

punjab national bank

Circle SASTRA Centre:PNB House,Kingsway
Nagpur-440001 Ph.: 0712-6603753, 6630484
Email : cs6795@pnbc.co.in

DEMAND NOTICE TO BORROWER/GUARANTOR U/S 13(2) OF SARFAESI ACT, 2002

A notice is hereby given that the following Borrower(s) 1) Mr. Imranoddin A. Khatib S/o Azharoddin A Khatib (Borrower/ Mortgage), 2) Mrs.Taskeen Imranoddin Khatib (Co-Borrower/Mortgagor) and 3) Mr.Aneeqe Ahmad S/o.Qahar Mohd.Yusuf Abdul (Guarantor) have defaulted in the repayment of principal and interest of the loans facility obtained by them from the Bank and the loans have been classified as Non-Performing Assets (NPA). The notices were issued to them under Section 13(2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 on their last known addresses, but they have been returned unserved and as such they are hereby informed by way of this public notice.

Name of the Borrower	Details of Properties/Address of Secured Assets to be Enforced	Date of NPA	Date of notice	Amount Outstanding (As on the date of Notice)
1. Mr. Imranoddin A. Khatib S/o Azharoddin AKhatib (Borrower /Mortgagor)	All that piece and parcel of property i.e. Residential House bearing No.20 (Part i.e. North-South Partition of Western side/ portion) area admeasuring 1500 Sq.Ft., Survey No.19, Ahabab Colony, Behind Durga Swamilli, Near Perfect Dharam Kanta, Walgaon Road, Mouza Tarkhedra, Tehsil * Distt. Amravati. Boundaries:East-Remaining portion of Plot No.20, West-Plot No.21, North- Road, South-Service Lane Owner :Mr. Imranoddin Azharoddin Khatib & Mrs.Taskeen Imranoddin Khatib	03/02/2025	20/02/2025	Rs. 31,85,255.72 as on Dt.31/01/2025 plus Interest & other Charges w.e.f. 01/02/2025
2. Mrs.Taskeen Imranoddin Khatib (Co-Borrower /Mortgagor) Add.: House No 20A Ahabab Colony, Behind Durga Swamilli, Near Perfect Dharam Kata, Walgaon Road, Mouza Tarkhedra Distt.Amravati -444606 Add: Yasmeen Nagar Opposite Hayat ul Islam Masjid, Walgaon Road Amravati-444601				
3. Mr.Aneeqe Ahmad S/o. Qahar Mohd. Yusuf Abdul (Guarantor) Add: Gulistanagar Walgaon Road Amravati-444601				

The above Borrower(s) and/or their Guarantor(s) (whenever applicable) are hereby called upon to make payment of outstanding amount within 60 days from the date of publication of this notice, failing which further steps will be taken after expiry of 60 days from the date of this notice under sub-section (4) of Section 13 of Securitization and Reconstruction of Financial Assets and Enforcement of Security interest Act, 2002.
The borrowers 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.

Nagpur
Date:25/04/2025

Seal

Authorised officer
Punjab National Bank



Chola
Enter a better life

CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED

Corporate Office: "CHOLA CREST", C 54 & 55, Super B-4, Thiru Vi Ka Industrial Estate, Guindy, Chennai-600032.

Branch Office: : : Cholamandalam Investment and Finance Company Limited, ADDRESS: Plot No.12, 3rd Floor, L&T Building, Opposite to Wockhardt Hospital, Beside Karan Kothari Jewellers, Shankar Nagar, Nagpur-440010

Contact No: Mr. Ajaykumar Ramapati Tiwari , Mob.No. 9765416141

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso 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 / Co-Borrower/ Mortgagee (s) that the below described immovable properties mortgaged to the Secured Creditor, the **Symbolic Possession** of which has been taken by the Authorised Officer of Cholamandalam investment and Finance Company Limited the same shall be referred herein after as Cholamandalam investment and Finance Company Limited. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction. It is hereby informed to General public that we are going to conduct public E-Auction through website www.auctionfocus.in/chola-lap

S. No.	Account No. and Name of Borrower,Co- Borrower, Mortgagees	Date & Amount as per Demand Notice U/s 13(2)	Descriptions of the property/Properties	Reserve Price, Earnest Money Deposit Bid Increment Amount (In Rs.)	E-Auction Date and Time EMD Submission Last Date Inspection Date	Notice Period/ Possession Type
1	<p>LAN : HE01AVI00000039038</p> <p>1. Metro Motors, Plot No.11, Metro Motors, Near Radha Swami Satsang, Walgaon, Amravati, Maharashtra-444601. 2. Manju Ashok Chandwani, 3. Kajal Sanjay Chandwani, 4. Mukesh Ashok Chandwani, 5.Ashokkumar Kripaldas Chandwani, 6. Sanjay Ashok Kumar Chandwani, 7. Yashika Mukesh Chandwani:- All are at Galli No.1,Krishna Nagar, Shivaji Nagar, Amravati, Maharashtra-444603. Also at: Plot No.11, Metro Motors, Near Radha Swami Satsang, Walgaon,Amravati, Maharashtra-444601. 8. Vijay Provisions:- 1, Sindhi Chowk, Vilas Nagar Road, Amravati, Maharashtra-444603, Also at: Plot No.11,Metro Motors, Near Radha Swami Satsang, Walgaon, Amravati, Maharashtra-444601. 9. Ashokkumar Kripaldas Chandwani:- 1, Sindhi Chowk, Vilas Nagar Road, Amravati, Maharashtra-444603.</p>	<p>06/09/2024,</p> <p>Rs.</p> <p>2,44,62,758/-</p> <p>as on</p> <p>03/09/2024</p>	<p>Plot No.11, Admeasuring- 854 Sq. Mtrs. & Plot No.12, Admeasuring- 716.25 Sq. Mtrs., Total Both Plots Admeasuring- 1570.25 Sq. Mtrs.(I.E.16902.16 Sq. Feets.) & Commercial Construction Thereon, Bearing Survey No. 90/1 & 90/2, Gut No.255 of Mouza- Revsa, Pragane-Nandgaon Peth, Situated at Within The Limits of Grampanchayat Revsa, Tah. & Dist. Amravati And The Property Bounded As :- On the East : Other, Land On the West : Plot No.10 & 13, On the North : Layout Road, On the South : Amravati-Walgaon Road.</p>	<p>Rs.2,25,00,000 /-</p> <p>Rs. 22,50,000/-</p> <p>Rs. 1,00,000/-</p>	<p>14-05-2025 at 11:00 am to 1:00 PM (with unlimited extension of 3 min each),</p> <p>13-05-2025 (Up to 5.30 P.M.)</p> <p>As per appointment</p>	<p>15 Days/ Symbolic Possession</p>
ENCUMBRANCES/LIABILITIES KNOWN TO CIFCL: NOT KNOWN						
<p>1. All interested participants/bidders are requested to visit the website www.auctionfocus.in/chola-lap & www.cholamandalam.com/news/auction-notices. For details and support, prospective bidders may contact - Mr. Muddamra Rahees - 8124000030 / 6374845616, Email id: CholaAuctionLAP@chola.muru-gappa.com. For Eauction training alone, contact M/s. Auction Focus; Prachi Trivedi - 9016641848.</p> <p>2. For further details on terms and conditions please visit www.auctionfocus.in/chola-lap & www.cholamandalam.com/news/auction-notices to take part in e-auction.</p> <p style="text-align: center;">THIS IS ALSO A STATUTORY 15 DAYS SALE NOTICE UNDER RULE 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES,2002</p>						
Date: 25-04-2025, Place: Nagpur			Sd/- Authorized Officer, Cholamandalam Investment and Finance Company Limited.			

<div style="display: inline-block; vertical-align: middle;"> RBL BANK <i>apno ka bank</i> </div>	<h1 style="margin: 0;">RBL BANK LIMITED</h1>	<h2 style="margin: 0;">E-AUCTION SALE NOTICE (UNDER SARFAESI ACT, 2002)</h2>					
<p>Registered Office: 1st Lane, Shahapur, Kolhapur- 416001. Branch Office at: RBL Bank Limited, Ground Floor Shop No 5, ICC Trade Centre, Senapati Bapat Marg, Pune-411016.</p>							
<p>E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSET CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 ("SARFAESI ACT") READ WITH RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002 ("RULES")</p>							
<p>Notice is hereby given to the public in general and in particular to the Borrower, Guarantor (s) and Mortgagor (s) that the below described immovable properties mortgaged/charged (collectively referred as "Property") to RBL Bank Ltd. ("Secured Creditor/Bank"), the Symbolic / Actual Physical Possession of which has been taken by the Authorised Officer of the Bank under section 13(4) & section 14 of the SARFAESI Act read with the Rules, as detailed hereunder, will be sold on "As is where is", "As is what is", "Whatever there is" and "Without Recourse Basis" on 13/05/2025, for recovery of the Bank's outstanding dues plus interest as detailed hereunder under Rules 8 and 9 of the Rules by inviting bids as per below e-auction schedule:</p>							
<p>Brief Description of Parties, Outstanding dues and Property</p>							
<p>Name of the Borrower & Guarantor (s)</p>	<p>Details of Property(ies) & Mortgagor</p>	<p>Amount as per Demand Notice Date of Demand & Possession Notice under SARFAESI Act</p>	<p>Inspection Date and Time</p>	<p>Reserve Price EMD Bid Increase Amount</p>	<p>Date/ Time of E-Auction</p>	<p>Last Date for Receipt of Bids along with documents</p>	<p>Name of Authorised Officer/ Phone No./ Email Id</p>
<p>1. Mr. Mahadev Jangluji Pohekar (Applicant & Mortgagor) 2. Mrs. Pooja Mahadev Pohekar (Co-Applicant) Address for Correspondence Plot No.91, Pawan Shakti Nagar, Wathoda Road, Opposite Kachara Gate, Vathoda, Bhandewadi, Bhagadganj, Nagpur Maharastra 440035.</p>	<p>Property Owned by Mr. Mahadev Jangluji Pohekar All that pieces and parcels of land bearing Plot No.106, admeasuring about 1500 sq. fts. (139.354 sq. fts.) (and as per RL Letter issued by NIT admeasuring about 126.04 sq. mtrs.), situated in the layout of Netaji Cooperative Housing Society Nagpur, on land bearing KH no.12.13, P.H No.7, City Survey No.31, Sheet No.21, bearing Municipal Corporation House No. 549/106, Mouza-Hajaripahad, within limits of Nagpur Municipal Corporation, Taluka and District Nagpur, (along with the construction standing thereon), which is bounded and surrounded by... Towards East 9 Mtr wide Road, Towards South Plot No.105, Towards West Plot No.121, Towards North Plot No.107</p>	<p>Rs.31,71,708.00/- [Rupees Thirty-One Lakhs Seventy-One Thousand Seven Hundred Eight Only] as on 22/10/2024</p> <p>Demand notice dated 22/10/2024</p> <p>Actual Physical Possession taken on 22/04/2025</p>	<p>07/05/2025 between 11:00 a.m. to 12:00 p.m.</p>	<p>Reserve price: Rs.37,00,000/- (Rupees Thirty-Seven Lakhs Only) EMD: 10 % of Reserve Price Bid Increase amount: 50,000.00 (Rupees Fifty Thousand Only)</p>	<p>13/05/2025 12:30 PM To 01:30 PM</p>	<p>On or Before 12/05/2025 upto 5:00 PM</p>	<p>Pandurang Katkar Mobile No. 9545244646/ 8605009225 email: Pandurang.Katkar@rblbank.com)</p>

Terms and Conditions:

- (1) The E-Auction Sale will be online through e-auction portal. The interested bidders are advised to go through the detailed terms and conditions of auction available on the website of <https://www.bankauctions.com> & <https://www.rblbank.com/pdf-pages/news> before submitting their bids and taking part in e-auction.
- (2) It shall be the responsibility of the bidders to inspect and satisfy themselves about the Property and specification before submitting the bid.
- (3) The interested bidders shall submit their EMD details and documents through Web Portal: <https://www.bankauctions.com> (the user ID & Password can be obtained free of cost by registering name with <https://www.bankauctions.com>) through Login ID & Password. The EMD shall be payable through DD at RBL Bank Ltd. Ground Floor Shop No 5, ICC Trade Centre, Senapati Bapat Marg, Pune-411016 before 5:00 PM on or before 12/05/2025.
- (4) Interested bidders may avail support/ online training on E-Auction from **M/s. C1 India Pvt Ltd** Contact No: 7291981124/25/26. Contact Person Mr. Hareesh Gowda Mob No: 09594597555, e-mail-Id: hareesh.gowda@c1india.com and for any query in relation to Property, they may contact **Mr. Pandurang Katkar, Authorised Officer (Mobile No. 9545244646 / 86050092 email: Pandurang.Katkar@rblbank.com)**
- (5) The Authorised Officer of the Bank reserves the right to accept or reject any or all bids, &/ or to postpone/cancel the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final and binding.
- (6) The asset shall not be sold below reserve price.
- (7) The EMD shall be refunded only after 02 Working days, without interest, if the bid is not successful.
- (8) Time and manner of payment:
 - a) Payment of 25% inclusive of 10% of EMD of the sale amount on acceptance of the offer by the Bank on the same day of acceptance of offer or not later than next working day.
 - b) Balance within 15 days of the confirmation of sale by the Bank.
- (9) In case of default of payment, all amounts paid shall be forfeited, as per provisions of the SARFAESI Act, 2002 and SARFAESI Rules, as case may be.
- (10) The above sale shall be subject to the final approval of Bank.
- (11) Interested parties are requested to verify/confirm the statutory and other dues like Sales/Property tax, Electricity dues, and society dues, from the respective departments/offices. The Bank does not undertake any responsibility of payment of above dues.
- (12) The particulars in respect of the Secured Assets specified herein above have been stated to the information of the undersigned who however shall not be responsible for any error, misstatement of omission in the said particulars. The prospective purchasers, tenders are therefore requested to check and confirm in their own interest these particulars and other details in respect of the Secured Assets before submitting tenders.
- (13) Sale is strictly subject to the terms and conditions incorporated in this advertisement and in the prescribed tender form.
- (14) The bidders / tenderers / offerors shall improve their further offers in multiples of Rs.50,000/- (Rupees Fifty Thousand Only).
- (15) The successful bidder/offeror shall bear all stamp duty, registration fees, and incidental expenses for getting sale certificate registered as applicable as per law.
- (16) The Authorised Officer has the absolute right to accept or reject the bid or adjourn / postpone / cancel the tender without assigning any reason thereof and also to modify any terms and conditions of this sale without any prior notice.