ANNEXURE- C

इंडियन बैंक
Indian Bank

Branch: City Office, Prayagraj
Date: 09.04.2026

NOTICE OF INTENDED SALE

Notice of intended sale under Rule 6(2) & 8(6) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To.

1. (Borrower)	2.(Mortgagors)
M/s BRK Shudh Jal Private Limited Reg Address: 1/70, Chak Harihar Van, Saraitaki Chatnag Road, Jhunsi, Allahabad – 211 019 via Directors: Mrs. Bharti Yadav W/o Mr. Rajiv Kumar Yadav, Mrs. Ranjana Devi W/o Mr. Nageshwar Prasad Yadav, Mrs. Kaushalya W/o Mr. Bheem Kumar & Mr. Nitin Kumar S/o Mr. Vinod Kumar Yadav Unit Address: 138, Atta, Babuganj,Phoolpur, Prayagraj – 212 402	1. Mrs. Kaushalya W/o Bheem kumar, Chatnag Road, Chak Harihar Van,Jhunsi, allahabad – 211 019 2. Mr. Rajeev Kumar Yadav S/o Sri Nand Ji Yadav H-178, Ratnakar Khand, South City, Lucknow, up – 226 025

3. (Guarantors)

1. Mrs. Kaushalya w/o Bheem Kumar
   Chatnag Road, Chak Harihar Van,
   Jhunsi, allahabad – 211 019
2. Mrs. Bharti Yadav W/o Mr. Rajeev kumar yadav
   H-178, Ratnakar Khand, South City,
   Lucknow, up – 226 025
3. Mr. Nitin Kumar s/o Mr. Vinod Kumar yadav
   H no. 29/a, Behind Kali Mandir, Daudpur,
   Gorakhpur, up – 273 001
4. Mrs. Ranjana Devi w/o Sri Nageshwar Prasad Yadav
   H. No. B 2/36, Yamuna Vihar,
   Delhi, North East, Delhi, 110 053
5. Mr. Rajeev Kumar Yadav s/o Sri Nand Ji Yadav
   H-178, Ratnakar Khand, South City,
   Lucknow, up – 226 025

Sub: Loan accounts M/s BRK Shudh Jal Private Limited (MSME OCC account no. 7343572886 and Term Loan Account no. 7393556638) with Indian Bank, City Office, Prayagraj branch – Reg

M/s BRK Shudh Jal Private Limited via Directors: Mrs. Bharti Yadav W/o Mr. Rajiv Kumar Yadav, Mrs. Ranjana Devi W/o Mr. Nageshwar Prasad Yadav, Mrs. Kaushalya W/o Mr. Bheem Kumar & Mr. Nitin Kumar S/o Mr. Vinod Kumar Yadav, have availed the following facilities from **Indian Bank, City Office Prayagraj Branch**,

Authorised Officer
Chief Manager
INDIAN BANK

Nature of facility	Limit
OCC INDSME SEC-MICRO SMAL-REPO AC NO 7343572886	1,00,00,000.00
INDSME-SECURE-TL-MSE-REPO AC NO 7393556638	1,50,00,000.00

the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "**the borrowers**". The borrowers failed to pay the outstanding dues to the Bank. Therefore a Demand Notice dated **04.12.2025** under Sec. 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as "The Act"), was issued by the Authorized Officer calling upon **Borrower (s)- M/s BRK Shudh Jal Private Limited Mortgagors - (s) Mrs. Kaushalya W/o Mr. Bheem Kumar and Mr.Rajeev Kumar Yadav s/o Sri Nand Ji Yadav and Guarantor(s)- Mrs. Bharti Yadav W/o Mr. Rajiv Kumar Yadav, Mrs. Ranjana Devi W/o Mr. Nageshwar Prasad Yadav, Mrs. Kaushalya W/o Mr. Bheem Kumar & Mr. Nitin Kumar S/o Mr. Vinod Kumar Yadav and Mr.Rajeev Kumar Yadav s/o Sri Nand Ji Yadav** . The borrowers liable to the Bank to pay the amount due to the tune of **Rs. 2,15,60,289.00 (Rupees Two Crore Fifteen Lakh Sixty Thousand Two Hundred Eighty Nine only) w.e.f. 04.12.2025** along with cost of charges and expenses further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated **04.12.2025**.

As the borrowers failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on **25.02.2026** after complying with all legal formalities.

As per Sec.13 (4) of the Act, Secured Creditor is entitled to effect sale of the assets taken possession of and realize the proceeds towards outstanding balance. In accordance with the same, the undersigned / Authorized Officer intends selling the schedule mentioned securities in the following mode:

THE SALE PROPOSED TO BE HELD IS BY WAY OF PUBLIC TENDER /AUCTION ADOPTING THE e-AUCTION MODE.

As per Rule 6 (2) and 8(6) of The Security Interest (Enforcement) Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, 30 days' notice of intended sale is required to be given and hence we are issuing this notice.

The amount due as on **09.04.2026** is of **Rs.1,99,01,939.00 (Rupees One Crore Ninety-Nine Lakh One Thousand Nine Hundred Thirty Nine Only)** along with cost of charges and expenses further interest, costs, other charges and expenses thereon from **10.04.2026**.

Please take note that this is notice of 30 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 30 days.

The date of sale is fixed as **20.05.2026** which would be by e-auction mode.

Inspection of the scheduled properties and related documents/up to date EC etc by the intending purchasers/ bidders may be done at their expense **from 10.04.2026 to 19.05.2026 between 10.00 am to 4.00 pm.**

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as

Authorised Officer
Chief Manager
INDIAN BANK

mentioned in the schedule.

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as mentioned in the schedule.

The terms and conditions of e-auction is available in the website **(https://baanknet.com).**

The intending Bidders/ Purchasers are requested to register with online portal **(https://baanknet.com (PSB Alliance Pvt. Ltd.)** using their mobile number and email id. Further, after completing their eKYC, the intending Bidders/ Purchasers have to transfer the EMD amount in their e-Wallet by **20.05.2026 before 4:00 PM** i.e before the e-Auction Date and before the e-auction end time in the portal. The registration and e-KYC must be completed well in advance, before auction.

Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (https://baanknet.com (PSB Alliance Pvt. Ltd.) for depositing in bidders EMD Wallet. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as **Cheques will not be accepted**. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/postpone/ cancel the sale without assigning any reason therefore.

The successful bidder shall have to deposit 25% (twenty-five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of auction in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of money transfer. The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

Nodal Bank Account No. and A/c. Name	Branch name and IFS Code
98741040872; Routing Account	**IDIB000A579**

In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.
If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice.

***This Notice is without prejudice to any other remedy available to the Secured Creditor
(this portion may be retained if it is a non-suit filed account)

****This Notice is without prejudice to any other remedy available to the Secured Creditor and without prejudice to rights of the Secured Creditor to proceed with the proceedings presently pending before

Authorised Officer

Chief Manager
INDIAN BANK

...O of DRT/ DRAT/ Court and proceed with the execution of order/decree obtained/to be obtained ...s portion may be retained if it is a suit filed account).

SCHEDULE

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

Details/ Description of Mortgaged Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encumbrance
Residential building at Plot No. H-178, having area of 293.53 Sq. Mtr. Situated at South City, Ratnakar Khand, Sharda Nagar Yojna, Raebareli Road, District Lucknow owned by Shri Rajeev Kumar Yadav S/o Shri Nand Ji Yadav acquired through title deed serial no 851 dated 31.01.2006 **Boundary of Property (As per deed)** East: **Plot No. 145** West : **Road 12 mtr wide** North : **Plot No. 179** South: **Plot No. 177**	**2,09,00,000.00** **(Two Crore Nine Lakh Only)**	**20,90,000.00** **(Twenty Lakh Ninety Thousand Only)**	**On 20.05.2026 between 11.00 A.M to 4.00 P.M. with unlimited extension with 10 minutes each.** **Property ID No. IDIB30513420907A**	**NIL**

Bidders are advised to visit the website **(https://baanknet.com)** of our e auction service provider PSB Alliance Pvt. Ltd to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd **Helpdesk No. 8291220220, email ID:- support.baanknet@psballiance.com** and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd. and EMD status, please contact **support.baanknet@psballiance.com**.

For property details and photograph of the property and auction terms and conditions please visit: **https://baanknet.com** and for clarifications related to this portal, please contact **Helpdesk No.8291220220**.

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with **https://baanknet.com.**

Authorised Officer

AUTHORISED OFFICER

Chief Manager

INDIAN BANK

Place: Prayagraj

Date: **09.04.2026**