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|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|
|  <p><b>बैंक ऑफ महाराष्ट्र</b><br/>Bank of Maharashtra<br/>भारत सरकार का उद्यम<br/>एक परिवार एक बैंक</p> | <p>आस्ति वसूली शाखा<br/>दूसरी मंजिल, आगरकर हाईस्कूल बिल्डिंग, सोमवार पेट, पुणे- 11<br/><b>Asset Recovery Branch.</b><br/>2nd Floor, Agarkar High School Bldg, Somwar Peth, Pune- 11<br/>टेली/Tel : (020) 26130029/ 26130030<br/>ई-मेल/E-mail: <a href="mailto:brmgr1453@mahabank.co.in">brmgr1453@mahabank.co.in</a></p> |  |
|                                                                                                                                                                                          | <p><b>प्रधान कार्यालय: लोकमंगल, 1501, शिवाजीनगर, पुणे- 5</b><br/><b>Head Office: Lokmangal, 1501, Shivajinagar, Pune- 5</b></p>                                                                                                                                                                                          |                                                                                     |

AE59/Legal/EAuction/Mante/2025-26/

Date 02.03.2026

To

**1. Mr. Shivhari Ramkrushna Mante.**

Flat No. A-103, Sayajiraje Avenue,  
Opp. Cantonment Bank, Keshav Nagar,  
Pune 411036.

Also at:

Bungalow at Plot No. 36,  
S No. 42/3/1+2+3+2B/2, 42/3/1+2+3+1,  
CTS No. 4529, "Shilanand Co-operative  
Housing Society" Somnath Nagar,  
Near Ramchandra Sabhagruh,  
Mouje vadgaon Sheri, Tal Haveli,  
Dist Pune 411014.

Business Address:

Jijamata Petroleum  
Sindkhed Raja, Kingaon Road,  
At Post Sindkhed,  
Dist Buldhana 443203

**2. Mr. Chandan Kumar Manab Pradhan**

House No. 354, S No. 56,  
Near Ram Mandir, Badhe Nagar,  
Kondhwa Khurd, Pune 411048.

Dear Sir / Madam,

**Sub: Notice for sale of immovable properties (Appendix - IV –A) Under the Securitization & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002**

Please take a notice that:

In terms of the powers vested in the undersigned as the Authorized Officer of Bank of Maharashtra under the Securitization and Reconstruction of Financial Assets Act, 2002 (SARFAESI Act) and the Rules, the Authorized Officer of the Bank has taken possession of the assets mentioned below for taking action under the SARFAESI Act and to sell the said assets for recovery of being **Rs.1,53,38,094.00/- (Rupees One Crore Fifty Three Lakhs Thirty Eight Thousand Ninety Four Only)** plus interest @ Contractual Rate thereon with monthly rest w.e.f. 04.04.2022 plus penal interest, costs and expenses as applicable minus recoveries due to Bank of Maharashtra.

The details of the property, reserve price and earnest money is as under



| Short description of the immovable property and type of possession                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | Reserve Price / Earnest Money Deposit /Bid Increment                                                                                                                                                                                                          |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p><b>Property Lot No. 1:</b><br/>All that piece and parcel of Plot No. 36, area admeasuring 2263.58 Sq.Ft. i.e. 210.37 Sq. Mtrs. along with RCC Construction admeasuring 85.89 Sq. Mtrs. situated at "Shilanand Co-op Housing Society Ltd" of S No. 42 Hissa No. 3/1+2+3 (i.e. CTS No. 4529) village Wadgaonsneri, Tal: Haveli, Dist: Pune within the local limits of Pune Municipal Corporation.</p> <p>(As per CTS record area of the plot is 206.20 Sq. Mtrs. and as per the Gunthewari Certificate area of the plot is 210.37 Sq. Mtrs.)</p> <p><b>Bounded as follows :</b><br/>On or towards East: S. No. 42 (P).<br/>On or towards West: Remaining Part.<br/>On or towards South: S No. 41.<br/>On or towards North: S No. 42.</p> <p><b>Encumbrances:</b> As per information available with the bank, borrower has created third party interest by executing an agreement to sale.</p> <p><b>Possession:</b> Physical</p> | <p>Reserve Price:<br/>Rs.1,57,00,000/-<br/>(Rupees One Crore Fifty Seven Lakhs Only)</p> <p>EMD:<br/>Rs.15,70,000/-<br/>(Rupees Fifteen Lakhs Seventy Thousand Only)</p> <p>Bid Increment amount:<br/>Rs. 25,000/-<br/>(Rupees Twenty Five Thousand Only)</p> |

**Date of E-auction: 20.03.2026**

It is observed that the amount due to the Bank is not yet paid by you. Please note that the Authorized Officer of the Bank under the powers vested in him under the SARFAESI Act and Rules, shall be selling the said properties or any part of it by any mode prescribed by the Act to any purchaser/s on the terms and conditions as may be determined by the Bank in its sole discretion, after expiry of a period of 30 days from the date of publication of Public Notice for Sale if the entire amount due to the Bank together with up to date interest, costs and charges are not paid by you during this period.

The borrower's attention is invited to the provisions of sub-section 8 of Sec 13 of the Act, in respect of time available, to redeem the secured assets.

**Please refer to the enclosed Public Notice for Sale through E-auction under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act (SARFAESI Act), 2002 published in Financial Express and Loksatta on 28.02.2026.**

Yours faithfully,



(Sudhir Kulkarni)  
Assistant General Manager & Authorized Officer  
Asset Recovery Branch, Pune.

