

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY
"APPENDIX-IV-A" [See Proviso to Rule 6(2) and Rule 8(6)]

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) and 8(6) 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 properties hypothecated/ 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 dues in below mentioned account. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below-

Name & Address of Borrower/s/ Guarantor/s/ Mortgagor/s	Description of the Immovable Property with Known Encumbrances, if any	Total Dues Rs.	(A) Reserve Price	Date & Time of E-Auction	Status of Possession (Symbolic/ Physical)	Property Inspection Date & Time
			(B) Earnest Money deposit (EMD) Amount Rs.			
			(C) Bid Increase Amount Rs.			
M/s Carpedar Automotive and Infra Private Limited. Director: Mr. Tushar Pratap Singh Director: Mr. Virendra Pratap Singh Address: A 5/146, Vineet Khand Gomti Nagar, Lucknow, UP-226010 Guarantor: 1. Mr. Tushar Pratap Singh S/o Mr Virendra Pratap Singh Address: 494/140 Sarai Hasanganj	Property 1 EM of property at Flat no. A102 First Floor, Pearl Singh Apartment, Khasra no. 415min built up area 61.524 sq mt, situated at Laulai pargana tehsil & District Lucknow owned by smt. Prabha Singh Boundries: North: Open to Air South: Gallery thereafter Flat no. A105 East : Flat no. 103 West : Flat no. A101 Property 2 EM of property at Flat no. A103 First Floor, Pearl Apartment, Khasra no. 415min built up area 70.632 sq mt, situated at Laulai pargana tehsil & District Lucknow owned by Smt. Prabha Singh Boundries:	Rs.13096279/- as on 14.02.2026 (Inclusive of interest upto 14.02.2026) + Further Interest, Costs, charges and Expenses.	Property 1 (A) Rs.23,70,000/- (Rupees twenty three lakh seventy thousand only) (B) Rs. 237000/- (Rupees two lakh thirty seven thousand only) (C) Rs. 10000/- (Rupees ten thousand only)	24.03.2026 2.00 PM to 6.00 PM (With unlimited extensions of 10 min. each)	Symbolic Possession	16.02.2026 to 23.03.2026 Timing 11.00 AM to 4.00 PM
			Property 2 (A) Rs.27,21,000/- (Rupees twenty seven lakh twenty one thousand only) (B) Rs. 272100/- (Rupees two lakh seventy two thousand			

जानकीपुरम् सो (226021) कौन्सिलर नं. 2
 SP-D RU719088343TH TVR:6985719088343
 16-02-2026 13:30:49, 40gms (Phy.).
 To: CARPEDAR AUTOMOTIVE AND INFRA PRIVATE LTD. A 5
 Comti Nagar, UTTAR PRADEH - 226010
 From: BANK OF BARODA-226021
 (Banno: 19.00)

Track@ www.indiapost.gov.in Pin-18003666868

शाखा : जानकीपुरम्, सी-1 / 343, सेक्टर-जी, सहारा एस्टेट रोड, जानकीपुरम्, लखनऊ-226021
Branch : Jankipuram, C-1/343, Sector-G, Sahara Estate Road, Jankipuram, Lucknow-226021
फोन / Phone : (0522) 2730842, ई-मेल / E-mail : jankip@bankofbaroda.com

Near IT Chauraha Nirala Nagar, Lucknow	North: Gallery thereafter Flat no. A104 South: Open to Air East : Open to Air West : Flat no. A102	one hundred only) (C) Rs. 10000/- (Rupees ten thousand only)			
2. Mr. Virendra Pratap Singh S/o Shri Ausan Singh Address: 494/140 Sarai Hasanganj Near IT Chauraha Nirala Nagar, Lucknow	Property 3 EM of property at House built on Plot no. 18 part of khasra no. 52 minjmla situated at village Raipur pargana tehsil & District Lucknow 92.936 Sq mt i.e. 1000 Sq ft owned by Mr. Virendra Pratap Singh Boundries North: Plot no. On the South: Plot no.17 East: 22ft wide road West : Aaraji Digar	Property 3 (A) Rs.40,95,000/- (Rupees forty lakh ninety five thousand only) (B) Rs. 409500/- (Rupees four lakh nine thousand five hundred only) (C) Rs. 10000/- (Rupees ten thousand only)			
3.Mrs. Prabha Singh W/o Virendra Pratap Address: 494/140 Sarai Hasanganj,D aliganj Near Nagar, Lucknow 226020	Property 4 EM of property at Flat no. 805 Eighth Floor, Tower Tulip Block C, Residency Omaxe Integrated township Lucknow covered area 91.626 sq mt, 120.030 sq mt super area pargana tehsil & District Lucknow owned by Mr. Tushar Pratap Singh Boundries: North: Open to Sky South: Flat no. 806 East: Corridor West : Open to Sky	Property 4 (A) Rs.65,25,000/- (Rupees sixty five lakh twenty five thousand only) (B) Rs. 652500/- (Rupees six lakh fifty two thousand five hundred only) (C) Rs. 10000/- (Rupees ten thousand only)			

Note : Notice for Sub Statutory 30 days sale notice under rule 8(6) of the SARFAISI Act.

For detailed terms and conditions of the sale, please refer / visit to the website link <https://www.bankofbaroda.in/e-auction.htm> and online auction portal <https://baanknet.com> Also prospective bidders may contact the Authorised officer/ Branch on Mobile No. 7079063500.

Date:- 16.02.2026

Place: Lucknow

कृते बक ऑफ बड़ौदा
For Bank of Baroda

मुख्य प्रबंधक/अधि० अधिकारी
Chief Manager/Authorised Officer
जानकीपुरम्, लखनऊ
Jankipuram, Lucknow
Bank of Baroda