



Government of India भारतसरकार
Ministry of Finance वित्तमंत्रालय
Debts Recovery Tribunal-II, ऋणवसूलीअधिकरण-II
3rd Floor, Bhikhubhai Chambers, तीसरामाला, भिखुभाईचेम्बर्स,
Near Kochrab Ashram, Paldi, कोचरबआश्रमकेपास, पालडी, अहमदाबाद,
Ahmedabad, Gujarat गुजरात

FORM NO. 22 (Earlier 62) [Regulation 35 & 36 of DRT Regulations, 2024]
[See Rule 52 (1) (2) of the Second Schedule to the Income Tax Act, 1961]
READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL
INSTITUTIONS ACT, 1993

E-AUCTION/SALE NOTICE

THROUGH REGD.AD/DASTI/AFFIXATION/BEAT OF DRUM/PUBLICATION

RP/RC NO.	59/2021	OA No.	280/2020
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Certificate Holder Bank	State Bank Of India
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Vs.

Certificate Debtors	Mr. Paresh Kuvarji Jadav & Anr
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To,

C.D.No.1: Mr. Paresh Kuvarji Jadav, 302, Krishna Vaity House
Navghar Pada, Navghar Road Mulund, Nr. Campus Hotel Mulund
East, Mumbai 400 081.

C.D.No.2: Kasata Hometech (I) Pvt. Ltd., Through its Director
and Authorized signatory

Mr. Pankaj Ganpathbhai Patel main Office:5, Casa
Blence, Destination Architecture, Plot No. 45, Sector-IICBD
Belapur, Navi Mumbai, Thane.

Branch Office : Kalp Desire, Nr. Narayan Gardens, Opp Yash
Complexon 30 Mtr. Gotri Road, Vadodara.

The aforesaid CDs No. 1 to 2 have failed to pay the outstanding dues of **Rs.21,94,632.00 (Rupees Twenty One Lakh Ninety Four Thousand Six Hundred Thirty Two only)** as on 13/03/2020 including interest in terms of judgment and decree dated 18/02/2021 passed in O.A.No. 280/2020 as per my order dated 02/05/2026 the under mentioned property (s) will be sold by public e-auction in the aforementioned matter. The auction sale will be held through "online e-auction"
<https://baanknet.com>.

Lot No.	Description of the property	Reserve price (Rounded off)	EMD 10% or (Rounded off)
1	Flat No. B/B 501, 5 th Floor, FKalp Nishang, Moje Gotri, Ta. & Dist. Vadodara Boundaries: East: Adj. Comm. Passage & Flat No. 502, West: Adj. Open to Sky	Rs. 22.30 Lakhs	Rs.02.23 Lakhs



North: Adj. Open to Sky South: Adj. Comm. Passage & Open to Sky. (Area of Flat 79.80 sq.mtrs. B.A, as per valuation report)		
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Note: The EMD shall be deposited in baanknet wallet through E-auction website i.e. <https://baanknet.com> The highest bidder shall have to deposit 25% of his final bid amount after adjustment of EMD already paid in the baanknet wallet by immediate next bank working day through RTGS/NEFT as per the details as under:

Bank Name & Address	State Bank of India, Stressed Assets Recovery Branch Vadodara, 2 nd Floor, Samyak Status, Opp. D R Amin School, Diwalipura Main Road, Vadodara- 390007.
Account Name	SBI SARB Vadodara
Account No.	40253211845
IFSC Code	SBIN0001141
Branch	SBI Sayajigunj, V

- 1) The bid increase amount will be Rs. 10,000/- for lot no. 1,
- 2) Prospective bidders may avail online training from service provider PSB Alliance (BAANKNET Auction Portal) (Tel Helpline No. +91 -8291220220 and Mr. Kashyap Patel (Mobile No.9327493060) Helpline E-mail ID: Support.BAANKNET@psballiance.com.
- 3) Prospective bidders are advised to visit website <https://baanknet.com> for detailed terms & conditions and procedure of sale before submitting their bids.
- 4) The prospective bidders are advised to adhere payment schedule of 25% (minus EMD) immediately after fall of hammer/close of auction and 75% within 15 days from the date of auction and if 15th day is Sunday or other Holiday, then on immediate next first bank working day. No request for extension will be entertained.
- 5) The properties are being put to sale on "as is where is", "as is what is" and "as is whatever" basis and prospective buyers are advised to carry out due diligence properly.
- 6) Schedule of auction is as under:-

SCHEDULE OF AUCTION

1	Inspection of property	11/06/2026 Between 11.00am to 2.00 pm.
2	Last date for receiving bids alongwith earnest money and uploading documents including proof of payment made	16/07/2026 Upto 05.00pm
3	e-auction	17/07/2026 Between 12.00pm to 01.00pm (with auto extension clause of 03 minutes, till E-Auction ends)



(ANUBHA DUBEY)
RECOVERY OFFICER - I
DEBTS RECOVERY TRIBUNAL -II
AHMEDABAD