

 बैंक ऑफ महाराष्ट्र Bank of Maharashtra एक परिवारा एक बैंक प्रधान कार्यालय: लोकमंगल, 1501, शिवाजीनगर, पुणे-5 Head Office: LOKMANGAL, 1501, SHIVAJINAGAR, PUNE-5	दबावग्रस्त आस्ति प्रबंधन शाखा Stressed Asset Management Branch टेलीफोन/TELE : 24751521 / 24755080 ई-मेल/e-mail : brmgr1508@bankofmaharashtra.bank.in bom1508@bankofmaharashtra.bank.in 4-3-448 से और 465 से 468 460, पहली मंजिल, विनूतना पिटीस माजेसटी, गोपाल भाग, बैंक स्ट्रीट के पास, कोठी, हैदराबाद -I HNo.4-3-448 To 460 & 465 to 468, 1st Floor, Vinoothna Pittie's Majesty, Gopal Bagh Near Bank Street, Koti, Hyderabad.	
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AJ-61/EAUCTION/SARFAESI/2026-27

Date: 27.04.2026.

//BY SPEEDPOST//

1. M/s Pranav Infra Projects,
Rep., by its Prop. Mr. Narayana Darapuneni
Having office address at Maple 0122,
Raintree Park, Dwaraka Krishna township,
IJM Namburu, Namburu Village, Pedakakani Mandal,
Guntur District, Andhra Pradesh-522508

2. Mr. Narayana Darapuneni – (Guarantor)
Prop., of M/s Pravav Infra Projects,
R/o Vempadu village & Post, Varikuntapadu Mandal,
Nellore District, Andhra Pradesh – 524 227

3. Mr Pavaluri Subramanya swamy
(Mortgagor)
R/o Maple 0122, Raintree Park,
Dwaraka Krishna township, IJM Namburu,
Namburu Village, Pedakakani Mandal,
Guntur District, Andhra Pradesh-522508

Reg: Notice for sale of Secured Assets in the account of M/s Pranav Infra Projects,

Under the Securitization & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002 for recovery of **Rs.6,01,80,933.73 (Rupees Six Crore One Lakh Eighty Thousand Nine Hundred Thirty Three and Seventy Three Paise only) plus unapplied Interest and expenses and other charges.**

Sale Notice for sale of immovable properties

E- Auction Sale Notice for sale of immovable Assets under Securitization and Reconstruction of Financial Assets Act, 2002 [SARFAESI ACT] read with provision to Rule 8(6) of Security interest (Enforcement Rules) 2002

Notice is hereby given to the public in general and in particular to the Borrower and Guarantors that below described immovable properties mortgaged/charged to the Secured Creditor, the constructive possession which has been taken by the Authorized Officer of Bank of Maharashtra (Secured Creditor) will be sold on **“AS IS WHERE IS”, “AS IS WHAT IS” and “WHATEVER THERE IS”** basis on **14.05.2026**, for recovery of **Rs.6,01,80,933.73 (Rupees Six Crore One Lakh Eighty Thousand Nine Hundred Thirty Three and Seventy Three Paise only) plus unapplied Interest and expenses and other charges.**



Due to the Bank of Maharashtra secured creditor from: **M/s Pranav Infra Projects**

The Reserve price and Earnest money deposit are shown as under:

Description of the Asset Charged.

S.No	Description of the immovable property	Reserve Price	Earnest Money deposit
1	All those pieces and parcels of land and Building admeasuring 200.22 Sq.yards or 167.43 sq.mts in Sy.No92/B, 99/2, 99/1, 93/1, 93/3, 98/1, 88/1C, 90, 89/1,88/1B, 100/A,101/B1 and 91/1A on plot NO.93 in LP NO.76/2013/G in "SRINIVASA GARDENS" with all rights of easements in Iskapalem Village, Buchireddy Palem Municipality, Nellore District, AP belongs to Pavaluri Subrahmanya Swamy and bounded by, East: Plot NO:120 South: plot No;92 West:33ft width of layout road North: plot No.94	Rs.25,27,000/- (Rupees Twenty Five Lakhs Twenty Seven Thousand only)	Rs.2,52,700/- (Rupees Two Lakhs Fifty Two Thousand Seven Hundred only)
2.	All those pieces and parcels of land to the extent of 383.33 Sq.yards/320.56 Sq.mts bearing plot No.166 in Sy.No.92/B, 99/2, 99/1, 93/1, 93/3,98/1, 88/1C, 90, 89/1, 88/1B,100/A,101/B1 and 91/1A in LP NO.76/2013/G in "SRINIVASA GARDENS" in Iskapalem Village, Buchireddy Palem Municipality, Nellore District, AP. The property is owned by Sri. Pavaluri Subrahmanya Swamy and bounded by, East: Donka South: 33ft width of road West:33ft width of layout road North: plot No's 167 & 178	Rs. 26,84,000/- (Rupees Twenty Six Lakhs Eighty Four Thousand Only)	Rs.2,68,400/- (Rupees Two Lakhs Sixty Eight Thousand Four Hundred Only)
3.	All those piece and parcel of land Plot All those pieces and parcels of land to an extent of 1358.33 Sq. yards or 1135.90 Sq. Mts of residential site bearing Plot No's. 167, 168, 169, 170, 171& 172 in Survey Nos:92/B, 99/2, 99/1, 93/1, 93/3, 98/1, 88/1C, 90, 89/1, 88/1B,100/A,101/B1 and 91/1A. in L.P No.76/2013/G in "SRINIVASA GARDENS" with all rights of easements in the ownership of Pavaluri subrahmanya swamy Boundaries: For Plot No's 167,168,169,170&171: East: plot No's.178,177,176,175&174 South: plot No.166 West: 33ft width of layout road North: plot No's : 172 For plot No.172: East: Plot NO 173 South: plot No 171 West:33ft width of layout road North: <u>property</u> of Annamraju Hanumantha Rao	Rs.95,08,800/- (Rupees Ninety Five Lakhs Eight Thousand Eight Hundred Only)	Rs.9,50,880/- (Rupees Nine Lakhs Fifty Eight Thousand Eighty Only)



4.	All those pieces and parcels of land of an extent of 967.66 Sq.yards or 809.19 Sq.mts of residential site bearing Plot No's.143,144,145&146 in Survey No/s: 92/B, 99/2, 99/1, 93/1,93/3, 98/1, 88/1C, 90, 89/1,88/1B,100/A,101/B1 and 91/1A. "SRINIVASA GARDENS" with all rights of easements in the ownership of Pavaluri subrahmanya swamy and Boundaries: For plot No.143: East: Plot NO 146 South: plot No 142 West:33ft width of layout road North: plot no;144 For plot No.144 East: Plot NO 145 South: plot No 143 West:33ft width of layout road North: property of Annamraju Hanumantha Rao For plot No.145: East:Road South: plot No 146 West:plot No 144 North: property of Annamraju Hanumantha Rao For plot no.146: East: 33ft width of layout road South: plot No 147 West: Plot No 143 North: plot No 145	Rs.67,73,200/- (Rupees Sixty Seven Lakhs Seventy Three Thousand Two Hundred Only)	Rs.6,77,320/- (Rupees Six Lakhs Seventy Seven Thousand Three Hundred Twenty Only)
5.	All those pieces and parcels of land to an extent of 896 Sq.yards or 749.28Sq.mts of residential site bearing Plot No's.179, 180 & 181 in Survey Nos.92/B, 99/2, 99/1, 93/1, 93/3, 98/1, 88/1C, 90, 89/1, 88/1B,100/A,101/B1 and 91/1A. North: Plot No 180 in LP NO.76/2013/G in "SRINIVASA GARDENS" with all rights of easements in the ownership of Pavaluri subrahmanya swamy and bounded by Boundaries: For plot No.179: East: vuta kaluva South: plot No 180 West:33ft width of layout road North: property of Annamraju Hanumantha Rao For plot No.180: East: Vuta Kaluva South: plot No 181 West:33ft width of layout road North: plot No.179 For Plot No.181: East: Donka South: Donka West: 33ft width of layout road North: plot no.180	Rs. 50,17,600/- (Rupees Fifty Lakhs Seventeen Thousand Six Hundred Only)	Rs. 5,01,760/- (Rupee Five Lakhs One Thousand Seven Hundred Sixty Only)



6.	All those pieces and parcels of land to an extent of 1357 Sq.yards or 1134.79Sq.mts of residential site bearing Plot No's.173, 174, 175, 176, 177 & 178 in Survey Nos 92/B, 99/2, 99/1, 93/1, 93/3, 98/1, 88/1C, 90, 89/1, 88/1B, 100/A, 101/B1 and 91/1A of vacant residential site bearing plot No.173 in LP NO.76/2013/G in "SRINIVASA GARDENS" with all rights of easements in the ownership of Pavaluri subrahmanya swamy Boundaries: For plot No.173: East: 33ft width of layout road South: plot No 174 West: Plot No 172 North: property of Annamraju Hanumantha Rao For Plot No.174,175,176&177: East: 33ft width of layout road South: plot No 178 West: Plot No's.171,170,169&168 North: Plot No 173 For Plot No.178: East: 33ft width of layout road South: plot No 166 West: Plot No 167 North: plot No:177	Rs.94,99,000/- (Rupees Ninety Four Lakhs Ninety Nine Thousand Only)	Rs.9,49,900/- (Rupees Nine Lakhs Fourty Nine Thousand Nine Hundred Only)
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Date of E Auction: 14.05.2026 between 11:00 AM to 2:00 PM

Last Date of Submission of bid and EMD: 13.05.2026 & Bid increase Amount is Rs.10,000/-

Contact Details: 8466961578 & 9975640396

For detailed terms and conditions of the sale, please refer to the Link provided in Secured Creditor's website <https://www.bankofmaharashtra.bank.in;> <https://www.baanknet.com;>



(Signature)

Place: Hyderabad

Date: 27.04.2026

(Manishkumar M Bansod)
Asst. Gen. Manager & Authorized Officer
SAM Branch, Hyderabad
Bank of Maharashtra