E-AUCTION - SALE NOTICE

UNDER INSOLVENCY AND BANKRUPTCY CODE, 2016 READ WITH REGULATION 27 OF INSOLVENCY AND BANKRUPTCY BOARD OF INDIA (BANKRUPTCY PROCESS FOR PERSONAL GUARANTORS TO CORPORATE DEBTORS) REGULATIONS, 2019

In the Bankruptcy Process of Mrs. Usha Agrawal W/o Suresh Binraj Agrawal
(Personal Guarantor of Vivek Steelco Private Limited-Corporate Debtor)
Address: 21, Sarathi part- 3, Drive- in road, Nr. Sal Hospital, Thaltej, Ahmedabad, Gujarat- 380052

Office of the Bankruptcy Trustee:
CA & IP BHAVAN TRIVEDI
Address: 55, 6th Floor, Shri Krishna Centre, Nr. Mithakhali Six Roads, Navrangpura, Ahmedabad, Gujarat, 380009
Mail Address: bt.ushabenagrawal@gmail.com

The following property of Mrs. Usha Agrawal forming part of the Bankruptcy Estate is offered for sale by the Bankruptcy Trustee:

Sr. No.	Description of Assets	Reserve Price	EMD 10%	Bid Increase Amount
1.	Industrial open plot of land located at Plot No.: 39, Panchratna Industrial Estate, Opp. Panda Water Tech Pvt. Ltd., Nr. Ahmedabad-Rajkot Road, Changodar, Ahmedabad – 382213. Survey No.: 362 & 365, Mouje: Changodar, Taluka: Sanand, District: Ahmedabad. (Net land area: 4851.00 sq.mtr.)	7,76,16,000	77,61,600	5,00,000

1. The sale is on an "AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS" and "WITHOUT RECOURSE BASIS". (The property is presently under possession of the bankrupt and the Bankruptcy Trustee is taking necessary steps in relation to the property. The sale shall be subject to applicable legal process.)
2. The valuation and sale consideration pertains only to the land component of the property and does not include any construction, shed, office structure or any superstructure belonging to Vivek Steelco Private Limited.
3. The sale will be done by the undersigned through an e-auction platform BAANKNET (with unlimited extension of 5 minutes each).
4. The reserve price has been fixed based on the fair value as determined by the registered valuer.
5. Detailed terms and conditions of the e-auction are available in the complete E-Auction Process Document at: https://www.baanknet.com or can be obtained by sending an Email to the Bankruptcy Trustee. For any technical assistance in using the e-auction platform, interested bidders may contact the BAANKNET support team through the details available on the website.
6. For further details, interested parties may contact Mr. Bhavan Trivedi at Phone No. 9824094617 or Email: bt.ushabenagrawal@gmail.com.
7. Interested parties / bidders are requested to visit the above-mentioned website and submit their bids along with required documents.
8. The Bankruptcy Trustee reserves the right to accept or reject any or all bids or to cancel or modify the terms of the e-auction without assigning any reason. The sale is subject to confirmation by the Bankruptcy Trustee.
9. The auction schedule is subject to change depending upon operational requirements.
10. Last date for submission of bid documents: 05:00 PM, 14th May 2026
11. Last date for deposit of EMD: 05:00 PM, 14th May 2026
12. Site visit shall be arranged on prior appointment between 10th May 2026 to 12th May 2026
13. Interested bidders are advised to independently verify the nature, measurement, physical status and encumbrances of the property prior to participation in the auction.
14. Verification of bidders and issuance of login credentials: 15th May 2026
15. Date and time of e-auction: 18th May 2026 from 11:00 AM to 01:00 PM (with unlimited extension of 5 minutes each)

Sd/-
Mr. Bhavan Trivedi
Place: Ahmedabad. Reg No. IBBI/IPA-001/P00335/2017-18/10605
Date: 07-05-2026 **Bankruptcy Trustee in the matter of Usha Suresh Agrawal**

NORTHERN ARC CAPITAL LIMITED

NORTHERN ARC

Regd. Office: 10th Floor, Phase-I, IIT-Madras Research Park, Kanagam Village, Taramani, Chennai - 600113, Tamil Nadu.

ANNEXURE-V E-AUCTION SALE NOTICE
(Under proviso to Rule 8(6))

SALE OF IMMOVABLE ASSETS CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002.

The undersigned as Authorized Officer of Northern Arc Capital Ltd has taken over possession of the following property/ies u/s 13(4) of the SARFAESI Act. Public at large is informed that e-Auction of the charged property/ies under SARFAESI Act in the below mentioned cases for realisation of NORTHERN ARC's dues will be held on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and on the terms and conditions specified hereunder.

Name of Borrower(s) / Guarantor(s)	Outstanding Dues for Recovery of which Property /ies is/are being Sold
1. Dharmendrabhai Jagdishbhai Lakum **2. Sudhaben Dharmendrabhai Lakum**	**Rs. 26,73,531.54/-** and interest thereon w.e.f. as on **12th December 2025** plus other charges

Description of The Property: Property of Plot No. 10 Paiki Northern Side Land Admeasuring 98.00 Sq. Mt., With House There On Bearing Limbdi City Survey No. 48/B/10 Paiki of Ward No. 1 And Bearing Limbdi Revenue Survey No. 289 Paiki Situated At Area Known As Umiya Park Society, Nr. bhalgamda Gate At Limbdi, Dist. Surendranagar Within The Municipal Limits of Limbdi Municipality And Belonging To Dharmendrabhai Jagdishbahi Lakum. **East:** Mt. 07.00 This Side Gallery And Then Plot No. 17 **West:** Mt. 07.00 This Side 6.000 Mt Wide Road. **North:** Mt. 14.00 This Side Plot No. 11 **South:** Mt. 14.00 This Side Plot No. 10 Paiki Southern Side Land.

DETAILS OF SALE ARE AS BELOW:-

Reserve Price	Last date for submission of Bid and EMD (10% of the Reserve Price)	Bid Increment Amount	Date and Time of E-Auction Sale
Rs. 21,28,698/- (Rupees Twenty One Lakh Twenty Eight Thousand Six Hundred & Rupees Ninety Eight Only)	**16th May, 2026** **Rs. 2,12,869/-** (Rupees Two Lakh Twelve Thousand Eight Hundred & Rupees Sixty Nine Only)	**Rs. 25,000/-**	**18th May, 2026** Time 11.00 am to 01.00 pm

Date & Time of Inspection of the Property: 11th May 2026 11:00 am to 05:00 pm **and upon request on call to the Authorised officer Mr. Sunil Verma 9987030148.**

Terms and Conditions of the E-auction are as under:

1. E-Auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS BASIS" and will be conducted "Online". The auction will be conducted through **Northern Arc Capital Limited's** approved service **provider M/s E-Procurement Technologies Ltd. Auction Tiger Ahmadabad (Contact Person:- Mr. Ram Sharma Cell no. 800002397, Email ramprasad@auctiontiger.net & (Contact Person - Mr. Sunil Verma Cell 9987030148 Email sunil.verma@northernarc.com, Anand Devkar 9600553100 and Sameer Suke Cell 9152910835 Email Sameer.suke@northernarc.com** at the web portal (http://sarfaesi.auctiontiger.net). E-Auction Tender Document containing online e-Auction bid form is available in websites, http://sarfaesi.auctiontiger.net
2. The intending purchasers / bidders are required to deposit EMD amount either through NEFT/RTGS in the Account No. **65252037994, Northern Arc Capital Limited : State Bank of India** & IFSC Code: **SBIN0009930** or by way of demand draft drawn in favour of **Northern Arc Capital Limited,** drawn on any Nationalized or Scheduled Bank.
3. Bidders shall hold a valid email ID (e-mail ID is absolutely necessary for the intending bidder as all the relevant information and allotment of ID & password may be conveyed through email).
4. The intending bidder should submit the evidence for EMD deposit like UTR number along with Request Letter for participation in the E-auction, self-attested copies of (i) Proof of Identification (KYC) viz. Voter ID Card/ Driving License/Passport etc., (ii) Current Address-Proof for communication, (iii) PAN card of the bidder, (iv) valid e-mail ID, (v) contact number (Mobile/Landline) of the bidder etc. to **Northern Arc Capital Limited** by Date **16th May, 2026** Time 11:00 AM to 02:00 PM time. Scanned copies of the original of these documents can also be submitted to the e-mail Id of **Northern Arc Capital Limited.**
5. Names of the Eligible Bidders will be identified by the **Northern Arc Capital Limited** to participate in online e-auction on the portal, http://sarfaesi.auctiontiger.net (Auction Tiger) will provide User ID & Password after due verification of PAN of the Eligible Bidders.
6. It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property before submission of the bid.
7. The e-Auction/bidding of above properties would be conducted exactly on the scheduled Date & Time. The bidder shall improve their offer in multiple of the amount mentioned under the column "Bid Increment Amount" against the property. In case bid is placed in the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes. The bidder who submits the highest bid amount (not below the Reserve Price) on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by **Northern Arc Capital Limited** / Secured Creditor.
8. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded.
9. The Sale confirmation/Sale Certificate will be issued in the name of the purchaser(s) / applicant(s) only and will not be issued in any other name(s).

Sd/-
Dated: 5th May, 2026 **Authorised Officer**
Place: Surendranagar **NORTHERN ARC CAPITAL LIMITED**

बैंक ऑफ इंडिया Bank of India BOI

ZONAL OFFICE

Ellorapark, Subhanpura, Vadodara - 390023.

REQUIREMENT OF PREMISES FOR BANK OF INDIA, TARSALI BRANCH

Bank of India invites offers for New premises on long lease basis on ground floor only, approx. **1300 sq.ft.** for **Tarsali Branch.** Detailed notification is available on our websites **https://bankofindia.bank.in/tender** from **05.05.2026 to 26.05.2026.** Interested parties may send their application/ offers in sealed cover to above address in prescribed format on or before **26.05.2026 till 4:00 pm.** Any corrigendum/ addendum/ notification will be published in the same web site only.

Vadodara - Ph.:0265-2396114 **Authorised Officer, Bank of India**

GUJARAT GRAMIN BANK - REGIONAL OFFICE GODHRA
"Kalindi" 1, Mahavir Jain Society, Nr. S.T. Depot, Godhra-389001, Dist: Panchmahal, M:9909999744

PREMISES REQUIRED FOR DEVGARH BARIA

Gujarat Gramin Bank invites offers from landlords/power of attorney holders of premises on lease/rental basis on ground or first floor (**Approx. Area 1600 sq.ft.**) for **Devgarh Baria Branch.** Premises should be with facilities including parking, water, 3 Phase electricity etc. Municipal Taxes, maintenance to be borne by landlord. Premises should be ready for occupation/possession. The intended offers shall be submitted in two separate sealed envelopes super-scribed Technical Bid & Financial Bid to the above mentioned address on or **before 28.05.2026 by 5:00 pm.** Premises offered by PSU/Govt Bodies will also be considered. For details, kindly visit the tenders section of our banks website at **https://www.ggb.bank.in** Bank reserves the right to accept or reject any or all offers without assigning any reason thereof.

Date: 07.05.2026, Place: Godhra Satish Kumar Yadav - Regional Manager

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E-AUCTION - SALE NOTICE

UNDER INSOLVENCY AND BANKRUPTCY CODE, 2016 READ WITH REGULATION 27 OF INSOLVENCY AND BANKRUPTCY BOARD OF INDIA (BANKRUPTCY PROCESS FOR PERSONAL GUARANTORS TO CORPORATE DEBTORS) REGULATIONS, 2019

In the Bankruptcy Process of Mr. Anil Agrawal
(Personal Guarantor of Vivek Steelco Private Limited – Corporate Debtor)
Address: C-51, Century Tower, B/h TGB, Bodakdev, Ahmedabad City, Bodakdev, Ahmedabad, Gujarat - 380054

Office of the Bankruptcy Trustee:
CA & IP BHAVAN TRIVEDI
Address: 55, 6th Floor, Shri Krishna Centre, Nr. Mithakhali Six Roads, Navrangpura, Ahmedabad, Gujarat, 380009
Mail Address: bt.anilagrawal@gmail.com

The following properties forming part of the Bankruptcy Estate of Mr. Anil Agrawal are offered for sale by the Bankruptcy Trustee:

Sr. No.	Description of Assets	Reserve Price	EMD 10%	Bid Increase Amount
1.	Commercial property located at Shop No.: 309, Third Floor, "Anand Cloth Market", Opp. Aashirvad Cloth Market, Sarangpur Bridge Road, Sarangpur, Ahmedabad-380002. Sheet No.: 69. City Survey No.: 689/P, Mouje: Railwaypura, Taluka: City, District: Ahmedabad. (Carpet Area: 144 sq.ft.)	10,80,000	1,08,000	25,000
2.	Industrial open plot located at Plot No.: E/146, Revenue Survey No.: 1179, B/s. Tejas Metal Industries, Nr. Jamnagar-Lalpur Bypass Road, GIDC Phase-II, Mouje: Jamnagar, Taluka: Jamnagar, District: Jamnagar. (Land Area: 303.75 sq.mtr.)	91,13,000	9,11,300	1,00,000

1. The sale is on an "AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS" and "WITHOUT RECOURSE BASIS".(The properties are presently under possession of the bankrupt and the Bankruptcy Trustee is taking necessary steps in relation to the properties. The sale shall be subject to applicable legal process.)
2. The sale will be done by the undersigned through an e-auction platform BAANKNET (with unlimited extension of 5 minutes each).
3. The reserve price has been fixed based on the fair value as determined by the registered valuer.
4. Detailed terms and conditions of the e-auction are available in the complete E-Auction Process Document at: https://www.baanknet.com or can be obtained by sending an Email to the Bankruptcy Trustee. For any technical assistance in using the e-auction platform, interested bidders may contact the BAANKNET support team through the details available on the website.
5. For further details, interested parties may contact Mr. Bhavan Trivedi at Phone No. 9824094617 or Email: bt.anilagrawal@gmail.com
6. Interested parties / bidders are requested to visit the above-mentioned website and submit their bids along with required documents.
7. The Bankruptcy Trustee reserves the right to accept or reject any or all bids or to cancel or modify the terms of the e-auction without assigning any reason. The sale is subject to confirmation by the Bankruptcy Trustee.
8. The auction schedule is subject to change depending upon operational requirements.
9. Last date for submission of bid documents: 05:00 PM, 14th May 2026
10. Last date for deposit of EMD: 05:00 PM, 14th May 2026
11. Site visit shall be arranged on prior appointment between 10th May 2026 and 14th May 2026
12. Interested bidders are advised to independently verify the nature, measurement, physical status and encumbrances of the property prior to participation in the auction.
13. The Bankruptcy Trustee shall not be responsible for any variation in measurements, physical condition or accessibility of the properties and the bidders are advised to conduct their own independent due diligence prior to participation.
14. Verification of bidders and issuance of login credentials: 15th May 2026
15. Date and time of e-auction: 18th May 2026 from 11:00 AM to 01:00 PM (with unlimited extension of 5 minutes each)

Sd/-
Mr. Bhavan Trivedi
Place: Ahmedabad. **Reg No.** IBBI/IPA-001/P00335/2017-18/10605
Date: 07-05-2026 **Bankruptcy Trustee in the matter of Anil Amarnath Agrawal**

बैंक ऑफ बड़ौदा Bank of Baroda

Bhatar Road Branch, Pooja Kiran Apartment, Bhatar Road, Surat-395007. **Ph:** 91 2612241236
E-mail: surbha@bankofbaroda.com

NOTICE TO BORROWER (Under Sub-Section (2) of Section 13 of The SARFAESI Act, 2002)

To. 1. M/S SHREENATHJI TRADERS (PARTNERSHIP FIRM)
Shop No. L/9, Ashirwad Square, Sosyo, Circle, U.m. Road, Surat-395002.
2. MRS. BABITA GAURAV SUNEJA (PARTNER OF M/s SHREENATHJI TRADERS)
3. MR. MOHIT LILADHAR SUNEJA (PARTNER & MORTGAGOR OF M/s SHREENATHJI TRADERS)
Flat No. 1/a, 1st Floor, Ratna Milan Appartment, Old Ghod Dod Road, Majura, Surat-395007.

Dear Sir/Madam,
Re: Credit facilities with our Bhatar Road Branch.
1. We refer to our letter No. **SURBHA/ADV/ dated 13.12.2011** conveying sanction of various credit facilities and the terms of sanction. Pursuant to the above sanction you have availed and started utilizing the credit facilities after providing security for the same, as hereinafter stated. The present outstanding in various loan/credit facility accounts and the security interests created for such liability are as under.

Nature & type of Facility	Limit	Rates of Interest at Present	O/s as on 11.04.2026	Security agreement with brief description of securities
Overdraft Loan A/c No.: 25260400000236	**Rs. 1,07,000 ,00**	**10.06%+ 2%(Penal Int.) PA**	Rs.1,06,43,456.96 of Principal Amount + Rs.40,807.63 of Unapplied interest+ Rs.56,536.98 of unserviced interest +Rs.1,632.00 of Compounding Interest = Rs.1,07,42,433.57 plus Interest and Other Charges thereon	**Equitable Morigage of Flat of Ratna Milan Apartment Majura Surat. registered through Instrument of deposit of Title Deed Dated 25.10.2013. vide Reg No. 4307 With sub-registrar- Hajira Surat-7, Dist-Surat.**
Total	**Rs. 1,07,00 000/-**		**= Rs. 1,07,42,433.57 plus Interest and Other Charges thereon.**	

Description of Securities: All that right title and interest in the Flat No. 1/A admeasuring about 4095 sq. fts. on the 1st floor of "Ratna Milan Apartment" Owned by Ratna milan Co. op. Housing Society Ltd. situated on the land bearing Revenue Survey No. 115/4 of village Majura District Surat which has been given by F. P. No. 7 paiki in T. P. Scheme No. 9 and has been given by City Survey Nondh No. 113 in City Survey Ward Majura in the City of Surat and Final Plot No. 95 of T. P. Scheme No. 6.
2. In the Document you have acknowledged your liability to the Bank to the tune of **Rs. 1,07,000,00/-** as on **13.12.2011** & other bank charges as per bank guidelines. **3.**As you are aware, you have committed default / not maintained financial discipline (operation and conduct of the above said financial assistance/credit facilities have become irregular) in your above mentioned Credit facilities account accordingly the said account was classified the Non Performing Assets (NPA) on **17.04.2026** for the quarter to be ended June-2026 which have fallen due for payment on **25.10.2025** and thereafter. **4.** Consequent upon the defaults committed by you, your above credit facility has been classified as non-performing asset on **17.04.2026** in accordance with the Reserve Bank of India directives and guidelines. Inspite of our repeated requests and demands you have not repaid the overdue loans including interest thereon. **5.** Having regard to your inability to meet your liabilities in respect of the credit facilities duly secured by various securities mentioned in para 1 above, and classification of your account as a non-performing asset, we hereby give you notice under sub-section (2) of section 13 of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and call upon you to pay in full and discharge your liabilities to the Bank aggregating **Rs.1,07,42,433.57 (Rupees One Crore Seven Lakhs Forty Two Thousand Four Hundred Thirty Three And Paise Fifty Seven only)** Plus **Further Interest and Other Charges thereon** within 60 days from the date of this notice. We further give you notice that failing payment of the above amount with interest till the date of payment, we shall be free to exercise all or any of the rights under sub-section (4) of section 13 of the said Act, which please note. **6.** Please note that, interest will continue to accrue at the rates specified in para 1 above for each credit facility until payment in full. **7.**We invite your attention to sub-section 13 of the said Act in terms of which you are barred from transferring any of the secured assets referred to in para 1 above by way of sale, lease or otherwise (other than in the ordinary course of business), without obtaining our prior written consent. We may add that non-compliance with the above provision contained in section 13(13) of the said Act, is an offence punishable under section 29 of the Act. **8.** We further invite your attention to sub section (8) of section 13 of the said Act in terms of which you may redeem the secured assets, if the amount of dues together with all costs, charges and expenses incurred by the Bank is tendered by you, at any times before the date of publication of notice for public auction /inviting quotation / tender /private treaty. Please note that after publication of the notice as above, your right to redeem the secured assets will not be available." **9.**Please note that this demand notice is without prejudice to and shall not be construed as waiver of any other rights or remedies which we may have, including without limitation, the right to make further demands in respect of sums owing to us.

Date : 21.04.2026| Place : Surat Authorized Officer, Bank of Baroda, Bhatar Road Branch

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इंडियन बैंक Indian Bank
इलाहाबाद ALLAHABAD

Salabatpura (Nanpura Branch), Shop No. 4, Trade House, Ground Floor, Ring Road, Surat.

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)

Where as, The undersigned being the authorized officer of Indian Bank under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred to him under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 07/01/2023 calling upon the borrower/guarantor Mr. Ashokkumar Jagannath Shinde (Borrower and Mortgagor), Mrs. Sonal Ashokkumar Shinde (Co-Borrower) and Mrs. Kirtikumari Kirit Kayasth (Guarantor) to repay the amount mentioned in the notice being Rs.41,85,341/- (Rupees Forty One Lakh Eighty Five Thousand Three Hundred Forty One Only) within 60 days from the date of receipt of the said notice.
The Borrower/Guarantor having failed to repay the amount, notice is hereby given to the borrowers and the guarantors and the public in general that the undersigned has taken Physical Possession of the property described herein below in exercise of the powers conferred on him under section 13(4) of the said Act read with rule 8 of the said rules on 03rd day of May 2026.
The borrowers/guarantors in particular and the public in general are hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of Indian Bank, Salabatpura Branch, Surat foran amount Rs.41,85,341/- (Rupees Forty One Lakh Eighty Five Thousand Three Hundred Forty One Only) as on 07/01/2023 and future interest & expenses thereon.
The Borrower's attention is invited to provision of sub-section (8) of section 13 of the Act, in respect of the time available, to redeem the secured assets.

DESCRIPTION OF THE IMMOVABLE PROPERTY

All that piece and parcels of the immovable property bearing Plot No. 201 admeasuring 125.48 Sq. Yards i.e. 100.57 sq.mtrs. Margin adm. 4.35 sq. mtrs., together with undivided share adm. 57.8544 sq. mtrs. in road & COP, Total adm. 162.7967 sq. mtrs. in "Heaven 444" situated on the land bearing Revenue Survey No. 37, 38/3, Block No. 93 of Village: Sandhiyaer, Ta: Olpad City, Dist. Surat. Boundaries: East: Plot No. 212, West: Internal Road, North: Internal Road, South: Plot No. 202.

Date: 03/05/2026 **Authorised Officer,**
Place: Olpad, Surat **Indian Bank, Salabatpura, Surat.**

इंडियन बैंक Indian Bank
इलाहाबाद ALLAHABAD

Salabatpura (Nanpura Branch), Shop No. 4, Trade House, Ground Floor, Ring Road, Surat.

POSSESSION NOTICE (FOR IMMOVABLE PROPERTY)

Where as, The undersigned being the authorized officer of Indian Bank under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred to him under section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 08/09/2023 calling upon the borrower/guarantor (1) Mr. Vikramsingh Dhirubhai Gohil, (2) Mr. Vishvjeet Vikramsingh Gohil to repay the amount mentioned in the notice being Rs.33,43,797/- (Rupees Thirty Three Lakh Forty Three Thousand Seven Hundred Ninety Seven only) within 60 days from the date of receipt of the said notice.
The Borrower/Guarantor having failed to repay the amount, notice is hereby given to the borrowers and the guarantors and the public in general that the undersigned has taken Physical Possession of the property described herein below in exercise of the powers conferred on him under section 13(4) of the said Act read with rule 8 of the said rules on 03rd day of May 2026.
The borrowers/guarantors in particular and the public in general are hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of Indian Bank, Salabatpura Branch, Surat foran amount Rs.33,43,797/- (Rupees Thirty Three Lakh Forty Three Thousand Seven Hundred Ninety Seven Only) as on 08/09/2023 and future interest & expenses thereon.
The Borrower's attention is invited to provision of sub-section (8) of section 13 of the Act, in respect of the time available, to redeem the secured assets.

DESCRIPTION OF THE IMMOVABLE PROPERTY

All That Piece And Parcels Of The Immovable Property Bearing Plot No. 111, Admeasuring As Per Spot 101.55 Sq. Yard. & As Per Approver Plan Adm. 115.23 Sq. Mtrs., Together With Undivided Share Adm. 46.356 Sq. Mtrs., In Road Parking & Cop, Total Adm. 131.2647 Sq. Mtrs., In "Heven 444" Situated On The Land Bearing Revenue Survey No. 37, 38/3, Block No. 93 Of Village : Sandhiyar, Tal : Olpad, Dist : Surat. Boundaries: East : Society Internal Road, West : Block No. 92, North : Plot No. 112, South : Plot No. 110.

Date: 03/05/2026 **Authorised Officer,**
Place: Olpad, Surat **Indian Bank, Salabatpura, Surat.**

Bandhan Bank

Regional Off.: Netaji Marg, Nr. Mithakhali Six Roads, Ellisbridge, Ahmedabad-6.
Fax: +91-79-26560649, Toll Free No.: 18002335300
Website: www.bandhan.bank.in

AUCTION CUM TENDER FOR SALE NOTICE

E-Auction Sale Notice for sale of Immovable assets under the SARFAESI Act, 2002 read with proviso to Rule 9(1) with reference to Rule 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) and Guarantor(s) that the below described immovable assets mortgaged/charged to the Bandhan Bank ("Secured Creditor"), the possession of which has been taken by the Authorized Officer of Bandhan Bank Ltd., will be sold on "As is where is", "As is what is basis" and "Whatever there is basis" for realization of Bank's dues.
The specific details of the assets which is/are intended to be sold, is/are enumerated in the schedule below:

Sr. No	Name of Borrowers, Loan A/c No., Date of Possession / Name of Branch	Description of the property to be sold (Secured Assets)	Secured Debt which includes amount paid by the borrowers till date, if any, with further interest, costs, charges, etc.	Reserve Price & EMD being 10%
1.	Mr. Sandipkumar Rameshbhai Solanki Mrs. Shitalben Sandipkumar Solanki 20003060003864 30.11.2025 Modasa	All That Piece And Parcel Of The Immovable Property Situated At Final Plot No. 45 Paiki, Survey No. 41 Paiki 90, House No. 45 Paiki, Ambika Nagar Society, Near Kabir Temple, City-Godhra, Pin-389001	Rs.8,12,893.69 /- as on 07.11.2024 Rs.9,83,069.79/- as on 22.02.2026	Rs.11,56,720 EMD Rs.1,15,672
2.	Kishankumar Babulal Patel Mrs. Hansha Kishankumar Patel 20003010011203 24.02.2026 Vadodara	All That Piece And Parcel Of The Immovable Property Situated At Revenue Survey No. 788, Block No. 42, Admeasuring Area 25.51 Sq.Mtr, And Super Built Up Area 69.67 Sq.Mtr, Flat No. 501, 5th Floor, Tower - B, Yogiraj Green, At : Dashrath, Taluka & District : Vadodara, Gujarat	Rs.6,15,156.06/- as on 19.05.2025 Rs.6,97,195.92/- as on 14.03.2026	Rs.12,51,000/- EMD Rs.1,25,100/-
3.	Mr. Hiten Solanki Mrs. Kinjalben Solanki Mrs. Shakuben Vikrambhai Solanki Mr. Vikramsinh Somsinh Solanki 20003010010698 14.02.2026 Vadodara	All That Piece And Parcel Of The Immovable Property Situated At Row House Admeasuring The Land Area As 58.09.37 Sq.Mtrs. Situated At Final Plot No. 57/1, Survey No. 156/1 Paiki 266, Dhaval Park Society, Village : Vitthalpura , Taluka : Halol District Panchmahal, Gujarat.	Rs.4,62,242.15/- as on 21.04.2025 Rs. 5,31,838.99/- as on 14.03.2026	Rs.15,39,000/- EMD Rs.1,53,900/-
4.	Alpeshkumar Dineshbhai Parmar Dineshbhai B Parmar Manjulaben Dineshbhai Vankar 20003040004637 22.02.2026 Vadodara	All That Piece And Parcel Of The Immovable Property Situated At Final Plot No. 280 To 315, Area Admeasuring 42.38 Sq. Mtr, Survey No. 113 Paiki, House No. 281, Green City, Gidc To Village Road, Jitali Road, Anklehswar, Bharuch , Gujarat - 393002	Rs.6,89,169.35/- as on 19.05.2025 Rs.7,81,628.31/- as on 14.03.2026	Rs. 8,51,600/- EMD Rs. 85,160/-
5.	Mr. Shayana Tukaram Nagrale Mrs. Reshmaben Shayana Nagrale 20003130001628 04.01.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At B-202, Bulding Known As "Sabridham Residency", Block No.49, Near Rameshwar Residency, Baben Road, City- Bardoli, Surat, Gujarat-394601, Land Area Adm: 58.58 Sq Mtr..	Rs.8,38,586.33/- as on 01.12.2024 Rs.10,28,879.13/- as on 22.02.2026	Rs. 13,51,829/- EMD Rs.1,35,182/-
6.	Mr. Dipak Jijabrao Patil S/o Jijabrao Patil Mr. Mahesh Jijabrav Patil Mrs. Kalpanaben Jijabrao Patil 20003140003342 04.01.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At Survey No 351/1, Final Plot No;118;367;118; Rudraksh Residency; Nr Rahi Township Vi-01; Kareli Gam Road; Kareli Palsana; Surat Gujarat- 394310.	Rs.11,86,350.33/- as on 01.12.2024 Rs.14,12,634.36/- as on 22.02.2026	Rs.14,27,275/- EMD Rs.1,42,727/-
7.	Mr. Bhikha Suresh Patel Mrs. Sangitaben Bhikhubhai Patel 20003030020045 04.01.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated at Plot No. 167, Survey No. 83/A, Area Admeasuring About 40.13 Sq.mtrs. And Situated At Radhika Residencey, Near Arya Residencey, Kareli-mota Road, Kareli, Taluka: Palsana, District: Surat, Gujarat- 394310.	Rs.7,05,161.11/- as on 05.04.2025 Rs.8,36,815.62/- as on 22.02.2026	Rs.7,46,567 EMD Rs. 74,656/-
8.	Mr. Rajendra Namadev Mistary Mrs. Kamalbai Rajendra Mistary 20003110005308 10.01.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At Plot No 177, Plot Area 40.18 Sq Mtr, Yashvi Residency Vibhag-2, Situated And Contructed On Land Bearing R.s. No 9/1 10, Block No 15, Village Kareli, Tal Palsana Dist- Surat Gujrat,394310.	Rs.7,45,434.98/- as on 21.04.2025 Rs. 8,62,251.96/- as on 22.02.2026	Rs.8,43,785/- EMD Rs. 84,378/-
9.	Mr. Babubhai Mansukhbhai Pithadiya Mrs. Rupalben Babubhai Pithadiya 20003030018017 01.02.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At Admeasuring about 40.10 sq.mtr, Revenue Survey No. 34, Block No. 25, Plot no. 52, D-Type, Hari Dashan Residency, Shekhpur sayan Road, Moje: Shekhpur, Kamrej, Surat, Gujarat, 394107.	Rs.4,67,555.79/- as on 05.04.2025 Rs.5,38,841/- as on 22.02.2026	Rs.7,69,230/- EMD Rs.76,923/-
10.	Mr. Bhole Pratap Pardeshi Mrs. Lalitaben Pratap Pardeshi 20003140003361 08.02.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At Plot No. 129, Admeasuring Area 40.15 Sq.Mtrs, Rudraksh Residency, Situated On The Land Bearing Revenue Survey No. 351/1, Block No. 367 Of Village : Kareli, Taluka : Palsana, District: Surat, Gujarat.	Rs.8,01,862.78/- as on 21.04.2025 Rs. 9,07,753/- as on 22.02.2026	Rs.8,99,100/- EMD Rs. 89,910/-
11.	Mulayam Singh Mrs. Preeti Singh 90001239112326 08.02.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At Plot No. 246, Admeasuring Area 44.65 Sq.Mtr, Block No. 28, Anjani Homes, Village : Atodara, Taluka : Olpad, District: Surat, Gujarat.	Rs.13,11,788.96/- as on 21.06.2025 Rs.14,56,610.55/- as on 14.03.2026	Rs.13,03,000/- EMD Rs. 1,30,300/-
12.	Rahulbhai Madhubhai Nayka Vimalben Madhubhai Nayka Rajendra Shankeerlal Prajapati 20003130001566 22.02.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At Block No.49/B/21, House No.B/21, "Sabridham Residency", Area admeasuring 58.58 sq.mtrs, Survey No.49, Nr. Primary School, Area Baben, City Bardoli, Surat, Gujarat-394601.	Rs.8,62,761.63/- as on 26.08.2024 Rs. 8,33,415.09/- as on 14.03.2026	Rs. 15,60,800/- EMD Rs. 1,56,080/-
13.	Akhilesh Ramnarayan Singh Karmarajsingh Ramnarayansingh Antima Karmraj Singh 20003110005342 07.12.2025 Surat	All That Piece And Parcel Of The Immovable Property Situated at Survey No.288, Final Plot No.696,273, Viraj Nadini Residency, V 1, Opp. Krishna Park, Kamraj, Surat, City Surat.	Rs.9,90,112.63/- as on 21.06.2025 Rs.11,19,031.69/- as on 14.03.2026	Rs.10,96,800/- EMD Rs. 1,09,680/-
14.	Vasantbhai Mahadev Subedar Mrs. Vimal Vasant Subedar 20003180000890 24.02.2026 Surat	All That Piece And Parcel Of The Immovable Property Situated At Revenue Survey No. 9, Block No. 14, Yashvi Residency Vibhag - 3, Plot No. 143, Area Admeasuring 40.18 Sq.Mtrs, Village : Kareli, Taluka : Palsana District: Surat, Gujarat.	Rs.6,84,634.37/- as on 19.05.2025 Rs.8,03,678.80/- as on 14.03.2026	Rs.8,20,800/- EMD Rs. 82,080/-

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