NOTICE

DEBTS RECOVERY APPELLATE TRIBUNAL

1st Floor, Telephone Bhavan, Plot No. 19, Arthur Bunder Road, Colaba Market, Colaba, Mumbai - 400005.

Appeal No. 77/2022

PUNJAB NATIONAL BANK ..... Appellant

V/s.

Siddhpur Commercial Co-Op Bank Ltd. & 3 Ors. ... Respondents

To,

Resp. No. 2: Mr. Jitendra D. Bhatt

Address: B-11, Daval Avenue, B/h. Empire Tower, C.G. Road, Ahmedabad.

Appeal from the order dated 29.09.2008 passed by the Presiding Officer, Debts Recovery Tribunal-I, Ahmedabad in Appeal No. 09/2008.

Take notice that Appeal from the order passed by the Presiding Officer, Debts Recovery Tribunal-I, Ahmedabad on 29.09.2008 in Appeal No. 09/2008 has been presented by the Advocate for Appellant on 12.11.2008 and is registered as Appeal No. 77/2022 in this Tribunal.

Sincere efforts were made to serve the notice with the copy of the Appeal by Speed Post but the packets were returned back with remark "Left "Hence the notice by Paper Publication for your awareness.

Copy of memorandum of appeal may please be collected from Adv. T.N. Tripathi & Co. at Parvatibai Building, Pitha Street, P.M. Road, Fort, Mumbai - 400001.

You may appear before the undersigned on **02.04.2026 at 11:30 AM** for Proof of Service/Vakalatnama/Appearance/Reply and hearing on admission.

If no appearance is made by yourself or by your advocate on your behalf or by someone by law authorized to act for you in this matter it will be heard and decided in your absence.

Given under my hand and seal of the Tribunal, this 17th February of 2026. SEAL Registrar DRAT, Mumbai

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Government of India Ministry of Finance

DEBTS RECOVERY TRIBUNAL-II

3rd Floor, Bhikhubhai Chambers, Near Kochrab Ashram Paldi, Ahmedabad, Gujarat.

FORM NO. 22 (Earlier 62) [Regulation 35 & 36 of DRT Regulations, 2024] [See Rule 52(1) (2) of the Second Schedule to the Income Tax Act, 1961] READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTORS ACT, 1993.

E-AUCTION / SALE NOTICE [THROUGH REGD.AD/DASTI/AFFIXATION/BEAT OF DRUM/PUBLICATION]

RP/RC NO.	13/2013	OA No.	70/2010

Certificate Holder Bank	Union Bank of India
V/s	
Certificate Debtors	Abhaysingh Durlabhsingh Chauhan & Ors.

To,

C.D. No. 1 : Abhaysingh Durlabhsingh Chauhan,
Residing at Post - Borlai Via Karmbele (RS), Taluka Umergaon, District - Valsad (Gujarat)

C.D. No. 2 : Sarojben Amrrintsingh Chauhan,
Residing at Post - Borlai Via Karmbele (RS), Taluka Umergaon, District - Valsad (Gujarat)

C.D. No. 3 : Harisinh Ratansinh Chauhan,
Residing at Post - Acchari, Via Karmbele (RS), Taluka Umergaon, District - Valsad (Gujarat)

The aforesaid CDs No. 1 to 3 have failed to pay the outstanding dues of **Rs. 28,78,035/- (Rupees Twenty Eight Lac Seventy Eight Thousand Thirty Five Only)** as on 26.05.2010 including interest in terms of judgment and decree dated 04.07.2013 passed in **O.A. No. 70/2010** as per my order dated 07.01.2026 the under mentioned property(s) will be sold by public e-auction in the aforementioned matter. The auction sale will be held through **"online e-auction"** website : **https://baanknet.com.**

Lot No.	Description of the Property	Reserve Price (Rounded off)	EMD 10 % or (Rounded off)
1.	All that Piece and Parcels of Agricultural Land of Revenue Survey / Plot No. 126/1 + 2, Mouje - Village - Borlai, Taluka - Umbergaon and Dist. Valsad. (Area - 19940 Sq. Mtrs. as per Valuation Report)	**Rs. 190.00 Lakhs**	**Rs. 19.00 Lakhs**

Note : The EMD shall be deposited in baanknet wallet through E-Auction website : i.e. **https://baanknet.com.**

The highest bidder shall have to deposit 25% of his final bid amount after adjustment of EMD already paid in the baanknet wallet by immediate next bank working day through RTGS / NEFT as per the details as under :-

Beneficiary Bank Name & Address	Union Bank of India, Sanjan Taluka Umbergaon, Dist. Valsad, Gujarat-396150.		
Beneficiary Account No.	4125019800050000	IFSC Code	UBIN0541257

1. The bid increase amount will be Rs. 1,00,000/- for Lot No. 1.
2. Prospective bidders may avail online training from service provider **PSB Alliance (BAANKNET Auction Portal) (Tel. Helpline No. +91 8291220220 and Mr. Kashyap Patel (Mobile No. 9327493060), Helpline E-mail ID : support.BAANKNET@psballiance.com and for any property related queries may contact : Mr. Bhushan More, Branch Manager (Mobile No. 8369441250 / 9421470085).**
3. Prospective bidders are advised to visit website **https://baanknet.com** for detailed terms & conditions and procedure of sale before submitting their bids.
4. The prospective bidders are advised to adhere payment schedule of 25% (Minus EMD) immediately after fall of hammer / close of Auction and 75 % within 15 days from the date of auction and if 15th day is Sunday or Other Holiday, then on immediate next first bank working day. No request for extension will be entertained.
5. The properties are being put to sale on **"AS IS WHERE IS", "AS IS WHAT IS" AND " AS IS WHATEVER"** basis and prospective buyers are advised to carry out due diligence properly.
6. Schedule of auction is as under :-

1.	Inspection of Property	10.03.2026 Between 11.00 AM to 2.00 PM
2.	Last date for receiving bids alongwith earnest money and uploading documents including proof of payment made.	16.04.2026 Upto 05.00 PM
3.	Date of E - Auction	17.04.2026 Between 12.00 PM to 1.00 PM (with auto extension clause of 3 minutes, till e-auction ends)

SEAL

(Anubha Dubey)
Recovery Officer - I,
Debts Recovery Tribunal - II,
Ahmedabad

Can Fin Homes Ltd. (Sponser : Canara Bank)
239-240, Second Floor, Madhav Plaza,
Near Lal Bunglow, Opp. SBI Bank,
Jamanagar - 361001. M. 76250 13259
E-mail : jamnagar@canfinhomes.com

Can Fin Homes Ltd (Sponsor : CANARA BANK) HOME LOANS + DEPOSITS
CIN - L85110KA1987PLC008699

DEMAND NOTICE

Under Section 13 (2) of "The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (No. 54 of 2002)"

To,

1. Haribhai Bagada (Borrower)
2. Manishaben Balubhai Solanki (Co-Borrower)
Both Residing at : Lavkush Society, Nr. Indira School, Juni T.B. Hospital Road, Rameshwar, Jamnagar - 361 008
3. Prakash Dhirubhai Rathod (Guarantor)

No. 1 & 2 amongst you have availed a housing loan from our branch against the security of mortgage of the following asset belonging to **1. Haribhai Bagada & 2. Manishaben Balubhai Solanki** of/Amongst you. An amount of **Rs. 16,83,292/- (Rupees Sixteen Lac Eighty Three Thousand Two Hundred Ninety Two Only)** is due from you, to Can Fin Homes Ltd. as on **02.03.2026** together with future interest at the contracted rate.

Details of the Mortgaged Asset

Sub Plot No. 123/3, Rev. Sur. No. 38/Paiki-3, Tirupati Park-1, Digjam Ring Road, Dhinchada, Ta. & Dist. : Jamnagar - 361 004. Land Area Admeasuring 51.20 Sq. Meter and Construction Area Admeasuring 84.12 Sq.Meter. **North :** Sub Plot No. 123/2, **South :** Sub Plot No. 123/4, **East :** 7.5 M. Wide Road, **West :** Plot No. 114 & 115

Registered demand notice was sent to Nos. 1 & 2 amongst you under Section 13 (2) of the SARFAESI Act, 2002, but the same was returned unserved. The undersigned has, therefore, caused these Notices to be pasted on the premises of the last known addresses of the said Borrower/sas per the said Act. Hence this paper publication. As you have failed to adhere to the terms of the sanction, the account is classified as a **Non Performing Asset on 28.02.2026** as per the NHB Guidelines. You are hereby called upon to pay the above said amount with contracted rate of interest thereon from **02.03.2026** within 60 days from the date of this notice, failing which the undersigned will be constrained to Initiate action under SARFAESI Act to enforce the aforesaid security. Further, the attention of borrowers / guarantors is invited to the provisions of Sub-section (8) of Section 13 of the Act, in respect of time available to them to redeem the secured assets.

Date : 04.03.2026, Place : Jamnagar **Sd/- Authorised Officer, Can Fin Homes Ltd**

PUBLIC SUMMONS

IN THE COURT OF COMMERCIAL COURT AT CITY CIVIL COURT OF AHMEDABAD, GUJARAT HONORABLE JUDGE SHRI H. G. PANDYA SIR, COURT NO.10

COMMERCIAL CIVIL SUIT NO. 135/2025 **Exh.12**

Plaintiff: IDBI Bank Ltd., Registered office at IDBI Tower, World Trade Complex, Cuffe Parade. Mumbai-400005 and a Branch Office at Shop No.53, 54, 55 and 56, Ground Floor, Sardar Patel Mall-A, Nikol Road, Bapunagar, Ahmedabad 382350, through its Authorized Signatory Shri Jahir Parmar (Branch Head)

V/s.

Defendant: Girishkumar H. Sukhwani, Prop. of M/s. Jay Ambe Collection, Shop Address: Shop No.404, 4th Floor, Murli Manohar Market, Near Hari Om A.C. Market, Revdi Bazar, Kalupur, Ahmedabad-380001.

Residence Address: 232, F/F, Old G Ward, Near M.G. High School, Kuber Nagar, Ahmedabad-382340.

Suit Valued at Rs. 10,90,317.19/-

Whereas you the defendants is/are hereby informed that the summons issued against you by this court through bailiff and/or Register post. ad has returned unserved subsequently, and as your current whereabouts are unknown, hence in the consequence court ordered this summons is published.

Whereas Plaintiff above named has instituted a suit relating to a commercial dispute against you and you are hereby summoned to file a written statement within 30 days of the service of the present summons and in case you fail to file the written statement within the said period of 30 days. you shall be allowed to file the written statement on such other days, as may be specified by the court. for reasons to be recorded in writing and on payment of such costs as the court deems fit, but which shall not be later than 120 days from the date of services of summons. On expiry of one hundred and twenty days from the date of services of summons you shall forfeit the right to file the written statement and the court shall not allow the written statement to be taken on record.

You are required to appear in this Court in person, or by a pleader duly instructed, and able to answer all material questions relating to suit, or who shall be accompanied by some person able to answer all such question, on the 17th day of March of 2026 at 11-00 O'Clock in the fore noon, to answer the claim lodged by the applicant seeking interim injunction as prayed and further you are hereby to produce on the said day all documents in your possession or power upon which you base your defense or claim for set-off or counter-claim, and where you rely on any other document whether in your possession or power or not, as evidence in support or you defense or claim for set-off, or counter-claim you shall enter such documents in list to be annexed to the written statement.

Take notice that, in default of your appearance on the day before mentioned the suit will be heard and determined in your absence.

Witness Shri Ahmadabad aforesaid, Plaintiff's advocate B H Surti

COURT SEAL

GIVEN under my hand and the seal of the Court 13th day February of 2026.

D. D. Makwana Prepared by Assistant Civil Department

V. M. Rana Compared by Supt. Civil Department

Sd/- Additional Registrar, City Civil Court, Bhadra, Ahmedabad.

Government of India, Ministry of Finance

DEBTS RECOVERY TRIBUNAL-II

3rd Floor, Bhikhubhai Chambers, Near Kochrab Ashram, Paldi, Ahmedabad, Gujarat.

FORM NO. 22 (Earlier 62) [Regulation 35 & 36 of DRT Regulations, 2024] [See Rule 52(1) (2) of the Second Schedule to the Income Tax Act, 1961] READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993

E-AUCTION / SALE NOTICE

THROUGH REGD. AD / DASTI / AFFIXATION / BEAT OF DRUM / PUBLICATION

RP/RC No.	19/2017	O.A. No.	528/2014
Certificate Holder Bank	Bank of India	Vs. Certificate Debtors	M/s. Raj Constructions & Ors.

To,
C.D. No. 1 : M/s. Raj Constructions, proprietary Firm Office: AB-106, Subhalaxmi Bunglows, Nr. Unnati Vidyalaya, Zadeshwar Road, Bharuch - 392 011
C.D. No. 2 : Mr. Vijaysinh Chandrasinh Raj, Proprietor, Bunglow No. 106, Subhalaxmi Bunglows, Zadeshwar Road, Bharuch - 392 011
C.D. No. 3 : Ranjanaben Vijaysinh Raj, AB-106, Subhalaxmi Bunglows, Zadeshwar Road, Bharuch - 392 011

The aforesaid CDs No. 1 - 3 have failed to pay the outstanding dues of **Rs. 5,99,86,111.00/- (Rupees Five Crore Ninety Nine Lakhs Eighty Six Thousand One Hundred Eleven only)** (Less Recovery, if any) as on 16.10.2014 including interest in terms of judgement and decree dated 11.01.2017 passed in O.A. No. 528/2014 as per my order dated 30.01.2026 the under mentioned property (s) will be sold by public e-auction in the aforementioned matter. The auction sale will be held through "online e-auction" **https://baanknet.com.**

Lot-I: "Sai Sarjan", Nr. Over Bridge, NH No.8 , Dhavat Sadhli Road, Village & Sub Dist. - Karjan, Dist. Vadodara

Sr. No.	Type of Plot	Stages of Construction	Type	Plot Area (Sq.Mtr.)	Built-up Area (Sq.Mtr.)
1	AAA/1	Open Plot (No Construction)	3 BHK	199.26	0
2	AAA/2	G.F. - Lintel Level, Brick Masonry Walls without Plaster	3 BHK	127.6	50.1
3	AAA/3	G.F. and F.F. Completed and occupied	3 BHK	127.6	113.7
4	AAA/4	G.F. and F.F. Completed and occupied	3 BHK	127.6	113.7
5	AAA/5	G.F. and F.F. Completed and occupied	3 BHK	127.6	113.7
6	AAA/6	Completed and occupied By Someone	3 BHK	132.25	113.7
7	AAA/7	G.F. and F.F. Completed	3 BHK	152.25	113.7
8	AAA/8	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	127.6	50.1
9	AAA/9	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	127.6	50.1
10	AAA/10	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	127.6	50.1
11	AAA/11	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	127.6	50.1
12	AAA/12	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	127.6	50.1
13	AAA/13	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	127.6	50.1
14	AAA/14	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	127.6	50.1
15	AAA/15	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	208.64	50.1
16	AAA/16	Ground Level up to footing foundation works	3 BHK	191.17	50.1
17	AAA/17	Ground Level up to footing foundation works	3 BHK	127.6	50.1
18	AAA/18	Ground Level up to footing foundation works	3 BHK	127.6	50.1
19	AAA/19	Ground Level up to footing foundation works	3 BHK	127.6	50.1
20	AAA/20	Ground Level up to footing foundation works	3 BHK	127.6	50.1
21	AAA/21	Open Plot only (no construction)	3 BHK	127.6	0
22	AAA/22	Open Plot only (no construction)	3 BHK	171	0
23	AAA/23	Open Plot only (no construction)	3 BHK	224.94	0
24	AAA/24	Open Plot only (no construction)	3 BHK	144.33	0
25	AA-1/25	Completed and occupied by someone	3 BHK	118.4	103.80
26	AA-1/26	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
27	AA-1/27	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
28	AA-1/28	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
29	AA-1/29	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
30	AA-1/30	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
31	AA-1/31	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	167.75	49.4
32	AA-1/33	G.F. RCC slab roofing Brick Masonry walls inside plaster is completed F.F. RCC slab roofing, Brick masonry wall inside plaster is completed	3 BHK	97.96	103.8
33	AA-1/34	G.F. RCC slab roofing Brick Masonry walls inside plaster is completed F.F. RCC slab roofing, Brick masonry wall without plaster	3 BHK	97.96	103.8
34	AA-1/36	Completed and occupied	3 BHK	134.2	49.4
35	AA-1/37	Completed and occupied by someone	3 BHK	238.38	103.8
36	AA-1/38	G.F.RCC slab roofing Brick Masonry walls inside plaster is completed F.F.RCC slab level Brick masonry walls without plaster (slab not casted)	3 BHK	97.96	103.8
37	AA-1/39	G.F. RCC slab roofing Brick Masonry walls inside plaster is completed F.F. RCC slab level Brick masonry walls without plaster	3 BHK	97.96	103.8
38	AA-1/40	G.F. RCC slab roofing Brick Masonry walls inside plaster is completed F.F. RCC slab level Brick masonry walls without plaster	3 BHK	97.96	103.8
39	AA-1/41	G.F. RCC slab roofing Brick Masonry walls inside plaster is completed F.F. RCC slab level Brick masonry walls without plaster	3 BHK	97.96	103.8
40	AA-1/42	G.F. RCC slab roofing Brick Masonry walls inside plaster is completed F.F. RCC slab level Brick masonry walls without plaster	3 BHK	97.96	103.8
41	AA-1/43	G.F. is completed and occupied FF is completed	3 BHK	97.96	103.8
42	AA-1/44	G.F. & F.F. completed and occupied	3 BHK	107.71	103.8
43	AA-1/45	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	99.54	49.4
44	AA-1/46	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
45	AA-1/47	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
46	AA-1/48	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
47	AA-1/49	G.F. Completed	3 BHK	97.96	49.4
48	AA-1/50	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
49	AA-1/51	G.F. - Lintel Level, Brick Masonry Walls without plaster	3 BHK	97.96	49.4
50	AA-1/52	G.F. up to footing foundation work	3 BHK	97.96	49.4
51	AA-1/53	G.F. up to footing foundation work	3 BHK	130.11	49.4
52	AA/56	G.F. - RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	2 BHK	97.96	47.5
53	AA/57	G.F. Completed	2 BHK	97.96	47.5
54	AA/59	Completed and occupied by someone	2 BHK	97.96	47.5
55	AA/60	G.F. is completed	2 BHK	97.96	47.5
56	AA/66	completed & Vacant	2 BHK	97.96	47.5
57	AA/67	completed and occupied by someone	2 BHK	97.96	47.5
58	AA/68	completed and occupied by someone	2 BHK	97.96	47.5
59	AA/69	G.F. is completed	2 BHK	97.96	47.5
60	AA/70	completed	2 BHK	214.13	47.5
61	AA/71	completed and occupied by someone	2 BHK	189.96	47.5
62	AA/72	G.F. RCC slab roffing, Brick Masonry walls inside and outside plaster is completed	2 BHK	97.96	47.5
63	AA/73	completed and occupied	2 BHK	97.96	47.5
64	AA/74	completed and occupied	2 BHK	97.96	47.5
65	AA/75	completed and occupied	2 BHK	97.96	47.5
66	AA/76	completed and occupied by someone	2 BHK	97.96	47.5
67	AA/77	completed and occupied by someone	2 BHK	97.96	47.5
68	AA/78	completed and occupied by someone	2 BHK	107.71	47.5
69	AA/81	G.F. is completed by Mr. Vijay Limbachiya	2 BHK	97.96	47.5
70	AA/82	completed and occupied	2 BHK	97.96	47.5
71	AA/83	completed and occupied	2 BHK	97.96	47.5
72	AA/84	completed and occupied	2 BHK	97.96	47.5
73	AA/86	G.F. up to footing foundation work	2 BHK	97.96	47.5
74	AA/87	G.F. up to footing foundation work	2 BHK	126.86	47.5
75	A/88	G.F. - Lintel Level, Brick Masonry walls without plaster	1 BHK	94.24	29
76	A/89	G.F. - Lintel Level, Brick Masonry walls without plaster	1 BHK	65.43	29
77	A/90	Completed & occupied	1 BHK	65.43	29
78	A/91	G.F. Slab Level, Brick Masonry Walls without Plaster	1 BHK	65.43	29
79	A/92	Completed & Occupied	1 BHK	65.43	29
80	A/93	Completed & Occupied	1 BHK	65.43	29
81	A/94	Completed & Occupied	1 BHK	65.43	29
82	A/95	Completed & Occupied by someone	1 BHK	65.43	29
83	A/99	Completed & Occupied By Mr. Mukesh Padhiyar	1 BHK	65.43	29
84	A/100	Completed & Occupied	1 BHK	65.43	29
85	A/101	Completed & Occupied	1 BHK	65.43	29
86	A/102	Completed & Occupied	1 BHK	65.43	29
87	A/103	Completed & Occupied	1 BHK	65.43	29
88	A/104	Completed & Occupied	1 BHK	65.43	29
89	A/105	Completed & Occupied by Mr. Ajaysinh Raj	1 BHK	162.55	58
90	A/106	Completed & Occupied	1 BHK	158.64	29
91	A/107	Completed & Occupied by Mr. Pravinchandra B. Patel	1 BHK	65.43	29
92	A/109	Completed & Occupied by someone	1 BHK	65.43	29
93	A/110	G.F. RCC Slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	65.43	29
94	A/111	Completed & Occupied	1 BHK	65.43	29
95	A/112	Completed & Occupied	1 BHK	65.43	29
96	A/113	Completed & Occupied	1 BHK	95.35	29
97	A/114	G.F. is Completed Occupied	1 BHK	65.43	29
98	A/115	Completed & Occupied	1 BHK	65.43	29
99	A/116	Completed & Occupied	1 BHK	65.43	29
100	A/117	Completed & Occupied	1 BHK	65.43	29
101	A/118	G.F. RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	65.43	29
102	A/119	G.F. RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	65.43	29
103	A/120	Completed & Occupied	1 BHK	65.43	29
104	A/121	Completed & Occupied	1 BHK	65.43	29
105	A/122	G.F. RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	65.43	29
106	A/123	Completed & Occupied	1 BHK	93.96	29
107	A/125	Completed & Occupied	1 BHK	65.43	29
108	A/126	Completed & Occupied	1 BHK	65.43	29
109	A/127	Completed & Occupied	1 BHK	65.43	29
110	A/128	G.F. RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	65.43	29
111	A/129	completed and occupied	1 BHK	65.43	29
112	A/131	90% Completed and occupied	1 BHK	65.43	29
113	A/132	completed and occupied	1 BHK	65.43	29
114	A/133	completed and occupied	1 BHK	65.43	29
115	A/134	Road	1 BHK	0	29
116	A/135	completed and occupied	1 BHK	65.43	29
117	A/136	completed and occupied by Mr. Harivadan R. Bhagat	1 BHK	65.43	29
118	A/137	completed and occupied	1 BHK	65.43	29
119	A/138	completed and occupied	1 BHK	65.43	29
120	A/139	G.F. RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	65.43	29
121	A/140	G.F. RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	65.43	29
122	A/141	completed and occupied	1 BHK	65.43	29
123	A/142	G.F. RCC slab roofing, Brick Masonry walls inside and outside plaster is completed	1 BHK	171.84	29

Reserve Price for all these units (Single lot) is Rs. 11,54,00,000/- & EMD for this lot is Rs. 1,15,40,000/-

Note* : The EMD shall be deposited in baanknet wallet through E-auction website i.e. https://baanknet.com. The highest bidder shall have to deposit 25% of his final bid amount after adjustment of EMD already paid in the baanknet wallet by immediate next bank working day through RTGS / NEFT as per the details as under:

Beneficiary Bank Name	Bank of India	Beneficiary Name	Ahmedabad Recovery Branch
Branch Address	ARB Branch, 5th Floor, Bank of India Building, Bhadra, Ahmedabad - 380001		
Beneficiary Account No.	205490200000033	IFSC Code	BKID0002054

1) The bid increase amount will be **Rs. 5,00,000/-** for Single Lot Respectively.
2) Prospective bidders may avail online training from service provider **PSB Alliance (BAANKNET Auction Portal) (Tel Helpline No. +91 - 8291220220 and Mr. Kashyap Patel (Mobile No. 9327493060), Helpline E-mail ID : support.baanknet@psballiance.com** and for any property related queries may contact **Mr. Manish Gupta, Senior Manager, (Mob. No. 7696696546).**
3) Prospective bidders are advised to visit website : **https://baanknet.com** for detailed terms & conditions and procedure of sale before submitting their bids.
4) The prospective bidders are advised to adhere payment schedule of 25% (minus EMD) immediately after fall of hammer / close of auction and 75% within 15 days from the date of auction and if 15th day is Sunday or other Holiday, then on immediate next first bank working day. No request for extension will be entertained.
5) The properties are being put to sale on **"as is where is", "as is what is"** and **"as is whatever"** basis and prospective buyers are advised to carry out due diligence properly.
6) Schedule of auction is as under :-

SCHEDULE OF AUCTION

1	Inspection of Property	16.03.2026 Between 11.00 AM to 02.00 PM
2	Last date for receiving bids alongwith earnest money and uploading documents including proof of payment made	06.04.2026 up to 05.00 PM
3	E-Auction	07.04.2026, Between 12.00 PM to 01.30 PM (with auto extension clause of 03 minutes till e-auction ends)

SEAL

(Anubha Dubey)
RECOVERY OFFICER-I, DRT-II, AHMEDABAD

DATE & TIME OF E-AUCTION
Dt. 23.03.2026 (For Property Sr. No. 1 to 3)
Dt. 06.04.2026 (For Property Sr. No. 4 to 8)
TIME : 02.00 PM TO 06.00 PM

E-AUCTION SALE NOTICE

REGIONAL OFFICE : 1st floor, BOB Building, M. G. Road, Rajkot - 360 001, E-mail : recovery.rajkot@bankofbaroda.com

E-Auction Sale Notice for Sale of Immovable / Movable 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) of the Security Interest (Enforcement) Rules, 2002

बैंक ऑफ़ बड़ौदा Bank of Baroda

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 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/s. The details of Borrower/s/Mortgagor/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below :

DATE & TIME OF PROPERTY INSPECTION : 17.03.2026 (For Property Sr. No. 1 to 3) & 25.03.2026 (For Property Sr. No. 4 to 8), 11.00 AM TO 03.00 PM

Sr/ Lot No.	Name & Address of Borrower/s/ Guarantor/s / Mortgagor/s	Short Description of the Immovable / Movable Properties with known Encumbrances, if any	Date of Demand Notice & Total Dues	Reserve Price, EMD, Bid Increase Amount *	Status of Possession (Constructive / Physical	Authorized Officer Name & Contact No.
01	**Jagnath Area Branch : Shri Ghanshyam S. Dudharejia and Smt. Bhavanaben G. Dudharejia**	**Residential House** situated at House No. 3, Pitrukrupa Residency, Nr. Arpit College & Swaminarayan Gurukul standing on the NA Land of Plot No. 63 to 73, Sub Plot No. 63 to 73/3, Land Admeasuring 55-68 Sq. Mtr., in Village : Kagdadi's Survey No. 363 paiki 2, Tal. : Tankara, Dist. Rajkot in the name of **Smt. Bhavanaben G. Dudharejia.**	Dt. 11.12.2023 Rs. 7,77,432.91 + Interest + Other Charges - Recovery	Reserve Price : 5,50,350 EMD : 55,035 Bid Increase Amount : 10,000	Physical / Residential House	Ms. Manisha Jangid M. 96876 96016
02	**University Road, Rajkot : Borrower Mr. Manish Prabhudas Amraniya & Mrs. Dharmishthaben M. Amraniya**	**Residential Flat No. B-303,** having built up area of 71.485 Sq. Feet on 3rd Floor of Apple Orange at Apple Elegance High Rise Buildings Constructed over the land admeasuring 4339.42 Sq. Mtrs. over the land of Sub Plot No. 25 to 34/1 known as "Vraj Bhumi-2", of Village Ishwariya Revenue Survey No. 248 Paiki 10 Paiki of Sub District Paddhari of Dist. : Rajkot.	Dt. 19.10.2023 Rs. 16,90,000 + Interest + Other Charges - Recovery	Reserve Price : 10,95,000 EMD : 1,09,500 Bid Increase Amount : 10,000	Physical / Residential Flat	Zia Uddin M. 96876 96056
03	**Shapar Branch : M/s Nexus Polymers : 1. Mr. Patoliya Milanbhai Vithalbhai (Partner & Guarantor), 2. Mr. Manishbhai Laxmanbhai Lila (Partner & Guarantor), 3. Mr. Patoliya Vithalbhai Arjanbhai (Mortgagor & Guarantor)**	**All that Piece and Parcel of the Property i.e Residential Property,** Block No. C-14, on Land Admeasuring 57-99 Sq. Mtrs. of Sub-Plot 100 to 145/37 of R.S. No. 10 Paiki of Village Mavdi, Area known as "Nandanvan Residency-3" situated at 150 Ft. Ring Road, Mavdi, Rajkot, Dist. Rajkot. in the name of **Vithalbhai Arjanbhai Patoliya.**	Dt. 05.02.2025 Rs. 93,23,503.39 + Interest + Other Charges - Recovery	Reserve Price : 44,92,000 EMD : 4,49,200 Bid Increase Amount : 50,000	Physical / Residential Property	Mr. Pankaj Kumar M. 91616 48262 M. 80917 88970
04	**RMC Chowk Branch : Mr. Gohel Dinesh Ghelabhai (Borrower), Mrs. Gohel Janiben Ghelabhai (Co-Borrower : 1) & Mr. Gohel Gopal Gelabhai (Co-Borrower : 2)**	**All the Pieces and Parcel of Immovable Property situated on Residential House,** construction on the land admeasuring Sq. Mts. 96-79 of Plot No. 40 of Krishna Park Society, Street No. 2, Nr. Sarvodaya Society, Behind Satyam Park, Off 80 Feet Road, Rajkot, within the limits of RMC, belonging to **Mr. Gohel Dinesh Ghelabhai (Borrower) & Mrs. Gohel Janiben Ghelabhai (Co-Borrower : 1), Mr. Gohel Gopal Gelabhai (Co-Borrower : 2)**	Dt. : 05.02.2025 Rs. 22,35,054.81 + Interest + Other Charges - Recovery	Reserve Price : 32,71,500 EMD : 3,27,150 Bid Increase Amount : 10,000	Physical / Residential House	Ms. Sonam Srivastav M. 96876 96014
05	**RMC Chowk Branch : Borrower Mr. Bhatti Jigneshbhai Jayantibhai (Borrower) & Mrs. Meeraben Jigneshbhai Bhatti (Co-Borrower - 1)**	**All the Pieces and Parcel of Immovable Property situated on Residential Flat No. A1,** Having Built Up Area 46.90 Sq. Mt., situated At Ground Floor of Vishwas Apartment A, Constructed on Southern Side, Land Adm. 146.96 Sq. Mtrs. of Sub Plot No. A (Lekh No. 165 Dt. 08.02.1932), At City Survey No. 1057/b/00/01/9 (unit) (C.S. No. 1057 After The Amalagamation of City Survey No. 1057 To 1065 Paiki), situated At Manhar Plot, Street No. 6, Rajkot, within the limits of RMC, Belonging to **Mr. Bhatti Jigneshbhai Jayantibhai. Boundaries is as under : Towards the North :** Vishvas Apartment B, **Towards the South :** Public Road, **Towards the East :** Parking And Stairs Passage, **Towards the West :** OTS	Dt. 12.08.2025 Rs. 20,77,195 + Interest + Other Charges - Recovery	Reserve Price : 22,71,600