

Appendix IV A
 [(See proviso to rule 8(6))]
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

M/s R S Agro Represented by its Proprietor Mr. Ravinder Singh S/o Shri Siya Ram , Address: Village- Asspur , Kalinagar , Ward No 6, Distt Pilibhit -262122	Prop : Mr. Ravinder Singh C/O Shri Siya Ram Vill: Moholla- Pandra, Town- Kalinagar Ward No. 6, Dist: Pilibhit, Uttar Pradesh, 262122	Late Mr Roshan Lal Agarwal Represented by its legal heirs/Representative 1) Mrs. Nirmal Agarwal w/o Roshan Lal Agarwal	Late Mr Roshan Lal Agarwal Represented by its legal heirs/Representative 2) Mr. Santosh Agarwal S/o Roshan Lal Agarwal
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E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to **Borrower M/s R S Agro Represented by its Proprietor Mr. Ravinder Singh S/o Shri Siya Ram** that the below described immovable property mortgaged / charged to the Secured Creditor, the **Symbolic Possession** of property which has been taken by the Authorized Officer of Bank of Baroda (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" on **08.05.2026**, for recovery of **Rs. 1,11,69,409.55** as on **24.10.2024** plus further interest and other expenses thereon due to the Bank of Baroda (Secured Creditor) **Borrower M/s R. S. Agro Prop: Mr. Ravinder Singh**. The reserve price of property will be **Rs.2,14,02,000.00/-** and the earnest money deposit will be **Rs. 21,40,200.00/-**.

Details and full description of the immovable property with known encumbrances, if any

S.No.	Description of the immovable property to be sold with the name/s of the owner/s	Details of encumbrances, known to the Bank, if any
I.	A. Equitable Mortgage of Commercial land measuring 9190 Sq Meter, Khasra No. 252 situated at Village-Aaspur, Tehsil kalinagar, Dist-Pilibhit, owner of the property Mr. Ravindra Kumar alias Ravindra Singh S/O Siya Ram, as per registered sale deed 11-02-2011, zild No. 2729 Serial No. 882 (4050 Sq Mtr) and 23.01.2015 zild No. 4005 Serial No. 712 (5140 Sq Meter). Sale deed Serial No. 882 bounded by East: Road Sampark Marg West: Ram singh & Others North: Neva lal & Others South: Seller Shyam Bedi Devi. Sale Deed Serial No. 712 bounded by East: Chak Road West: Bharat singh & Others North: Buyer Itself, South: Ravindra Singh & Others B. Equitable Mortgage of Commercial land measuring 1300 Sq Mtr Khasra no. 253 & 266 situated at Vill: Aaspur, Tehsil-Kalinagar, Dist-Pilibhit. Owner of the property Mr. Ravindra Kumar alias Ravindra Singh S/O- Siyaram as per registered sale deed dated 27.02.2015 Zild No. 4036 Serial no. 1883. Bounded by East: Road West: Bharat singh Noth: seller Itself South: Seller itself.	Not known

! आसाम रोड शाखा
Assam Road Branch

आसाम रोड, पूरनपुर जिला पीलीभीत - 262122 (यू.पी.) भारत
Assam Road, Puranpur, Distt. Pilibhit - 262122 (U.P.) INDIA
मोब./Mobile : +91-8477009710 ई-मेल/E-mail : purpil@bankofbaroda.com

C. Equitable Mortgage of Commercial land measuring 1300 Sq Mtr Khasra no. 253 situated at Village-Aaspur, Tehsil, Tehsil-kalinagar, Dist: Pilibhit, Owner of the property Mr. **Ravindra Kumar** alias Ravindra Singh S/O Siyaram as per registered sale deed dated 20.02.2015 Zild No. 4029 Serial no. 1584.

Bounded by

East: Road

West: Bharat singh

North: seller Itself

South: Seller itself.

D. Equitable Mortgage of Commercial land measuring 1090 Sq Mtr Khasra no. 252 situated at Village-Aaspur, Tehsil, Tehsil-kalinagar, Dist: Pilibhit, Owner of the property Mr. **Ravindra Kumar** alias Ravindra Singh S/O- Siyaram as per registered sale deed dated 07.08.2015 Zild No. 4201 Serial no. 7607.

Bounded by

East: Chak Marg

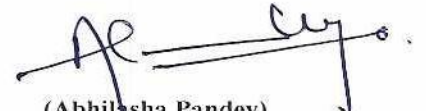
West: Bharat singh

North: Ravindra Singh

South: Ravindra Singh

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor's website i.e. www.bankofbaroda.Bank.in/e-auction.htm & <https://baanknet.com>

Date: 18.04.2026
Place: Pilibhit



(Abhilasha Pandey)
Authorised Officer