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आधो. (३५) सर्व/अधिष्ठान अध्वर आत्मासंज्ञा



BANK OF BARODA, ROSAR BRANCH

4th Floor, Suraj Plaza Building - III, Sayajigunj, Baroda - 390005

Ph.: 0265-2225229, 2363351 Email : sarbar@bankofbaroda.com

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

"APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6)]"

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 6 (2) & 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), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is" and "Whatever there is" basis for recovery of dues in below mentioned account/s. The details of Borrower/s/Mortgagor/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below

Date of e-Auction: 21.05.2026, Time: 02:00 PM to 06:00 PM Status of Possession: For Sr. no. 1 to 4 Physical Possession & Sr. No. 5 Symbolic Possession

Sr. No.	Name & address of Borrower/s / Guarantor/s / Mortgagor	Detailed of the Movable/Immovable property with known encumbrances if any (Owner / Mortgagor Name)	Total Dues	1. Reserve Price 2. Earnest Money Deposit (EMD) 3. Bid Increase Amount	Property Inspection Date & time
1.	Mr Hari Nishant Gadhavi Plot No 122 Gram panchayat House No 122 Gokul Upvan Society Umarva Sub District Waghodia Dist Vadodara	All that part and parcel of the immovable mortgage property constructed on land NA Plot of land in Mouje Umarva Gokul Upvan Society Taluka Waghodia bearing R.S No 156/3 Plot/House No 122 construction/Non constructed adm: 37.17/78.83 Sq.Meters total adm without any floor 116.00 Sq.Mtrs at Sub Dist Waghodia and Dist Vadodara Which is bounded as under: East: Land Bearing Block No 102, West: Land Bearing Block No 104, North: Land Bearing Block No 101, South: Land Bearing Block No 94. (Physical Possession)	Rs 24,74,595/- plus interest & applicable charge as mentioned in Demand Notice	1. Rs. 15,70,000/- 2. Rs. 1,57,000 3. Rs. 10,000/-	11.05.2026 11.00 AM TO 01.00 PM
2	Shri Ganesh Raman bhai Vasaiya Mrs Ninama Manishaben Ganesh bhai Flat No 330, Gujarat Housing Board, Bharat nagar, Gorwa Vadodara	All that part and parcel of the Residential Property situated at plot/Fat No 330 (392 LIG) Gujarat Housing Board Bharat Nagar Gorwaadm 23.587 Square Meters in the Registration District and Sub District Vadodara and bounded by East, Adjoining Flat/Tenements No 329, West; Road, North Common Staircase & Flat No 327, South Adjoining Flat/Tenements No 319 (Physical Possession)	Rs 15,62,416/- plus interest & applicable charge as mentioned in Demand Notice	1. Rs. 12,75,000/- 2. Rs. 1,27,500/- 3. Rs. 10,000/-	12.05.2026 03:00PM To 05:00 PM
3	Mrs Mamta Deepak Bhandari Director M/S Space petro Energy Limited Flat No 402, Fourth Floor Radhe Shyam II, Plot No 22, 23, Gulmohar park, Near Akota Garden, Akota, Vadodara	All that Piece and parcel of R.S No 51 T P No 01 F P No 63 C S No 905 to 936 having Super built up area 1675 Square Feet at Flat No 402 Fourth Floor, Radhe Shyam II, Plot No 22, 23, Gulmohar park Near Akota Garden Akota Vadodara and bounded by East: Marginal Space and Classic Residency, West: Marginal Space and Block No 21, North: Stairs and Flat No 401, South: 6.00 Meter Road (Physical Possession)	Rs 1,19,14,994/- plus interest & applicable charge as mentioned in Demand Notice	1. Rs. 41,80,000/- 2. Rs. 4,18,000/- 3. Rs. 10,000/-	13.05.2026 11:00AM To 01:00 PM
4	M/S Teethi Transport Mrs Sweta Darshan Kumar Panchal (Proprietor & Mortgagor) Mrs Heenaben Pratulbhai Panchal (Guarantor & Mortgagor) Mr. Darshan Kumar Pratulbhai Panchal (Guarantor & Mortgagor) A-17, Nirant Bungalow, Near Nilamber Villa, Dabhoi Road, Vadodara. A-15, Platinum Height, near Sahajanand Bungalow, Soma Talav, Vadodara	2 BHK Flat/All the Part and Parcel of the property situated at Flat No 606 KRIPA RESIDENCY Plot No E/63 to E.68 SHREEDHAR PARK SOCIETY Opp Meldimata Temple Nadiad adm: built up area 57.62 Sq. Mtr in block No 6267/A Khata No 1256 in Moje Manjupura in Registration District and District Kheda in the name of Mrs Swetaben Darshan Kumar Panchal Which is bounded as Under: East: Common Stair, West: Margin Land, North: Margin Land, South: Flat No 605 & Common Wall. Landmark: Manjipura Road Property ID: BARB599620240245 (Physical Possession)	Rs 62,45,419/- plus interest & applicable charge as mentioned in Demand Notice	1. Rs. 9,50,000/- 2. Rs. 95,000/- 3. Rs. 5,000/-	14-05-2026 01.00 PM To 03.00 PM
5	Shri Parth Dinesh Parmar Shri Dineshbhai Becharbhai Parmar Smt Shilpaben Dinesh Parmar Plot No 17 Divya Shrushti After Vyankalpura Village Rasulabad Vitoj Road, Moje Vyankalpura and Kodarwaya, Taluka Waghodia, Dist Vadodara	All that piece and parcel at residential property situated at Plot No 17 Divya Shrushti after Vyankalpura Village Rasulabad Vitoj Road Mouje Vyankalpura and Kodarwaya Taluka Waghodia, Dist Vadodara which is bounded as under East; Plot No 16, West; Plot No 18, North: 7.50 Meter Road, South: Plot No 14 (Symbolic Possession)	Rs 37,71,348/- plus interest & applicable charge as mentioned in Demand Notice	1. Rs. 59,26,500/- 2. Rs. 5,92,650/- 3. Rs. 10,000/-	Symbolic Possession Shailendra Jha Authorized Officer 9428503393

For Sr. No. 5 only:-

- Properties/ property are in Symbolic Possession and Bidder is purchasing the Properties/ property in symbolic possession at his/own risk & responsibility.
- Bank will hand over the possession of Properties/ property symbolically only and Successful Auction bidder/purchaser will not claim physical possession from the Bank.
- Bank will not be responsible or duty bound for handing over of physical possession.
- Successful Auction Purchaser will not be entitled to claim any interest, in any case of return of money.
- Successful Auction Purchaser has to submit the Declaration Cum Undertaking confirming the above terms & condition immediately after e-Auction.
- Subsequent to sale if successful bidder fails to submit Declaration Cum Undertaking, the bid/EMD amount will be forfeited.

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction.htm>

and online auction portal <https://baanknet.com> Also, prospective bidders may contact the Authorised officer on Tel No. 0265-2225229/2363351 or Mobile 9428503393.



Date: 05.05.2026 Place: Vadodara

Sd/- Authorised Officer, ROSAR, Vadodara