

Asset Recovery Management Branch, 1st Floor, PNB House, Plot No. 5,
Ferozepur Road, Ludhiana-141012, Email: cs4540@pnb.bank.in

M/s Rosy Hi Tech Spinning Mills (through Proprietor, Sh. Indermeet Singh S/o Late Sh. Satnam Singh), D-6, Phase I, Focal Point, Ludhiana-141008	M/s Rosy Wool Centre, Guarantor (through partners, Sh. Indermeet Singh and Smt. Gurleen Kaur) D-6, Phase I, Focal Point, Ludhiana-141008	Sh. Satnam Singh S/o Sh. Kartar Singh (Guarantor, now deceased) Through Legal Heirs: 1. Ms. Harbir Kaur R/o H. No. 47-D Sarabha Nagar, Ludhiana-141001. 2. Ms. Sarabjeet Kaur R/o H. No. 47-D Sarabha Nagar, Ludhiana-141001. 3. Ms. Inderpeet Kaur R/o H. No. 47-D Sarabha Nagar, Ludhiana-141001. 4. Sh. Amandeep Singh Chawla, R/o H. No. 47-D Sarabha Nagar, Ludhiana-141001. 5. Sh. Indermeet Singh R/o H. No. 47-D Sarabha Nagar, Ludhiana-141001.
Sh. Indermeet Singh S/o Late Sh. Satnam Singh (Proprietor) 9-10 Agar Nagar, South end, Bijli Ki Haweli, Kabul Singh Enclave, Ludhiana-141007	Smt. Gurleen Kaur W/o Sh. Indermeet Singh, H No 47 D Sarabha Nagar, Ludhiana-141001	

Appendix – IV-A

[See Rule 8 (6) and Rule 9(1)]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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 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 mortgaged/charged to the Secured Creditor, Punjab National Bank, BO: IBB, Ludhiana, the 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 **26/05/2026** for recovery **Rs.14,68,28,928.87 (Rupees Fourteen crores Sixty-Eight Lakhs Twenty-Eight Thousand Nine Hundred twenty-eight and Paise Eighty-seven only)** as on 30.04.2019 plus further interest w.e.f 01.05.2019 and other charges, less recovery (if any) due to the secured creditor from borrower **M/s Rosy Hi-Tech Spinning Mills (Through Proprietor Sh. Indermeet Singh), Sh. Indermeet Singh S/o Late Sh. Satnam Singh (Proprietor) and Guarantors, Sh. Satnam Singh S/o Sh. Kartar Singh (Through legal Heirs), M/s Rosy Wool Centre (through partner Sh. Indermeet Singh and Smt. Gurleen Kaur), Smt. Gurleen Kaur W/o Sh. Indermeet Singh** The reserve price will be **Rs.5,18,30,000.00 (Rupees Five Crore Eighteen Lakh Thirty Thousand only)** and the earnest money deposit will be **Rs. 51,83,000/- (Rupees Fifty-One Lakhs Eighty-Three Thousand only)**. That scheduled Auction notice is being published in two newspapers "Indian Express" and "Jagbani" on 05/05/2026.

Description of the Immovable Property

All part and parcel of mortgage Land & Building measuring 2666.66 sq yards bearing MC no. B-XXX-758 (old) and B-XXX-1755 (new) situated at D-6, Phase- I, Focal Point, Dhandari Kalan, Tehsil & District Ludhiana in the name of M/s Rosy Wool Centre vide

title deed no. 7343 dated 30.07.1986 and title deed no. 7271 dated 29.07.1986;
bounded as under:

East: Plot No. 116	admeasuring 100'	North: Plot No. D-7	admeasuring 240'
West: Road	admeasuring 100'	South: Plot No. D-5	admeasuring 240'

Note: MA/46/2024 and MA/145/2025 filed before the Hon'ble DRT-III, Chandigarh is sub-judice.

For detailed Terms and conditions of the Sale, please refer the link provided in
<https://Baanknet.com> and <https://.pnb.bank.in>

Date: 04/05/2026

Place:- Ludhiana

For PUNJAB NATIONAL BANK
Authorized Officer
Punjab National Bank
(Secured Creditor)
Asset Recovery Branch
LUDHIANA-14540