

7. יום חמישי כ"ב אלול תשס"ו (2025) - יום חמישי

दिनांक : १७/०३/२०२६

बैंक ऑफ बडोदा विरूद्ध मंगलतारा अँप्रो प्रायव्हेट लिमिटेड आणि इतर

(सीडी-५) ताराबाई सुभाष कोल्हे, रा. मौजे लोणी हवेली, तालुका पारनेर, जिल्हा अहमदनगर-४१४३०२

कोषाच्याही पुढे दळणीच्या आराख्या नव्हतीत, सूचीत करण्यात येते की, लॉट क्र.१ वरील मिळकत ही ई-ऑप्शन द्वारे दिनांक ३०/०४/२०२६ रोजी आणि लॉट क्र.२ आणि ३ वरील मिळकत ही ई-ऑप्शन द्वारे दिनांक १३/०४/२०२६ रोजी दुपारी २.०० ते ३.०० दरम्यान (आवक्या असल्यास बंद करण्यापूर्वी शेवटच्या ५ मिनिटां) बोली स्वयंचलीत वेळापत्र या नियमास अंतर्गत विक्री होईल असे वेबसाईट : <https://baanknet.com> यावर ऑन लाइन इलेक्ट्रॉनिक बidding द्वारे विकण्यात येईल. संपर्क क्र. +९१८२९१२२०२२०, ई-मेल : support.baanknet@psballiance.com इच्छुक विक्रेत्यांनी उपरोक्त नमुद ई-ऑप्शन एजन्सी बंद ब्यापाई ऑफी स्वतःची नोंदी करून जाहीर क्लिमासाठी लागणारे दस्तऐवज अपलोड करण्यासाठी मुजर आयडी आणि पासवर्ड घ्यावा. आनमन (EMD) खान भरल्यानंतर इच्छुक बोलीदार हे ई-ऑप्शन यांचेच लॉट ई-ऑप्शनसाठी आनमन प्रक्रिया पूर्ण करून घ्यावी.

लॉट क्र.	विक्रीस असलेल्या मालमतेचा तपशील	अनामत रक्कम (रु.)	राखीव किंमत (रु.)	बोलीवाढ रक्कम (रु.)
१	सर्व भाग व पोटभाग हिस्यांसहीत प्लॉट क्र.जी-३०३, क्षेत्रफळ ६८०.०० चौ.फुट, तिसरा मजला, जी-विंग, सिटीएस क्र.५७४, ५७४/१ ते ५४ वर बांधलेले कमल पार्क अपार्टमेंट, कांजूर स्थित, मंगतराम पेट्रोल पंप जवळ, लाल बहादूर शास्त्री मार्ग, भांडूप (पश्चिम), ता.मुलूंड, जिल्हा मुंबई.	१४,३०,०००/-	१,४२,५३,०००/-	२,००,०००/-
२	मौजे लोणी हवेली, ता.पारनेर, जि.अहमदनगर येथील गट क्र. १०३८ मधील सर्व भाग व पोटभाग हिस्यांसहीत शेतजमीन क्षेत्रफळ ० हे. २८ आर <u>आणि</u> मौजे लोणी हवेली, ता.पारनेर, जि.अहमदनगर येथील गट क्र. १०३९ मधील सर्व भाग व पोटभाग हिस्यांसहीत शेतजमीन क्षेत्रफळ ० हे. ११ आर.	८८,०००/-	८,७८,०००/-	५०,०००/-
३	मौजे लोणी हवेली, ता.पारनेर, जि.अहमदनगर येथील गट क्र. १०५३ मधील सर्व भाग व पोटभाग हिस्यांसहीत शेतजमीन क्षेत्रफळ ० हे. ३८ आर.	८६,०००/-	८,५५,०००/-	५०,०००/-

[illegible]

क्र.सं.	विक्रीत असलेल्या मालमत्तेचा तपशील	मालमत्तेवरील वा त्यावरील भागावरील महसुल कर	मालमत्तेवरील ज्ञात बोजाचा तपशील	भागीदारी कर काही असेल तर, जी जी मालमत्तेवर आहे आणि अन्य माहिती तपशील त्याचे मुल्य व प्रकार
१	सर्व भाग व पोटभाग हिस्यांसहोत फ्लॅट क्र.जी-३०३, क्षेत्रफळ ६८०.०० चौ.फुट, तिसरा मजला, जी-बिंग, सिटीएस क्र.५७४, ५७४/१ ते ५४ वर बांधलेले कमल पार्क अपार्टमेंट, कांजूर स्थित, मंगतराम पेट्रोल पंप जवळ, लाल बहादूर शास्त्री मार्ग, भांडुप (पश्चिम), ता.मुकुंद, जिल्हा मुंबई.	माहित नाही	माहित नाही	माहित नाही
२	मौजे लोणी हवेली, ता.पाचरेर, जि.अहमदनगर येथील गळ क्र. १०३८ मधील सर्व भाग व पोटभाग हिस्यांसहोत शेतजमीन क्षेत्रफळ ० हे. २८ आर आणि मौजे लोणी हवेली, ता.पाचरेर, जि.अहमदनगर येथील गळ क्र. १०३९ मधील सर्व भाग व पोटभाग हिस्यांसहोत शेतजमीन क्षेत्रफळ ० हे. ११ आर.	माहित नाही	माहित नाही	माहित नाही
३	मौजे लोणी हवेली, ता.पाचरेर, जि.अहमदनगर येथील गळ क्र. १०३४ मधील सर्व भाग व पोटभाग हिस्यांसहोत शेतजमीन क्षेत्रफळ ० हे. ३८ आर	माहित नाही	माहित नाही	माहित नाही

१०/०३/२०२६ रोजी औरंगाबाद येथे जारी केली आहे.
(सह. प्रमुख अर्थी प्राप्ति.)



सही/- (शरद बावीस्कर)
वसुली अधिकारी-१
ऋण वसुली अधिकरण, औरंगाबाद.

OFFICE OF THE RECOVERY OFFICER - I IN THE DEBTS RECOVERY TRIBUNAL, AURANGABAD

"Jeevan Suman", L.I.C. Building, Plot No.3, N-5, CIDCO, Aurangabad-431 003. (M.S).
Phone : (0240) 2473612, Telefax : (0240) 2473613, E-Mail : drtaurangabad-dfs@nic.in

Form No.22 [See Regulation 37(1)]
**PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961
READ WITH THE RECOVERY OF DEBTS DUE TO BANKS AND FINANCIAL INSTITUTIONS ACT, 1993**

R.C. No. 02/2024

E-AUCTION SALE NOTICE

Exh : 39

Date : 17/03/2026

For Lot No.1 : Date and Time of Auction : 30/04/2026 between 02.00 pm. to 03.00 pm
Last date and Time of EMD : 28/04/2026 up to 04.00 PM

For Lot No.2 & 3 : Date and Time of Auction : 13/05/2026 between 02.00 pm. to 03.00 pm
Last date and Time of EMD : 11/05/2026 up to 04.00 PM

Bank of Baroda V/s. Mangaltara Agro Private Limited and Others

- To, (CD1) **Mangaltara Agro Private Limited**, R/o.Gut No.1053, Village Loni Haveli, Taluka Parner, District Ahmednagar-414302.
- (CD2) **Bhausahab Subhash Kolhe**, R/o.Gut No.1053, Village Loni Haveli, Taluka Parner, District Ahmednagar-414302. Also at : **Bhausahab Subhash Kolhe**, Near Vidyadham Prashala Loni, Loni Dhamani, Pune, Maharashtra-410510.
- (CD3) **Sanmit Sanjay Kolhe**, R/o.Village Loni Haveli, Taluka Parner, District Ahmednagar-414302. Also at : **Sanmit Sanjay Kolhe**, G-304, 3rd Floor G-Wing, Kamal Park, LBS Marg, Near Mangatram Petrol Pump, Bhandup West, Taluka Mulund, District Mumbai-400078.
- (CD4) **Sanjay Bhagoji Kolhe**, R/o.Village Loni Haveli, Taluka Parner, District Ahmednagar-414302. Also at : **Sanjay Bhagoji Kolhe**, G-304, 3rd Floor G-Wing, Kamal Park, LBS Marg, Near Mangatram Petrol Pump, Bhandup West, Taluka Mulund, District Mumbai-400078.
- (CD5) **Tarabal Subhash Kolhe**, R/o.Village Loni Haveli, Taluka Parner, District Ahmednagar-414302.

Whereas Recovery Certificate No. RC/79/2024 dated 01/01/2024 in OA/59/2022 to pay to the Applicant Bank(s)/Financial Institution(s) Name of applicant, the sum of **Rs.1,06,60,406.41** (Rupees One Crore Six Lakhs Sixty Thousands Four Hundred Six and Paise Forty One Only) along with future interest @ 8% simple interest yearly w.e.f. 09/10/2021 till realization and costs of **Rs.3,19,975/-** (Rupees Three Lakh Nineteen Thousands Nine Hundred Seventy Five only) from the CD(s) jointly and severally, and you, the CD(s), failed to repay the dues of the Certificate Holder Bank. And whereas the undersigned has ordered the sale of the Mortgaged/Attached properties of the Certificate Debtor as mentioned in the Schedule hereunder towards satisfaction of the said Recovery Certificate.

And whereas there will be due there under a sum **Rs.1,05,01,525.85/-** inclusive of costs and interest thereon up to 17-03-2026, payable to the applicant/Certificate Holder Bank /FI.

Notice is hereby given that in absence of any order of postponement, the said property shall be **Lot No.1 Sold on 30-04-2026 and Lot No.2 & 3 Sold on 13-05-2026 between 2.00 P.M. to 3.00 P.M.** (with auto extension clause of bid in last 5 minutes before closing if required) by **open public e-auction** and bidding shall take place through "On line Electronic Bidding" through the website <https://baanknet.com> of **BAANKNET**, Contact No. +91 8291220220, E-mail id: -support.baanknet@psballance.com support.baanknet@procure247.com

The intending bidder should register themselves on the website of the aforesaid e-auction agency well in advance and get user ID and password for uploading of requisite documents and/or for participating in the public e-auction. The interested bidders may avail online training of e-auction, after deposit of EMD from **BAANKNET**.

For further details contact : **Mr.P.K. Shrivastava**, Chief Manager, Bank of Baroda, RO-SARB, Aurangabad. Contact No.: 9005178070, E-mail id: -saraur@bankofbaroda.co.in

The Earnest Money Deposit (EMD), Reserve Price and Bid Increase, be fixed as follows :

Lot No.	Details of Property	EMD Amount (In Rs.)	Reserve Price (In Rs.)	Bid Increase in the Multiple of (In Rs.)
1	All the piece and parcel of Flat No.G-303, admeasuring area 680.00 Sq.feet, Third Floor, G-Wing, Kamal Park Apartment, constructed on CTS No.574, 574/1 to 54, situated at Kanjur near Mangatram Petrol Pump, Lal Bahadur Shastri Road, Bhandup (W), Tal.Mulund Dist.Mumbai.	14,30,000/-	1,42,53,000/-	2,00,000/-
2	All the piece and parcel of Agri.Land in Gut No.1038, admeasuring area 0H 28R, situated at Loni Haveli, Tal.Parner, Dist.Ahmednagar AND All the piece and parcel of Agri.Land in Gut No.1039, admeasuring area 0H 11R, situated at Loni Haveli, Tal.Parner, Dist.Ahmednagar	88,000/-	8,78,000/-	50,000/-
3	All the piece and parcel of Agri.Land in Gut No.1053, admeasuring area 0H 38R, situated at Loni Haveli, Tal.Parner, Dist.Ahmednagar.	86,000/-	8,55,000/-	50,000/-

Terms and Conditions :

(1) The EMD shall be paid through Demand Draft/Pay Order of any nationalized Bank/scheduled Bank in favour of the "Recovery Officer, DRT, Aurangabad in R.C. No. 02/2024. The said Demand Draft/Pay Order qua EMD, alongwith self-attested copy of identity (voter 1- card/driving license/passport), which should contain the address for future communication, and self-attested copy of PAN card, and in the case of company, copy of resolution passed by the board members of the company or any other document confirming representation/attorney of the company also, must reach the Office of the Recovery Officer, DRT, Aurangabad latest by for Lot No.1 on 28/04/2026 and for Lot No.2 & 3 on 11/05/2026 before 4.00 PM. In the case of individual, a declaration if the bid is on his/her own behalf or on behalf of his/her principals be also submitted. In the latter case, the bidder shall be required to deposit his/her authority and in case of default, his/her bid shall be rejected. The EMD or original proof of EMD received thereafter shall not be considered. (2) The envelope containing EMD or original proof of payment of EMD through NEFT/RTGS, along with details of the sender, i.e. address, e-mail ID and mobile number, etc., should be super-scribed "RC No.02/2024". (3) The property is being sold on "as is where is basis" & "as is what is basis". (4) The physical inspection of the property/properties may be taken between 11.00 a.m. to 4.00 p.m. for Lot No.1 on 15/04/2026 and Lot No.2 on 28/04/2026. (5) The highest bidder shall be declared to be the purchaser of any lot. It shall be in the discretion of the undersigned to decline/acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. (6) The unsuccessful bidder shall take the EMD directly from the Office of Recovery Officer, DRT, Aurangabad. (7) Once the bid is submitted it is mandatory for the bidder (s) to participating in the bidding process of the e-auction by logging in on the e-auction agency portal, failing which the EMD shall be forfeited to the Government, if the undersigned thinks fit. (8) The Successful/highest bidder shall have to 25% of his final bid amount in after adjustment of EMD amount by next Bank working day in the form of Demand Draft/Pay order by Bank of Baroda, CIDCO Branch, Aurangabad, IFSC Code: BARB0CIDAUR of Recovery Officer, DRT, Aurangabad. (9) The successful/highest bidder shall deposit the balance 75% of the sale proceeds before the BARB0CIDAUR of Recovery Officer, DRT, Aurangabad on or before 15th day from the date of auction of the property, exclusive of such day, or if the 15th day be Sunday or other Recovery Officer, DRT, Aurangabad on or before 15th day from the date of auction of the property, exclusive of such day, or if the 15th day be Sunday or other Recovery Officer, DRT, Aurangabad on or before 15th day from the date of auction of the property, exclusive of such day, or if the 15th day be Sunday or other Recovery Officer, DRT, Aurangabad. (10) In case of deposit of balance amount of 75% through post the same should reach the Recovery Officer as above. In case of default of payment Aurangabad. (11) No officer or other person, having any duty to perform in connection with sale either directly or indirectly bid for acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the conditions prescribed in Second Schedule of the Income Tax Act, 1961 and the rules made there under and to the further following conditions. (12) The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, mis-statement or omission in this proclamation. (13) The undersigned reserves the right to accept any or reject all bids, if not found acceptable or to postpone the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final.

No. of lots	Description of the property to be sold	Revenue assessed upon the property or any part thereof	Details of Encumbrance to which property is liable	Claims if any which have been put forward to the property and other known particulars bearing on its nature and value
1	All the piece and parcel of Flat No.G-303, admeasuring area 680.00 Sq.feet, Third Floor, G-Wing, Kamal Park Apartment, constructed on CTS No.574, 574/1 to 54, situated at Kanjur near Mangatram Petrol Pump, Lal Bahadur Shastri Road, Bhandup (W), Tal.Mulund Dist.Mumbai.	Not Known	Not Known	Not Known
2	All the piece and parcel of Agri.Land in Gut No.1038, admeasuring area 0H 28R, situated at Loni Haveli, Tal.Parner, Dist.Ahmednagar AND All the piece and parcel of Agri.Land in Gut No.1039, admeasuring area 0H 11R, situated at Loni Haveli, Tal.Parner, Dist.Ahmednagar	Not Known	Not Known	Not Known
3	All the piece and parcel of Agri.Land in Gut No.1053, admeasuring area 0H 38R, situated at Loni Haveli, Tal.Parner, Dist.Ahmednagar.	Not Known	Not Known	Not Known

Given under my hand and seal of the Tribunal on this 17th day of March, 2026 at Aurangabad



Sd/-
(Sharad Baviskar)
Recovery Officer-I
Debts Recovery Tribunal, Aurangabad

SHREE