

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 6 (2), 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) and Guarantor (s)/mortgagor(s) that the below described immovable property 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" basis for recovery of below mentioned amount/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:

Earnest money Deposit (EMD) shall be paid online through NEFT/Transfer after generation of Challan from <https://baanknet.com/eauction-psb/x-login>.

<https://bankofbaroda.bank.in/e-auction>

E-AUCTION DATE: 24.03.2026

Property Inspection date & Time: From 16.02.2026 to 23.03.2026, Time: 11:00a.m to 4:00p.m.

Sl.	Name & Address of Borrower/s/Guarantor/s	Description of the Immovable property with known encumbrances, If any	Total Dues	1.Date & time of e-Auction 2.Last date & time of EMD submission	1. Reserve Price. 2. EMD amount. 3. Bid Increase Amount	Status of possession
1.	MR RAHUL KUMAR S/O MR MUNNALAL SS-672 and SS-673 Sector H, LDA colony, Kanpur Road Yojana Near Ashiyana Chauraha, Lucknow, UP, Pin 226012 (Borrower/Mortgagor)	1. Equitable mortgage of land and building build over in residential Plot no SS-673/H situated at sector H, Kanpur Road Yojana Lucknow admeasuring 27 Square Meter in the name of Mr.Rahul Kumar S/o Munna Lal, Boundaries: As per Sale deed No. 10851: East: Bhawan No. S.S.672/H, West: Bhawan No.S.S.674/H, North: Bhawan No. S.S. 658/H, South: Path 2. Equitable mortgage of land and building build over in residential Plot no SS-672/H situated at sector H, Kanpur Road Yojana Lucknow admeasuring 27 Square Meter in the name of Mr.Rahul Kumar S/o Munna Lal, Boundaries: As per Sale deed No.10853: East: Bhawan No.S.S.671/H, West: Bhawan No. S.S. 673/H, North: Path, South: Bhawan No. S.S. 669/H Note: No other known encumbrances in the knowledge of Secured creditor.	Rs. 45,76,062.35 as per Demand Notice dated 21.08.2023 Plus further interest and other charges thereon.	1) 24.03.2026 13:00 Hrs to 17:00 Hrs 2) 24.03.2026 17:00 Hrs	1. Rs. 37,57,000/- (RP) 2. Rs. 3,75,700/- (EMD) 3. Rs. 25000/- (Bid Increase Amount)	Symbolic Possession (CMM Permission under process)

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction.htm> and <https://baanknet.com/eauction-psb/x-login> Prospective bidders may contact the Authorised Officer on Mobile No. 7704909226/7704909221.

STATUTORY 15 Days/30 Days SALE NOTICE UNDER SARFAESI ACT, 2002 [proviso 6 (2), 8 (6) & 9(1)], Read with Rule 8(6) of the Security Interest (Enforcement) Rules, 2002

Date: 04.02.2026 (E-Auction Sale Notice Date: 02.02.2026) Place: Fatehpur Sd/- Authorised Officer, Bank of Baroda, ROSARB Fatehpur Branch