, Survey No. 3011, Mauje – Saturna, Tq. &amp; Dist. – Amravati, Maharashtra – 444605.</td><td><b>03.04.2021</b> <b>Rs. 23,05,343.7/-</b> (Rupees Twenty Three Lakhs Five Thousand Three Hundred And Thirty Three and Paisea Seven Only) as on <b>30.03.2021</b></td><td>All That Piece And Parcel Of Property Bearing Flat No. 301, 3rd Floor, Sai Mukut Apartment, Total Built Up Area Of 47.540 Sq. Mtrs. Constructed On Plot No. 1A &amp; 2, Survey No. 3011, Mauje- Saturna, Tq. &amp; Dist – Amravati, Maharashtra – 444605; Surrounded By Boundries : East : Road, West : Terrace, North : Plot No. 303, South : Road.</td></tr></tbody></table>	Sl. No.	Name of the Borrower(s)/ Guarantor(s) LAN	Demand Notice Date & Amount	Description of the Properties	2.	<b>LAN No. 604807210284390.</b> (1) Ms. Dipali Nane Thorat (2) Mr. Rahul Diliprao Bhende Add: C/O Shree Gajanan Walke, Sangani Nagar, Amravati, Maharashtra – 444605. <b>Also At:</b> Flat No. 301, 3rd Floor, Sai Mukut Apartment, Constructed On Plot No. 1A & 2, Survey No. 3011, Mauje – Saturna, Tq. & Dist. – Amravati, Maharashtra – 444605.	<b>03.04.2021</b> <b>Rs. 23,05,343.7/-</b> (Rupees Twenty Three Lakhs Five Thousand Three Hundred And Thirty Three and Paisea Seven Only) as on <b>30.03.2021</b>	All That Piece And Parcel Of Property Bearing Flat No. 301, 3rd Floor, Sai Mukut Apartment, Total Built Up Area Of 47.540 Sq. Mtrs. Constructed On Plot No. 1A & 2, Survey No. 3011, Mauje- Saturna, Tq. & Dist – Amravati, Maharashtra – 444605; Surrounded By Boundries : East : Road, West : Terrace, North : Plot No. 303, South : Road.	<table><thead><tr><th>Reserve Price : Rs. 15,30,000/- (Rupees Fifteen Lakhs Thirty Thousand Only)</th><th>Earnest Money Deposit : Rs. 1,53,000/- (Rupees One Lakhs Fifty Three Thousand Only)</th><th>Bid Incremental Value: Rs. 15,300/- (Rupees Fifteen Thousand Three Hundred Only)</th></tr></thead></table>	Reserve Price : Rs. 15,30,000/- (Rupees Fifteen Lakhs Thirty Thousand Only)	Earnest Money Deposit : Rs. 1,53,000/- (Rupees One Lakhs Fifty Three Thousand Only)	Bid Incremental Value: Rs. 15,300/- (Rupees Fifteen Thousand Three Hundred Only)
Sl. No.	Name of the Borrower(s)/ Guarantor(s) LAN	Demand Notice Date & Amount	Description of the Properties									
2.	<b>LAN No. 604807210284390.</b> (1) Ms. Dipali Nane Thorat (2) Mr. Rahul Diliprao Bhende Add: C/O Shree Gajanan Walke, Sangani Nagar, Amravati, Maharashtra – 444605. <b>Also At:</b> Flat No. 301, 3rd Floor, Sai Mukut Apartment, Constructed On Plot No. 1A & 2, Survey No. 3011, Mauje – Saturna, Tq. & Dist. – Amravati, Maharashtra – 444605.	<b>03.04.2021</b> <b>Rs. 23,05,343.7/-</b> (Rupees Twenty Three Lakhs Five Thousand Three Hundred And Thirty Three and Paisea Seven Only) as on <b>30.03.2021</b>	All That Piece And Parcel Of Property Bearing Flat No. 301, 3rd Floor, Sai Mukut Apartment, Total Built Up Area Of 47.540 Sq. Mtrs. Constructed On Plot No. 1A & 2, Survey No. 3011, Mauje- Saturna, Tq. & Dist – Amravati, Maharashtra – 444605; Surrounded By Boundries : East : Road, West : Terrace, North : Plot No. 303, South : Road.									
Reserve Price : Rs. 15,30,000/- (Rupees Fifteen Lakhs Thirty Thousand Only)	Earnest Money Deposit : Rs. 1,53,000/- (Rupees One Lakhs Fifty Three Thousand Only)	Bid Incremental Value: Rs. 15,300/- (Rupees Fifteen Thousand Three Hundred Only)										

Details terms and conditions of the sale are as below and the details are also provided in our/secured creditor's website at the following link website address (<https://disposalaub.com>) and <https://www.grihashakti.com/pdf/E-Auction.pdf>) The Intending Bidders can also contact : Ganesh Ankush, on his Mob. No. 7208065850, E-mail : Ganesh.Ankush@grihashakti.com and Mr. Mahesh Bangera, on his Mob. 8655605063, E-mail : mahesh.bangera@grihashakti.com.

Sd/-  
Authorized Officer  
SMFG INDIA HOME FINANCE COMPANY LIMITED  
(Formerly Fullerton India Home Finance Company Limited)  
Place : Amravati, Maharashtra  
Date : 13.09.2023

20.	<b>Name of the Borrowers &amp; Guarantors: Mrs. Pornima Nilesh Mumadwar &amp; Mr. Nilesh Ravishankar Mumadwar</b>	<b>Amount Due Rs. 36.67,527.69(Thirty Six Lakh Sixty Seven Thousand Five Hundred And Twenty Seven Rupees And Sixty Nine Paisea)(As per demand notice dated 03.02.2020) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece and parcel of Residential Flat No. 302, Third Floor, R A RESIDENCY, Plot No. 91-A & 92-A(Combined), Joras Co-Operative Housing Society Ltd., Within Limits of NMC & NIT, Ward No. 62, KH No. 30,31/1 & 33, City Survey No. 586, Sheet No. 32, Mouza Bargaon, Tah & Dist Nagpur. SuperBuilt Up Area:97.082 Sq. Mt. (1045.00 Sq. Ft.). Owner: Mrs. Poornima Nilesh Mumadwar & Mr. Nilesh Ravishankar Mumadwar. Boundaries: East-Flat No. 301, West-Other Layout, North-Road, South- Other Layout. <b>Reserve Price:</b> Rs. 33,67,000.00(Thirty Three Lakh Sixty Seven Thousand Only), <b>EMD:</b> Rs. 3,36,700.00(Three Lakh Thirty Six Thousand Seven Hundred Only)
21.	<b>Name of the Borrowers &amp; Guarantors:Mr. Ravindra Madhukar Harsh &amp; Mrs. Aarti Suklal Sonkar</b>	<b>Amount Due Rs. 28,13,982.85(Twenty Eight Lakh Thirteen Thousand Nine Hundred And Eighty Two Rupees And Eighty Five Paisea) (As per demand notice dated 11.01.2022) and interest there on.</b>	<b>Property No. 1 (Symbolic Possession)</b> All that Piece & Parcel of Diverted N.A. Plot and Residential Building Bearing Plot No. 16, Revenue Survey No. 66/2, PH. No.14, In Township of Vidarbha Estate-3 On Maldongari Road, At- Mouza Beldati, Tah Bramhapuri, Dist Chandrapur. Plot Area: 175.00 Sq. Mt. (1883.00 Sq. Ft.). Boundaries: East-Plot No. 3, West-9.00 Mt. Wide Road, North-Plot No. 17, South-Plot No. 15. <b>Reserve Price:</b> Rs. 31,05,000.00(Thirty One Lakh Five Thousand Only), <b>EMD:</b> Rs. 3,10,500.00(Three Lakh Ten Thousand Five Hundred Only)
22.	<b>Name of the Borrowers &amp; Guarantors:Riddh Adityasingh Khatwal &amp;Adityasingh Rajendrasingh Khatwal</b>	<b>Amount Due Rs. 68,42,177.00(Sixty Eight Lakh Forty Two Thousand One Hundred And Seventy Seven Rupees And Paisea) (As per demand notice dated 03.12.2018) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece and parcel of residential Flat at Flat no.301, 3rd Floor, Shriram Heighs, Behind Friends Colony, Near Matimand School Katol Road, Mouza Bargaon, Ward No.62, Nagpur and construction thereon. Built Up Area: 90.485 sq mt (973.981 sq ft Aprox). Boundaries: East- Staircase, Lift then flat no B-302 &B-303, West-Marginal Space then layout of Sadguru Sharan Co-op Soc Ltd, North-Marginal Space then Kh No. 34 & 35, South- Flat No b-304 <b>Reserve Price:</b> Rs. 51,62,000.00(Fifty One Lakh Sixty Two Thousand Only), <b>EMD:</b> Rs. 5,16,200.00(Five Lakh Sixteen Thousand Two Hundred Only)
23.	<b>Name of the Borrowers &amp; Guarantors: M/s. Sahasrarchi Industries Pvt. Ltd. Reg. Office: H. No. 58 Vaishali Nagar Nagpur MH 440014 Ms. Pallavi Devanand Bansod: D/o. Devanand Bansod, Gruh Laxmi Society, Railway Station Road, Pardi, Nagpur 440008 Mr. Pankaj Kumar Singh: S/O Rajesh Kumar Singh, Ward No03, Near Credit Society, Chandameta, Chindwara 480447 Mrs. Nikhil Indarsingh Gaur : At Post Belona, Taluka Narkhed, Dist. Nagpur 441304 Ms. Urvashi Dharmपाल Walde : D/O Dharmपाल Walde, Plot No. 201, Opp. Balwaik Hospital, Untkhana, Medical Chowk, Nagpur 440009</b>	<b>Amount Due Rs. 1,10,39,417.82(One Crore Ten Lakh Thirty Nine Thousand Four Hundred And Seventeen Rupees And Eighty Two Paisea) (As per demand notice dated 25.08.2022) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> B) All that piece and parcel of Plant and Machinery situated on Land Bearing Plot no C- 34, in Umred industrial area, within the village limit of Belgaoan , Near Honey Food Industries, outside the limits of Umred Municipal Council/Corporation, Tah. Umred & Dist. Nagpur. <b>Reserve Price:</b> Rs. 46,21,000(Forty Six Lakh Twenty One Thousand) <b>EMD:</b> Rs 4,62,100.(Four Lakh Sixty Two Thousand One Hundred)
24.	<b>Name of the Borrowers &amp; Guarantors: M/s. Sambhav Iron and Steel Trading Company Prop: Mr. Deepak Babulal Mehta Guarantor: Mrs. Manisha Deepak Mehta</b>	<b>Amount Due Rs. 1,14,86,862.85(One Crore Fourteen Lakh Eighty Six Thousand Eight Hundred And Sixty Two Rupees And Eighty Five Paisea) (As per demand notice dated 04.05.2019) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece and parcel of Flat No. 10, 2nd Floor, building known as “Keshariya Nath Society -1” on land bearing NMC House No. 15/10, Ward No. 28, City Survey No. 174, 184, Mouza Nagpur, situated at Nikalas Mandir Road, Near Kothari Jewellers & Baburao Lane, Itwari, Tah & Dist Nagpur, covering built up area 59.54 Sq Mtrs (640.90 Sq Ft). Boundaries: East- Flat No. 9, West- Open Space, North-Passage & Flat No 8, South- Road. <b>Reserve Price:</b> Rs. 29,54,000.00(Twenty Nine Lakh Fifty Four Thousand Only), <b>EMD:</b> Rs. 2,95,400.00(Two Lakh Ninety Five Thousand Four Hundred Only)
	<b>Property No.2 (Physical Possession)</b> All that piece and parcel of Flat No. 3, 1st Floor, building known as “Keshariya Nath Society -1” on land bearing NMC House No. 479(New) & 536(Old), Ward No. 19, City Survey No. 184, Sheet No. 174, Circle No. 9/14, Mouza Nagpur, situated at Nikalas Mandir Road, Near Kothari Jewellers & Baburao Lane, Itwari, Tah & Dist Nagpur, covering built up area 57.92 Sq Mtrs (623.46 Sq Ft). Boundaries: East- Flat No. 4, West- House of Rukhmabai, North-Road, South- Flat No. 6 <b>Reserve Price:</b> Rs. 29,54,000.00(Twenty Nine Lakh Fifty Four Thousand Only), <b>EMD:</b> Rs. 2,95,400.00(Two Lakh Ninety Five Thousand Four Hundred Only)		
25.	<b>Name of the Borrowers &amp; Guarantors: M/s Shree Radhe Traders Prop: Smt. Anchal Anil Kakani, Guarantor: Shri. Ballabhdas Bhikulal Kakani</b>	<b>Amount Due Rs. 82,35,475.92 (Eighty Two Lakh Thirty Five Thousand Four Hundred And Seventy Five Rupees And Ninety Two Paisea) (As per demand notice dated 01.01.2014) and interest there on.</b>	<b>Property No. 1 (Symbolic Possession)</b> Land & Building at Plot No 32 & 33, Kh. No. 610, B No 216, PH No 34, Ward No 7, situated at Saoner Railway Station Road, Naik Layout, Near Aditya Hospital, Mouza Saoner, within the Nagar Parishad limit of Saoner, Tahsil Saoner & dist Nagpur adm. 2260.44 Sq. Ft. Boundaries: East : Plot No 34 belongs to Mr. Rai, West : Plot No 31 belongs to Mr. Yekunkar, North : Plot No 50 & 51, South : Layout Road. <b>Reserve Price:</b> Rs. 80,19,000.00(Eighty Lakh Nineteen Thousand Only), <b>EMD:</b> Rs. 8,01,900.00 (Eight Lakh One Thousand Nine Hundred Only)
26.	<b>Name of the Borrowers &amp; Guarantors: M/s. Silvercity Builder &amp; Developers Prop: Mr. Abrar Ali Insan Ali Syed, Guarantor:Mr. Syed Abrar Ali Syed Insan Ali</b>	<b>Amount Due Rs.74,70,732.00(Seventy Four Lakh Seventy Thousand Seven Hundred And Thirty Two Rupees And Paisea) (As per demand notice dated 01.11.2019) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece & parcel Land & Residential Building, situated at NIT Plot No. 35, KH No. 82/10, Mouza Babulkheda, PSK No. 39, City Survey No. 7112, Sheet No. 326/75, NMC House No. 3393/B/35, In The Layout Of Industrial Weaker Section Co-op Housing Society Ltd, V Ward No. 15, Ekta Nagar, Rameshwari-Beltarodi Road, Near Shatabdi Chowk, Mouza Babulkheda, Tah & Dist Nagpur. Owner: M/s. Silvercity Mega Structure Private Limited. Plot No. 34 & 35 Area: 324.00 Sq. Mt. (3487.53 Sq. Ft.). Boundaries: East-Plot No. 36, West-Plot No. 33, North-9.00 Mt. Wide Road, South-Plot No. 30 & 31. Reserve Price: Rs. 37,35,000.00(Thirty Seven Lakh Thirty Five Thousand Only), EMD: Rs. 3,73,500.00(Three Lakh Seventy Three Thousand Five Hundred Only), <b>Property No. 1 (Physical Possession)</b> All that piece & parcel Land & Residential Building, situated at NIT Plot No. 34, KH No. 82/10, Mouza Babulkheda, PSK No. 39, City Survey No. 7112, Sheet No. 396/75, NMC House No. 3393/B/34, In The Layout Of Industrial Weaker Section Co-op Housing Society Ltd, V Ward No. 15, Ekta Nagar, Rameshwari-Beltarodi Road, Near Shatabdi Chowk, Mouza Babulkheda, Tah & Dist Nagpur. Owner: M/s. Silvercity Mega Structure Private Limited. Plot No. 34 & 35 Area: 324.00 Sq. Mt. (3487.53 Sq. Ft.). Boundaries: East-Plot No. 36, West-Plot No. 33, North-9.00 Mt. Wide Road, South-Plot No. 30 & 31. Reserve Price: Rs. 37,35,000.00(Thirty Seven Lakh Thirty Five Thousand Only), EMD: Rs. 3,73,500.00(Three Lakh Seventy Three Thousand Five Hundred Only),
27.	<b>Name of the Borrowers &amp; Guarantors: M/S. Subodhan Developers &amp; Construction, Prop: Mr. Narendra Manmohan Bais, Guarantor: Mr. Ajay Gurudyal Batra,</b>	<b>Amount Due Rs. 1,02,97,452.97(One Crore Two Lakh Ninety Seven Thousand Four Hundred And Fifty Two Rupees And Ninety Seven Paisea)(As per demand notice dated 29.11.2022) and interest there on.</b>	<b>Property No.1 (Symbolic Possession)</b> All that piece & parcel of land area admesuring 225 Sq. Mtrs. And residential buiding (G+1) having plinth area 197.50 sq. Mtrs. House No. 263 situated at plot No 11, Kh No.16, Gat No.1405, Survey No. 20/1/3 Sheet No. 7 Mukund Jinghade nagar, Mouza Bhandara Tahsil & Dist. Bhandara owned by Mr. Naresh Manmohansingh Bais Bounded as under:- On or towards the East: Plot no 12, On towards the West : Plot no 10, On or towards North : Road, On or towards South : Plot. No. 16 Reserve Price: Rs. 94,81,000.00(Ninety Four Lakh Eighty One Thousand Only), EMD: Rs. 9,48,100.00(Nine Lakh Forty Eight Thousand One Hundred Only)
28.	<b>Name of the Borrowers &amp; Guarantors: Mr. Sunil Shyamrao Unredkar</b>	<b>Amount Due Rs. 28,88,009.00(Twenty Eight Lakh Eighty Eight Thousand And Nine Rupees And Paisea) (As per demand notice dated 18.04.2016) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece and parcel of Apartment No S-3, on the 2nd Floor of “Maa Laxmi Apartments” on Nazul Lease Hold Plot No. 1079, Corporation House No. 428, City Survey No. 1320, Sheet No. 239/56, Ward No. 56, Adm 65.404 Sq Ft (704.00 Sq Ft) situated at Buddha Nagar, Opposite Gurudwara, Off Kamptee Road, Mouza- Indora, within the limits of NMC & NIT Nagpur. Boundaries: East- Road, West- Road, North- Road, South- Land Bearing C.S.No.1319. <b>Reserve Price:</b> Rs. 23,14,000.00(Twenty Three Lakh Fourteen Thousand Only), <b>EMD:</b> Rs. 2,31,400.00(Two Lakh Thirty One Thousand Four Hundred Only)
29.	<b>Name of the Borrowers &amp; Guarantors: Mr. Surath Kanhai Raut Mrs. Sarmishta Surath Raut</b>	<b>Amount Due Rs. 20,68,051.65(Twenty Lakh Sixty Eight Thousand And Fifty One Rupees And Sixty Five Paisea) (As per demand notice dated 14.10.2019) and interest there on.</b>	<b>Property No. 1 (Symbolic Possession)</b> All that piece & parcel of Residential Flat Property At Flat No 301, “ARSH II” Plot No. 87, Out Of KH No. 61, 63 in Layout of Dobi Nagar Co-operative Housing Society Ltd, PH No. 39, Mouza Bidipeth, Sheet No. 32, City Survey No. 1020. Ward No. 20, Near Hanuman Mandir, New Prema Nagar, New Narsala Road, Tah & Dist Nagpur. Super Built Up Area-74.321 Sq. Mt. (800.00 Sq. Ft.). Boundaries: East-Plot No. 86, West- Plot No. 88, North-Road, South- Plot No. 96. <b>Reserve Price:</b> Rs. 19,80,000.00(Nineteen Lakh Eighty Thousand Only), <b>EMD:</b> Rs. 1,98,000.00(One Lakh Ninety Eight Thousand Only)
30.	<b>Mrs. Parveen Bano W/o Mohd Nisar Bhati Proprietor: M/s.Taj Egg, M/s.Taj broiler &amp; guarantor: M/S.Taj Feed Mill &amp; M/s.Taj Broiler Farm. Mr.Mohd Nisar Bhati s/o abdul shakur bhati Proprietor: M/S.Taj Feed Mill &amp; M/s.Taj Broiler</b>	<b>Amount Due Rs. 1,25,29,344.89(One Crore Twenty Five Lakh Twenty Nine Thousand Three Hundred And Forty Four Rupees And Eighty Nine Paisea) (As per demand notice dated 07.03.2019) and interest there on.</b>	<b>Property No.1 (Physical Possession)</b> All that piece and parcel of Poultry sheds on agriculture land bearing survey no. 62/2 P H No. 8, Mouza Mahshepathar, situated at Nagpur to Mohapa, Logad Road, Police Station Road, Village Mahshepathar, within in the limit of Grampanchayt, Tahsil Kalmeshwar, District Nagpur, Plot Area: 0.84 H.R.(2.075 Acrs). Boundries: East- KH No. 62/1, VWest- Government Pradhan, North- KH No. 63, Southn – Kh No. 60. Reserve Price: Rs. 56,32,000.00(Sixty Two Lakh Fifty Seven Thousand Only), EMD: Rs. 5,63,200.00(Six Lakh Twenty Five Thousand Seven Hundred Only)
31.	<b>Name of the Borrowers &amp; Guarantors: Mr. Umesh Gulabrao Ukey</b>	<b>Amount Due Rs. 24,32,419.80(Twenty Four Lakh Thirty Two Thousand Four Hundred And Nineteen Rupees And Eighty Paisea)(As per demand notice dated 26.10.2015) and interest there on.</b>	<b>Property No.1 (Physical Possession)</b> All that piece & parcel of Apartment No T-1, on 3rd Floor, Building known & Styled as “Shrikant Residency” on Plot No. 1,2 &3, Ward No. 61, KH No. 89/1 & 89/2, PH No. 11, City Survey No. 127, Sheet No. 55, Mouza Zingabai Takli, situated off Godhani Road, Ingole Layout, Zingabai Takli, Tah & Dist Nagpur-440030. Super Built Up Area: 70.00 Sq. Mt. (753.48 Sq. Ft.). Boundaries: East: Plot No. 4,5 and 6, West: 12 Mt. wide Road, North: 9 Mt. wide Road, South: Nallah. Reserve Price: Rs. 21,37,000.00 (Twenty One Lakh Thirty Seven Thousand Only), EMD: Rs. 2,13,700.00(Two Lakh Thirteen Thousand Seven Hundred Only)
32.	<b>Name of the Borrowers &amp; Guarantors: Mr. Virendra Vikram Gupta, Guarantor: Mr. Pawankumar Sunderlal Gupta</b>	<b>Amount Due Rs. 51,68,141.88(Fifty One Lakh Sixty Eight Thousand One Hundred And Forty One Rupees And Eighty Eight Paisea) (As per demand notice dated 14.05.2021) and interest there on.</b>	<b>Property No. 1 (Symbolic Possession)</b> All that piece & parcel of Apartment No. 203 & 303 (Duplex Type), 2nd& 3rd Floor, Building Known & Styled As Prabhu Bramha Apartment, Plot No. 152, Corporation House No. 1993/152, Ward No. 74, KH No. 65, City Survey No. 1129/152, Sheet No. 194/12, PH No. 44, Mouza Parsodi, situated at Nelco Society, Subhash Nagar Road, Opp. To Indain Overseas Bank, Tah & Dist Nagpur. Total Super Built Up Area: 173.80 Sq. Mt. (1870.78 Sq. Ft.). Owner: Mr. Pawankumar Sunderlal Gupta. Boundaries: East-Plot No. 198 & 199, West-24 Mt. Wide Road, North-Plot No. 153, South-Plot No. 151. Reserve Price: Rs. 87,56,000.00,(Eighty Seven Lakh Fifty Six Thousand Only) EMD: Rs. 8,75,600.00( Eight Lakh Seventy Five Thousand Six Hundred Only)
33.	<b>Name of the Borrowers &amp; Guarantors: Vishalkumar Dilip Dhomane, Mr. Dilip Rambhau Dhomne, Mrs. Meena Dilip Dhomne, Mrs. Vidhi Vishal Dhomne</b>	<b>Amount DueRs.40,96,067.00(Forty Lakh Ninety Six Thousand And Sixty Seven Rupees And Paisea)(As per demand notice dated 01.06.2019) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece & parcel of undivided 22.447% share & interest in plot of land bearing House no. 826-A, Mouza- Nagpur, Circle no. 8/12, ward no. 31, C. S. No. 540 sheet No. 173 bearing northern portion of house property adm. 53.744 sq.mtrs. comprising of RCC superstructure in building Vishal Palace wing “D” bearing Flat no. D-101 on first floor covering built up area of 52.750 sq.mtrs. situated at Pothi Falli, Itwari, Nagpur, Tah. & Dist. Nagpur, within the limits of NMC & NIT, Nagpur. Boundaries: East: House of Kathaley, West: House of Ghathe, North: House of Meena Dhomne, South: House of Patri. <b>Reserve Price:</b> Rs. 34,55,000.00(Thirty Four Lakh Fifty Five Thousand Only), <b>EMD:</b> Rs. 3,45,500.00(Three Lakh Forty Five Thousand Five Hundred Only)
34.	<b>Name of the Borrowers &amp; Guarantors: Mr. Vivek Dattatray Deshpande, Guarantor: Mr. Mahesh Dabholkar</b>	<b>Amount Due Rs. 84,09,714.33(Eighty Four Lakh Nine Thousand Seven Hundred And Fourteen Rupees And Thirty Three Paisea) (As per demand notice dated 01.07.2019) and interest there on.</b>	<b>Property No.1 (Physical Possession)</b> All that piece and parcel of Apartment No. A-702, 7th Floor of building No. A. Swapnil Enclave, Plot No. 3, KH No. 24,26,27,28,29, 3BHK, City Survey No. 19/3, Sheet No. 168/8, Mouza Kachimet, situated at Amravati Road, Near Octroi Naka, Tah & Dist Nagpur. Super Built Up Area-122.63 Sq. Mt. (1320.00 Sq. Ft.). Boundaries: East-Land of Dhanwate, West- Land of Dhanwate, North-Plot No. 2 of the same layout, South- Land of Dhanwate. <b>Reserve Price:</b> Rs. 38,46,000.00(Thirty Eight Lakh Forty Six Thousand Only), <b>EMD:</b> Rs. 3,84,600.00(Three Lakh Eighty Four Thousand Six Hundred Only)
35.	<b>Name of the Borrowers &amp; Guarantors: M/s Sunrise International Proprietor: Mr. Ujjwal Vijay Multani Guarantors: Mr. Vijay Dhanraj Multani &amp; Mrs. Pooja Vijay Multani</b>	<b>Amount Due Rs. 28,60,353.00(Twenty Eight Lakh Sixty Thousand Three Hundred And Fifty Three Rupees And Paisea) (As per demand notice dated 07.02.2023) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece and parcel of Flat no. A/301 having total area adm. 60.008 sq. mtrs. On third floor known as “Riddhi Siddhi Apartment” Wing A, constructed on plot no. 42 adm. 222.9650 sq.mtrs. in the layout of Sant Dnyaneshwar Gruh Nirman Sah. Sanstha Ltd. Nagpur, Kh no. 170, P H No. 11, C.S. No. 908, sheet no. 75 of mouza- Zingabai , Munchl. H. No. 625/A/42, Ward no. 61, within the limits of NMC. Bounded By: East- 30 Ft. Wide Road, West- Plot no. 34 & 35, North- Plot no. 43, South- Plot no. 41. Reserve Price: Rs. 57,02,000.00(Fifty Seven Lakh Two Thousand Only), EMD: Rs. 5,70,200.00(Five Lakh Seventy Thousand Two Hundred Only)
36.	<b>Name of the Borrowers &amp; Guarantors: M/s. S.K Marketing Mr. Hasan Khuzema Shafiq. Mrs. Sarah Hasan Shafiq</b>	<b>Amount Due Rs. 13,50,46,726.66(Thirteen Crore Fifty Lakh Forty Six Thousand Seven Hundred And Twenty Six Rupees And Sixty Six Paisea) (As per demand notice dated 07.01.2014) and interest there on.</b>	<b>Property No. 1 (Physical Possession)</b> All that piece and parcel of land bearing NIT Plot No 14, along with the entire construction of the building consisting of Ground + Three Floors thereon, including all that shop blocks on the ground floor having the built up area of 49.165 Sq. Ft. (529.212 Sq. Ft.) within the building constructed on the above mentioned land, bearing NMC House No 917-A, City survey No. 534, Sheet No.157, Mouza Nagpur, Situated At Lakadganj, Ward No. 38, Within The Limits of Nagpur Municipal Corporation, Nagpur, Tah & Dist Nagpur. Plot Area: 310.85 Sq. Mt. (3345.98 Sq. Ft.). Boundaries: East-Road, West-Road, North-Plot No. 15, South-Plot No. 13. <b>Reserve Price:</b> Rs