

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES, APPENDIX-IV-A [See proviso to Rule 6 (2) & 8 (6)]

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2) & 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), 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/ Secured Creditor/ Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below :-

Sl. No.	Name & Address of Borrower/s / Guarantor/ Mortgagors	Give Short description of the movable / Immovable property with known encumbrances, if any	Total Dues. / Date of E-Auction / Time of E-Auction / Start Time to End Time	Reserve Price	Status of Possession (Constructive / Physical / Property Inspection Date & Time)
				EMD Deposit Bid Increase Amount	
1.	M/s Hariom Enterprises PROPRIETOR: Ajit Kumar Singh, S/o Shivratan Singh Residential Flat No. A/4 First Floor of Building KCS Complex, at New Plot No. 10A to L, New Khata No. 95, Municipal Ward No. 4, Jamshedpur, District - East Singhbhum	All that part and parcel of the mortgage of property located at Residential Flat No. A/4 First Floor of Building KCS Complex at New Plot No. 10 A, to L, New Khata No. 95, Municipal Ward No. 4, Mouza - Jugsalai, Jamshedpur, Dist. East Singhbhum, Jharkhand standing in the name of Ajit Kumar Singh, S/o Shivratan Singh (As per Sale Deed No. 3222/2971, dated 22.06.2017). Bounded as under as per Sale Deed : East - Girls School Road, West - Flat No. A/5, North - House Gorakh Singh, South - Flat No. A/3. Mortgage by Mr. Ajit Kumar Singh.	Rs. 2,74,84,471.95 (Rupees Two Crore Seventy Four Lacs Eighty Four Thousand Four Hundred Seventy One and Paise Nine Five Only) as on 27.02.2026 and further unapplied interest from the date of NPA plus costs, charges and expenses till date of payment 16.03.2025 from 02:00 PM to 05:00 PM	Rs. 39,44,340.00 Rs. 3,94,434.00 Rs. 39,443.00	Constructive Possession upto 15.03.2025 between 10:00 AM to 05:00 PM
2.	M/s Hariom Enterprises PROPRIETOR: Ajit Kumar Singh, S/o Shivratan Singh GUARANTORS: Mr. Vijay Kumar Singh, (Husband) and Legal Heir Mr. Atul Kumar Singh (Son) and Legal Heir Mr. Amit Kumar Singh (Son) and Legal Heir of Late Minta Devi Residential Flat No. 8/3 Second Floor of Building KCS Complex, at New Plot No. 10A to L, New Khata No. 95, Thana 1161, Municipal Ward No. 4, Jamshedpur, Dist.-East Singhbhum, Jharkhand	All that part and parcel of the mortgage of property located at Residential Flat No. B/3, 2nd Floor of Building KCS Complex at New Plot No. 10 A, to L, New Khata No. 95, Thana 1161, Municipal Ward No. 4, Jamshedpur, Dist.-East Singhbhum, Jharkhand standing in the name of Mrs. Minta Devi, W/o Vijay Kumar Singh (as per Sale Deed No. 3220/2969 dated 29.08.2017). Bounded as under as per Sale Deed : East - Open to Sky, West - Common Passage, North - Flat No. B/4, South - Flat No. B/1. Mortgaged by Late Minta Devi, W/o Vijay Kumar Singh.	Rs. 2,74,84,471.95 (Rupees Two Crore Seventy Four Lacs Eighty Four Thousand Four Hundred Seventy One and Ninety Five Paise Only) as on 27.02.2026 and further unapplied interest from the date of NPA plus costs, charges and expenses till date of payment 16.03.2025 from 02:00 PM to 05:00 PM	Rs. 47,50,650.00 Rs. 4,75,065.00 Rs. 47,506.00	Constructive Possession upto 15.03.2025 between 10:00 AM to 05:00 PM
3.	M/s Hariom Enterprises PROPRIETOR: Ajit Kumar Singh, S/o Shivratan Singh GUARANTORS: Miss. Neelam Singh D/o Late Gorakh Singh Residential Flat No. D/2 5th Floor in SRI INDU APARTMENT at Taparia Complex, Under Thana No. 1161, Ward No. 4, Jugsalai, Municipality, under Khata No. 42, Plot No. 930 & 969 (a), (b), (c) portion, Dist.-East Singhbhum, Jharkhand.	All that part and parcel of the mortgage of property located at Residential Flat No. D/2, 5th Floor, in SRI INDU APARTMENT at Taparia Compound, under Thana No. 1161, Ward No. 4, Jugsalai Municipality under Khata No. 42, Plot No. 930 & 969 (a) (b) (c) Portion, Dist. East Singhbhum, Jharkhand in the name of Miss. Neelam Singh, D/o. Late Gorakh Singh (Sale Deed No. 67 dated 07.01.2020). Bounded as under as per Sale Deed : East - Flat No. D/1, West - Open to Sky, North - Balcony Open to Sky, South - Stair Case & Flat No. D/3. Mortgaged by Miss Neelam Singh, D/o Late Gorakh Singh.	Rs. 2,74,84,471.95 (Rupees Two Crore Seventy Four Lacs Eighty Four Thousand Four Hundred Seventy One and Ninety Five Paise Only) as on 27.02.2026 and further unapplied interest from the date of NPA plus costs, charges and expenses till date of payment 16.03.2025 from 02:00 PM to 05:00 PM	Rs. 47,50,650.00 Rs. 4,75,065.00 Rs. 47,506.00	Constructive Possession upto 15.03.2025 between 10:00 AM to 05:00 PM

For detailed terms and conditions of sale, please refer / visit to the website link <https://www.bankofbaroda.in/e-auction> and online auction portal <https://baanknet.com>. Also prospective bidders may contact the Authorised Officer on Mobile No.: 7542032088.

Date : 27.02.2026
Place : Jamshedpur

Sd/- Authorised Officer
Bank of Baroda