

Sale of Immovable Property mortgaged to Bank under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFESI) Act, 2002

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFESI) Act, 2002. Notice is hereby given to the public and in particular to the borrower (s) and the Secured Creditor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the construction/physical/symbolic possession of which has been taken by the Authorised officer of the Bank/Secured Creditor, will be sold on "As is where is", "As is what is" and "Whatever there is" on the date as mentioned in the table herein below, for recovery of dues due to the Bank/Secured creditor from the respective borrower(s) and Guarantor (s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

SCHEDULE OF THE SECURED ASSETS

Sl. No.	Name of the Branch Name of the Account Name & Addresses of The Borrower/Guarantor	Description of the Immovable Properties Mortgaged/Owner's Name (Mortgagers of Property (ies))	Dt. of Demand Notice u/s 13(2) of SARFAESI Act 2002 Outstanding Amount as on		Reserve Price EMD Last Date of deposit of EMD	DATE & TIME OF AUCTION	Details of The Encumbrances Known to The Secured Creditors
			Possession Date u/s 13(4) of SARFAESI Act, 2002	Nature of Possession Symbolic/Physical/Constructive			
This notice is also to be treated as 15 days statutory notice to under Rule 8(6) & Rule (9) Security Interest (Enforcement) Rules, 2002							
1	Branch: ARMB Dehradun (621800) Borrower: M/s Vailabh Creation, Add 1: Shop Name Dove, Shop No. 10/11 Meedo Plaza Complex, Rajpur Road, Dehradun, Add.2: H.No. 4737, Jan Mandir Road, Near Sunder Nagar, Police Station, in Front of Sunder Nagar Field, Ludhiana, Punjab. 2. Prop. Shri Naman Jain S/o Ashu Jain, Add 1: H.No. 4737 Jan Mandir Road, Near Sunder Nagar, Police Station, in front of Sunder Nagar field, Ludhiana Punjab.	All that residential property bearing M.C No. B-XXIV-4736/1 measuring 200 sq. yards comprised in Khata No.144 Khata No. 8719/43, as per Jarmanabad for the year 2007-08 situated at Majia Taret Sadlan Hadbest No. 172 situated at Sunder Nagar, Tehsil & District Ludhiana, Bounded & Butted as under: North: Property of Mr. Rajesh side measuring 60ft, South: Property of Manisha Jain, Side measuring 60 ft, East: Road Side measuring 30 ft, West: House cum Plot No. 10 side measuring 30ft, Owner: Sh. Naman Jain S/o Ashu Jain.	25.04.2019	Rs. 2,02,19,681.68 (Rupees Two Crore Two Lakh Nineteen Thousand Six Hundred Eighty One and Paise Sixty Eight Only) + further interest and charges - Recovery (if any) thereon at contracted rate w.e.f 01.04.2019 until payment in full.	Rs. 90,10,000/- Rs. 9,01,000/- Rs. 1,00,000/-	26.05.2026 From 11.00 AM to 04.00 PM with unlimited extensions of 5 minutes	None Known to Bank
2	Branch: ARMB Dehradun (621800) Borrower: Panwar S/o Late Sh. Bhupendra Panwar, Add : Ward No 9 Gali No 5, Kulpun Colony, Malza Gunawalwa, Tehsil Rishikesh, Dehradun, M/s Sharan Fitness Through the Proprietor Sh. Krishninder Panwar S/o Late Sh. Bhupendra Panwar, Add: Near Jyoti Special School Gangaraj Rishikesh Dist Dehradun, Sh. Mala Prasad Sharma S/o Sh. Han Kishan Sharma, 105, Adveha Nand Marg, Rishikesh Dist Dehradun (Guarantor).	All That Property bearing Khata No.433, Khata No. 114/2 Mt. area measuring 126.46 Sqm or 150 Sq Yr Out of which total covered area 83.50 Sqm at ground floor and remaining area is open, Situated at Malza Village Gunawalwa, Tehsil Rishikesh, Dehradun in the Name of Sh. Krishninder Panwar S/o Late Sh. Bhupendra Panwar Bounded and butted as under- East - 15 ft wide road, West - Canal, North - Land of Others South - Land of others.	18.02.2020	Rs. 30,74,919.80 (Rupees Thirty Lakh Seventy Four Thousand Nine Hundred Nineteen and Paise Eighty only) + plus interest and Charges - Recovery (if Any) thereon at contracted rate w.e.f 01.01.2020 until payment in full.	Rs. 60,35,000/- Rs. 6,03,500/- Rs. 26,05,206 up to 4 PM Rs. 50,000/-	26.05.2026 From 11.00 AM to 04.00 PM with unlimited extensions of 5 minutes	Not Known to Bank
3	Branch: ARMB Dehradun (621800) MS Durga Sugar Company (Proprietorship Firm), Address: Enfield Grant, Vikasnagar, Tehsil Vikasnagar, Dist: Dehradun- 248198, Sh. Avinash Kumar, (Proprietor), Add Enfield Grant, Vikasnagar, Tehsil Vikasnagar, Dist: Dehradun, 248198, Sh. Alok Bansal S/o Jeevan Lal Bansal, (Guarantor/Mortgager) Add Enfield Grant, Vikasnagar, Near Shiv Mandir, 22/1, Tehsil Vikasnagar, Dist: Dehradun- 248198, Smt. Manisha Bansal w/o Smt. Shri Alok Bansal, (Guarantor/Mortgager) Add Enfield Grant, Vikasnagar, Near Shiv Mandir, Tehsil Vikasnagar, Dist: Dehradun- 248198.	All that land Khata/Khatuani no 1002 (1399 to 1404 fasli) bearing Khata No. 2901 min, area 3864 sqft or 0.0389 Hect. or 369.10 sqmtr. Situated at Village Alon Bagh, Tehsil Vikasnagar, Pargana Padwadoun, Dist: Dehradun, Boundaries as per sale deed: East: Khata, side measuring 90 ft, West: 20 ft, wide rasta, side measuring 71 ft, North: Land of others, side measuring 36 ft, South: Land of Others, side measuring 60 ft, Owner: Smt. Manisha Bansal w/o Smt. Shri Alok Bansal.	08.11.2021	Rs. 83,46,045.00 (Rupees Eighty three Lakh Forty six Thousand forty five and Paise Eighty only) + plus interest and Charges - Recovery (if Any) thereon at contracted rate w.e.f 01.01.2020 until payment in full.	Rs. 28,00,000/- Rs. 2,80,000/- Rs. 26,05,206 up to 4 PM Rs. 50,000/-	26.05.2026 From 11.00 AM to 04.00 PM with unlimited extensions of 5 minutes	Not Known

TERMS AND CONDITIONS: 1. The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions: 2. The properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS" 3. The particulars of Secured Assets specified in the Schedule herein above have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation. 4. The Sale will be done by the undersigned through e-auction platform provided at the Website <https://baanknet.com/>, 5. For detailed term and conditions of the sale, please refer <https://baanknet.com/>.

STATUTORY SALE NOTICE UNDER RULE 8(6) & RULE (9) OF THE SARFESI ACT, 2002

Date: 08.05.2026

Place: Dehradun

Authorised Officer

New Delhi