



Central Bank of India
सेन्ट्रल बैंक ऑफ इंडिया
सेन्ट्रल बैंक ऑफ इंडिया

Regional Office : 1st Floor, Narimabad,
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Phone: 0261 - 2465841, 2465842

E-Auction SALE NOTICE
(UNDER SARFAESI ACT 2002) APPENDIX-IV
A SEE PROVISION TO RULE 8(6)

**FOR SALE OF
IMMOVABLE PROPERTIES**
ON 16.06.2026

E-Auction Sale Notice for sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso 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 property/ies mortgaged/ charged to the secured creditor, the Possession of which have been taken by the authorized officer of **Central Bank of India**, Secured creditors, will be sold on **"As is where is", "As is what is" and "whatever is there is"** Basis on **16.06.2026** through online portal : <https://baanknet.com>, for recovery of amount due to secured creditor bank. The Reserve Price and earnest money deposit (EMD) is displayed against the details are mentioned in below table. For detailed terms and conditions of the sale, please refer to the link provided in secured creditor's web site : www.centralbankofindia.co.in.

DESCRIPTION OF THE IMMOVABLE PROPERTIES

Sr. No.	Name of the Borrower/ Guarantor & Branch	Amount of Demand Notice & Date	Description of Immovable Properties	Date & Type of Possession	Reserve Price Rs./EMD Rs./ Bid increase Amount	Name of the Authorised Office & Contact Number
1.	Mr. Atul Kumar Manubhai Kubavat (Borrower), Mr. Jayeshbhai Manubhai Kubavat (Co Borrower) (Ghod Dod Road Branch)	Rs. 11,44,638.95 as on 30.07.2019 + further interest & other charges	Plot No-113, admeasuring 42.41 sq. meters, together with undivided share in road adm 15.26 sq. meters & C.O.P adm.6.49 sq. metrs. Total adm. 64.16 sq meters in " Sundarvan Residency ", situated on the land bearing Revenue Survey No. 88, Block No .83 R.S No. 89.Block No.84 & R.S No-90 Block No-85 Total adm 35437 sq meters Village- Nansad, Taluka- Kamrej. Dist. Surat. Boundaries: • East : Plot No. 114, • West : Plot No. 112, • North : Society Internal Road, • South : Plot No. 96	13.12.2025 Physical Possession	Rs. 10,12,500/- Rs. 1,01,250/- Rs. 10,000/-	Mukesh Kachhawah Chief Manage,r Ghod Dod Road Branch Surat (M) : +91-7567883871
2.	Mrs. Pruthviben Rajeshbhai Butani (Borrower), Mr. Rajeshkumar Haribhai Butani (Co Borrower) (Surat Main Branch)	Rs. 8,95,285/- as on 28.04.2025 + further interest & other charges	All Right Title and Interest in Flat no. 402 on 4th floor, admeasuring 56.87 sq. mtrs i.e 612 sq. fts., together with undivided share in underneath land of Building no. B of "Vraj Residency", Building "B" situated and constructed on the land bearing Revenue Survey nos. 4/1, Block no. 7, adm. 4653 sq.mtrs. paiki north side land adm. 931 sq. mtrs. and margin and undivided share adm. 403.46 sq. mtrs total 1335.24 sq.mtrs. of Village: Chhaprabhatha, Taluka- Choryasi, District Surat. • Boundaries: • East : Flat No. 405, • West : Flat No. 408, • North : Main Road, • South : Flat No. 406	22.03.2026 Physical Possession	Rs. 7,71,000/- Rs. 77,100/- Rs. 10,000/-	Vikash Chaurasia Chief Manager Surat Main Branch, Surat (M) : +91-8210106831
3.	Mr. Mehulkumar Haribhai Ramoliya (borrower), Mrs. Darshna Ramoliya (co Borrower) (Althan Branch)	Rs. 14,71,984.14 as on 22.05.2025 + further interest & other charges	All the piece and parcel of immovable property bearing Plot No.174 R.s No 103, Block No 131 (Old Block No.115), Admeasuring 48.65 sq mtrs along with ground floor plus stair cabin , Gokuldharm Residency, Near Maruti Villa, Vill-Nansad Tal-Kamrej Surat-394180. • Boundaries: • East : Society Boundary, • West : Society Road, • North : Adj. Plot No. 173, • South : Adj. Plot No. 175	25.12.2025 Physical Possession	Rs. 14,40,000/- Rs. 1,44,000/- Rs. 10,000/-	Soni Kumari Chief Manager Althan Branch, Surat (M) : +91-7574884975
4.	Mr. Mayur Arvindbhai Patel (Borrower), Mrs. Dakshaben Arvindbhai Patel (co borrower) (Althan Branch)	Rs. 7,02,524/- as on 12.04.2021 + further interest & other charges	Plot No. C/107 (as per passing plan Plot No. M/107) (after KJP Block No. 514/296/M/107) consisting of land admeasuring 40.15 sq. mtrs in the housing estate known and named as "Amrut Sarovar Residency" constituting the land bearing New Block No. 514 adm. 64745 sq.mtrs (old block No. 514,515,516 paiknee 1, 516 paiknee 2 & 518) Village: Kathor, Sub Dist. Kamrej, Dist. Surat. • Boundaries: • East : Society Road, • West : Adj. Property, • North : Plot No. 106, • South : Plot No. 108	10.05.2022 Physical Possession	Rs. 8,01,000/- Rs. 80,100/- Rs. 10,000/-	Soni Kumari Chief Manager Althan Branch, Surat (M) : +91-7574884975
5.	Mr. Piyushbhai Arvindbhai Pethani (borrower), Mr. Pradip Arvindbhai Pethani (Co Borrower), Mr. Rameshbhai Dahyabhai Jiyani (Gurantor) (Althan Branch)	Rs. 33,35,001.05 as on 04.07.2024 + further interest & other charges	All the piece and parcel of immovable property bearing Plot No.74, R.S No 80, Old Block No76, New Block No 102, Admeasuring area82.22 sq yds or 68. 75 Sq Mtr , Dharmanandan Bunglows , Nansad –Koli Bharthana Road Tal-Kamrej Dist-Surat - 394180. • Boundaries: • East : Plot No. 75, • West : Plot No. 73, • North : Society Road, • South : Plot No. 89.	25.04.2026 Physical Possession	Rs. 20,92,500/- Rs. 2,09,250/- Rs. 10,000/-	Soni Kumari Chief Manager Althan Branch, Surat (M) : +91-7574884975
6.	Mr. Rajeshbhai Vinubhai Sheladiya (Borrower), Mrs. Gitaben Sheladiya (Co Borrower) Mrs. Manishaben Sheladiya (Co Borrower) Mr.Bhaveshkumar Manubhai Hadiya (Co Borrower) (Althan Branch)	Rs. 29,49,133/- as on 08.08.2023 + further interest & other charges	All that piece and parcel of the immovable property bearing plot no. 73, adm. 82.22 sq. Yards, i.e. 68.75 sq. Mtrs., together with undivided proportionate share adm. 32.55 sq. Mtrs. In road and cop in adm. 20.85 sq. Mtrs., in "Dharmanandan Bungalows" situated on the land bearing R.S. No. 80, block no. 102 adm. 13197 sq. Mtrs., (old block no. 76 adm. 13557 sq. Mtrs.) of Village: Nansad, Tal.: Kamrej, Dist: Surat. • Bounded by: • East : Plot No. 74, • West : Plot No. 72, • North : Society Road, • South : Plot No. 80.	02.06.2024 Physical Possession	Rs. 20,93,000/- Rs. 2,09,300/- Rs. 10,000/-	Soni Kumari Chief Manager Althan Branch, Surat (M) : +91-7574884975

DATE & TIME OF INSPECTION : 10.06.2026 BETWEEN 12.00 NOON TO 3.00 PM

DATE & TIME OF E - AUCTION : 16.06.2026, TIME: 12.00 NOON TO 4.00 PM

(WITH AUTO EXTENSION CLAUSE IN CASE OF BID IN LAST OF 10 MINUTES BEFORE CLOSING)

- Details of Encumbrances over the property as known the bank : Not Known.
- For participating in the e-acution sale, the intending bidders should register their details with the service provider <https://baanknet.com> well in advance and shall get user ID and password. Intending bidders advised to change only the password. Bidders may visit <https://baanknet.com> for bidders are available with educational videos. For detailed terms & conditions of sale, please refer to the link provided bank's website : www.centralbankofindia.co.in.
- **For the further details contact Central Bank of India, Regional Office, Surat, Shri Gunjan Gattani (Chief Manager), M : 91-8239452548.**
- The Terms and conditions shall be strictly as per the provisions of the security interest Rules (Enforcement) Rules, 2002.

STATUTORY 30 DAYS SALE NOTICE UNDER RULES 8(6) OF THE SARFAESI ACT, 2002

Borrowers/Guarantors/Mortgagers are hereby notified for sale of immovable secured towards realization of outstanding dues of secured creditors.

Sd/-

Date : 07.05.2026

Place : Surat

**Authorised Officer,
Central Bank of India**