



बैंक ऑफ बड़ौदा

Bank of Baroda



**Sale Notice for Sale of Immovable Properties**  
**"APPENDIX- IV-A [See provision to Rule 8 (6) & 9 (1)]"**

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) & 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), Mortgagor (s) and Guarantor (s) that the below described immovable property/ies mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on **"As is where is"**, **"As is what is"**, and **"Whatever there is"** and **"Without Recourse"** basis for recovery of dues in below mentioned account/s. The details of Borrower/s/Mortgagor/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below -

| Sr. /Lot No. | Name & address of Borrower/s / Guarantor/ Mortgagor s                                                                                                                                                                                                                                                                           | Give short description of the immovable property with known encumbrances, if any                                                                                                                                                                                                                           | Total Dues.                                                                                                                                                                                                     | Date of e-Auction<br>Time of E-auction<br>Start Time to End Time                 | 1.Reserve Price-<br>2.Earnest Money Deposit (EMD)-<br>3.Bid Increase Amount                                                                                  | Stat us of Pos ses sion (Co nstr ucti ve /Ph ysic al) | Proper ty Inspect ion date & Time.                                                      |
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| 1            | <b>M/s. ABK GREEN &amp; AGRO VENTURES,</b><br>Rep. by its' Partners,<br>Mr. Kancharla Anand Babu & Mrs. Kancharla Vijaya Kumari<br>R/o:25-17-125 OLD, 84-23-1955, New 12/3, Srinivasaraopet ,Guntur, Andhra Pradesh- 522004.<br><br><b>1.Guarantor: Mr.Kancharla Anandababu (Partner of M/s. ABK GREEN &amp; AGRO VENTURES,</b> | <b>Property - 1 :</b><br>All that piece and parcel of property situated at Guntur District, Narasaraopet Reg. Dist, Bapatla Sub Dist., Adavi Village Panchayat area, Adavi village in D No.269/2, an extent of Ac.0.03 cs in DNo.282 total an extent of Ac 5.88 Cs in that an extent Ac. 2.62 cs thus both | Rs 1,81,38,650 /-(Rupees One Crore Eighty One Lakhs and Thirty Eight Thousand Six Hundred Fifty Only) as on 22.06.2024 + Unapplied interest from 23.06.2024 + other charges if any till the date of realization | 24.03.2026<br>Time of E-auction -<br>Start Time From 2.00 PM to End Time 6.00 PM | <b>Property 1:</b><br>1.Rs.97,20,000/-<br>2.Rs.9,72,000/-<br>3.Rs.20,000/-<br><br><b>Property 2:</b><br>1.Rs.45,00,000/-<br>2.Rs.4,50,000/-<br>3.Rs.20,000/- | Phy sica l                                            | from 16.03.2026 to 23.03.2026 Time :11:00 am to 4:00 pm (with prior appoi ntme nt only) |





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| <p>R/o D No. 25-16-85, Flat No 204-B<br/>Second<br/>Floor Rishi Valley<br/>Apartment,<br/>Srinivasaraopet,<br/>Main Road,<br/>Guntur,<br/>Andhra Pradesh<br/>- 522004</p>                                                                                                                                                                                      | <p>DNo's are one pieces of<br/>land an extent of<br/>Ac.2.65 Cs as per<br/>Bapatla Tahsildar,<br/>conducted Re survey<br/>bearing L.Ds<br/>No.649/2015-A,<br/>Dt.22.06.2016 in<br/>DNo.282 in an extent<br/>of Ac.2.49 Cs, as per<br/>D.T.L.P<br/>No.6481/2/2015-16/G<br/>Dated: 23.12.2015,<br/>plot<br/>No's.51,52,53,54,55<br/>an extent 1200 Sq.<br/>yards of site i.e. the<br/>opinion schedule<br/>property is bounded by<br/>:<br/>East :33 ft. wide road<br/>- 216 ft.<br/>West :Plot No. 56 &amp; 60<br/>- 216 ft.<br/>North :33 ft. wide road<br/>- 50 ft.<br/>South :40 ft. wide road<br/>- 50 ft.</p> |  |  |  |  |
| <p>Alternative<br/>address:<br/><b>Mr.Kancharla<br/>Anandababu</b><br/>(Partner of M/s.<br/><b>ABK GREEN &amp;<br/>AGRO<br/>VENTURES</b>),<br/>R/o. Bhavya<br/>Residency, Flat<br/>No 401, 4<sup>th</sup> floor,<br/>Krishna Nagar,<br/>2<sup>nd</sup> Line,<br/>Beside Line of<br/>Raghuram<br/>Children Hospital,<br/>Guntur-522006,<br/>Andhra Pradesh.</p> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |  |  |  |  |
| <p><b>2.Guarantor</b><br/><b>Mrs. Kancharla<br/>Vijayakumari</b><br/>(Partner of M/s.<br/><b>ABK GREEN &amp;<br/>AGRO<br/>VENTURES</b>,<br/>W/o. U Balu<br/>R/o:D No. 408,<br/>B-Block, Temple<br/>Tree Park<br/>Appartment,<br/>Ankireddypalem<br/>Road,<br/>Nallapadu,<br/>Guntur- 522005,<br/>Andhra Pradesh.</p>                                           | <p><b>Property - 2 :</b><br/>All that piece and<br/>parcel of property<br/>situated at Guntur<br/>District, Narasaraopet<br/>Reg Dist., Bapatla Sub<br/>Dist., Adavi Village<br/>Panchayat area, Adavi<br/>village in</p>                                                                                                                                                                                                                                                                                                                                                                                         |  |  |  |  |





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|  | <p>D No.269/2 an extent of Ac.0.03 cs in DNo.282 total an extent of Ac.5.88 Cs in that an extent Ac.2.62 cs thus both DNo's are one pieces of land an extent of Ac.2.65 Cs as per Bapatla Tahsildar, conducted Re survey bearing L.Ds No.649/2015-A, Dt.22.06.2016 in D No.282 in an extent of 244.44 Sq. yards,(plot No.61) plot no.62 an extent of 60 Sq.yards, thus both plots with an extent 304.44 Sq. yards along with R.C.C daba house i.e., the opinion schedule property is bounded by :</p> <p>East : Plot No's 63,54 ft, plot no.64 belongs to Akkala ramireddy - 44 ft. thus 98 ft.</p> <p>South : Site belongs to penumatcha Nagaraju - 50 ft</p> <p>West : Site belongs to penumatcha Nagaraju &amp; donka - 44 ft</p> <p>North : Plot No.62 some part of site - 40 ft</p> <p>Again West : Plot No.62 some part of site - 54 ft</p> <p>Again North : 40 ft wide road - 10 ft</p> |  |  |  |  |
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|  |  | Within the above boundaries an extent of 304.44 Sq. yards of site along with R.C.C Roof Ground and first floor residential House. |  |  |  |  |
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For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction> and online auction portal **Baanknet.com**. Also, prospective bidders may contact the Authorised officer on Tel No.0863-2232513 Mobile: 8977513924

For Bank of Baroda

मुख्य प्रबंधक Chief Manager  
अरुंदलपेट शाखा, गुंटूर, Arundelpet Br. Guntur

Date: 06-03-2026,  
Place: Guntur

(Mr.Robbi Mohan Rao)  
Chief Manager & Authorized Officer  
Bank of Baroda

