Bank of India, Delhi Asset Recovery Branch, Delhi NCR Zone

M-125, Block M, Vikaspuri, New Delhi-110018

Bank of India — Relationship beyond banking

E-AUCTION SALE NOTICE
E-Auction of Properties 16.06.2026

E-Auction Sale Notice for Sale of movable/ 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 Borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/charged to the Bank of India (Secured Creditor), the possession of which have been taken by the Authorised Officer of the Bank of India, will be sold on "As is where is", "As is what is" and "Whatever there is" on **16.06.2026** from **11.00 A.M. to 5.00 P.M.** through E-Auction 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.

Short description of the properties to be sold are given below: Amount to be recovered (secured debt) and particulars of possession are also mentioned in the table below.

Sr. No.	Branch & Name of the account	Name & Address of the Borrower(s)/ Guarantor(s)	Description of the Property	Total Dues	Type of Possession	Date of Possession	a. Reserve Price (Rs in Lakh) b. Earnest Money Deposit (Rs. in Lakh) C. Bid Increment Value (Rs. in Lakh)	Inspection date and timing (11.00 am - 05.00 pm) ddmmyy	Name of the Authorised Officer & Contact No.
1.	DELHI ASSET RECOVERY BRANCH, DELHI NCR ZONE M/s Dwarka Poultry Farm (Proprietor Mr. Bhim Singh)	Proprietor: Mr. Bhim Singh, Village Dwarka P.O Dandma District Bhiwani, Haryana - 127030	1.Hatchery Units including Hatchery sheds and building constructed on Khewat number 16/9/2, 10/11, 12/1, 19/20/1, Village Shyam Kalan, Tehsil Badhra, District Charkhi Dadri, Haryana in the name of Sh.Bhim Singh S/o Sh.Kishan Lal, land area=3.0 acre/24k covered and used by M/s Dwarka Poultry Farm	Rs.453.03 Lakh plus U C I thereon and other charges	Physical	19.01.2022	a) Rs. 107.04 b) Rs. 10.71 c) Rs. 1.00	08-06-2026 02:00 PM- 04:00 PM	Authorised Officer: Mr. Sube Singh 9673790244 For inquiry contact Himanshu Bajaj 9810977755
			2. Broiler farm/Poultry farm constructed on Kila Number 93//12,Kila number 93//11-12, Kila number 93/20 and kila number 93//19-20 admeasuring approximately 12100.0 sq. Yard or 2.50 acres covered and used by Dwarka Poultry Farm is for auction out of 104k 04m or 13.0 acre Agricultural Land situated at Khewat Number 105/138, Khatoni No. 138, Khasra Number 92//5/6,15,16,25,39//1,7/2,10,11,12,13,14//1,93//17/3,18,20,21,22/1,26,11 4//1,2,1/9/2,10/1,10/2,11,115//5,6/1 6/2,15,371 Village Dwarka Tehsil Badhra District Charkhi Dadri, Haryana in the name of Sh. Bhim Singh S/o Kishan Lal		Physical	19.01.2022	a) Rs. 79.75 b) Rs. 8.00 c) Rs. 1.00	08-06-2026 02:00 PM- 04:00 PM	

TERMS AND CONDITIONS

1) Auction sale /bidding would be only through "Online Electronic Bidding" process through the website https://baanknet.com.
2) The intending bidders should register at portal https://baanknet.com and upload KYC documents and after verification of KYC documents by the service provider, EMD to be deposited in BAANKNET EMD wallet through NEFT/RTGS/Transfer/Generation of challan form (https://baanknet.com).
3) Date and time of Auction: 16.06.2026 from 11:00 AM to 05:00 PM with unlimited Auto-Extensions of 5 Minutes Each.
4) E-Auction would commence on the Reserve Price plus first incremental value as mentioned above. Bidders shall improve their offers in multiples mentioned in the above table for all the properties simultaneously.
5) **The intending bidders should deposit EMD i.e. 10% of Reserve Price online in the BAANKNET EMD Wallet along with the required documents / details till 05.00 p.m 15.06.2026 on the https://baanknet.com. for smooth participation in e-auction.**
6) The highest / successful bidder shall deposit 25% of the amount of /purchase money (including EMD already paid i.e. 10% of bid amount) immediately but not later than the next working day (during banking hours) of confirmation of the sale by the Authorized Officer after acceptance of bid by the Authorized Officer in respect of the sale, failing which the EMD shall be forfeited.
7) The balance 75% of the bid/purchase money shall be payable on or before 15th day (during banking hours) of confirmation of sale by the Authorized Officer or such extended period as agreed upon in writing by and solely at the discretion of the Authorized Officer. In case of failure to deposit this balance amount within the prescribed period, the amount deposited shall be forfeited and the Authorized Officer / Bank will be at liberty to cancel the auction and conduct fresh auction.
8) On receipt of the entire sale consideration, the Authorized Officer shall issue the Sale Certificate and the sale shall be considered complete thereafter and that the Bank shall entertain no claims.
9) For detailed terms and conditions of the sale, please refer to the link - https://www.bankofindia.co.in/Dynamic/Tender?Type=3
10) This publication is also 30 days' notice to the above borrowers/guarantors/mortgagors to the advance.
11) In case of discrepancy between English version and any other vernacular version of this notice, the English version shall prevail.

Date : 08-05-2026 Place : New Delhi Authorised Officer, Bank of India

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बैंक ऑफ़ इंडिया Bank of India BOI

POSSESSION NOTICE
See Rule 8(1)

Notice is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 under 13[12] read with Rule 3 of the security interest [Enforcement] Rules, 2002, calling them to repay the amount within 60 days from the date of receipt of the said notice. The borrower/guarantor having failed to repay the amount, notice is given to the under noted Borrower/Guarantor and the public in general that the undersigned has taken **Symbolic/ Physical Possession** of the properties described herein below in exercise of the power conferred on him/her under Section 13[4] of the said Act read with Rule 8 & 9 on the dates mentioned hereunder. The borrower in particular and the public in general is hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of the Bank of India, for an amount including interest & other charges thereon mentioned herein below. The borrower's attention is invited to provisions of sub-section (8) of section 13 of Act, in respect of time available, to redeem the secured assets.

Sr. No.	Name of the Borrower/Guarantor	Description of Properties Mortgaged/Owner of the properties	Date of Possession	O/S as per notice / Demand notice Date
	Branch: S.M.E., Agra			
1.	Borrower- M/s. Shri Gajanand Sheetgrah Pvt. Ltd., Add. 1- LIG 2185, Sector-7, Sikandra Yojna, Agra, Add. 2- Vill: Nagla Harlal, Basai Nawab, Tehsil Saipau District Dholpur, Director- 1. Mr. Harvilas Tyagi S/o Mr. Mool Chand Tyagi, Add.- Basai Nawab, Tehsil Saipau, District : Dholpur, 2. Mr. Ramhet Kushwaha S/o Mr. Bankeylal, Add.- 44 Natholi ka pura, Jagirpura Tehsil Saipau District Dholpur, 3. Mr. Virendra Kumar S/o Mr. Babu Lal, Add.- Shastri Nagar, Sector-3, G.T. Road Dholpur	1. Hypothecation of plant and machinery of cold storage unit lying and fixed at Khasra No. 7085/3569 & 7074/3570, Mauza Nagla Harlal, Mania Road, Tehsil Saipau, District Dholpur, Rajasthan. 2. Equitable Mortgage of all that part and parcel of free hold land & building thereon (Cold Storage unit), situated at Khasra No. 7085/3569 & 7074/3570, Mauza Nagla Harlal Mania Road, Tehsil Saipau, District Dholpur, Rajasthan, Area- 5943 sq mtr., in the name of M/s. Shri Gajanand Sheetgrah Pvt. Ltd., Bounded as: East- Kh. No. 3571, West- Others land, North- Land of Kh. No. 3591, South- Mania Road	02.05.2026	1,75,09,292.55 + Intt. and other Charges 27-11-2025
	Branch: MCB, Agra			
2.	Borrower- M/s Madhusudan Motors Pvt Ltd, Add.- B-5, Lawyers Colony, Agra, Directors/Guarantors- 1. Mr Rama Shankar Agarwal S/o Late Sh Daya Shanker Gupta (D&G), 2. Mr Anurag Agarwal S/o Mr Rama Shanker (D), 3. Mr Rachit Agarwal S/o Mr Rama Shanker (D&G), 4. Mrs Renu Agarwal W/o Mr Rama Shanker Agarwal (G), Add. of all- 22/44, Old Vijay Nagar Colony, Agra, 5. Mr Ravi Shanker S/o Mr Daya Shanker (D&G), 6. Mrs Meena Kumari W/o Mr Daya Shanker (G), 7. Mr Himanshu Agarwal S/o Mr Ravi Shanker Agarwal (G), Add. of all- 83, Old Vijay Nagar Colony, Agra	6A/2/110 (Plot No 110), Sector No 2, Transport Nagar Scheme, Phase-1, Hariparwat ward, Agra, Area- 100.00 Sq Yards, in the name of Mrs Renu Agarwal W/o Mr Rama Shanker Agarwal, Bounded as: East- Plot No. 132-133, West- Road, North- Plot No 109, South- Plot No 111	06.05.2026	3,44,92,423.77 + Intt. and other Charges 03/12/2025

Date: 08.05.2026 Place: Agra Authorised Officer, Bank of India

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Bank of Maharashtra

NOIDA Zonal Office: B 192/A, Sector 52 Noida 201301
Email- recovery_noi@mahabank.co.in
Head Office: Lokmangal, 1501, Shivajinagar, Pune-5

To,

1. **Mr. Kuldeep Singh S/o Mr. Raghuveer Singh,**
   Address: R/o H. No. 03, Kanha Vatika Colony, Tech Man City, Aduki, Mathura, UP- 281006
2. **Mrs. Anita Rani W/o Mr. Kuldeep Singh**
   Address: R/o H. No. 03, Kanha Vatika Colony, Tech Man City, Aduki, Mathura, UP- 281006

[Rule – 8 (1)] POSSESSION NOTICE (For Immovable Property)

WHEREAS, the undersigned being the Authorised Officer of the **Bank of Maharashtra** under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and in exercise of the powers conferred under Sub-Section (12) of Section 13 read with Rule 3 of the Security Interest (Enforcement) Rule, 2002, issued a Demand Notice dated **10/02/2026**, calling upon the borrower/s and Guarantors to repay in full the amount of **Rs. 41,40,289.07 (Rupees Forty One Lakh Forty Thousand Two Hundred Eighty Nine and Seven Paisa Only) plus interest thereon at contractual rate in the account number w.e.f. 10.02.2026 along with penal interest @2% and other charges/expenses in the accounts** within 60 days from the date of receipt of the said Notice.

The notice was sent by Post calling upon the borrower and guarantors for payment of dues towards to the bank. The borrower having failed to repay the amount, Notice is hereby given to the borrower and the public in general that the undersigned has taken **Symbolic Possession** of the property described herein below in exercise of powers conferred on him/her under section 13 (4) of the said Act read with Rule 8 of the said rules on this **04.05.2026.**

The borrower in particular and the public in general is hereby cautioned not to deal with the properties and any dealings with the property will be subject to the charge of Bank of Maharashtra for an amount hereinabove mentioned.

The details of the property mortgaged to the Bank and taken possession by the Bank are as follows:

Name of Owner : **Mr. Kuldeep Singh S/o Mr. Raghuveer Singh; Mrs. Anita Rani W/o Mr. Kuldeep Singh**

Details of Property : Equitable Mortgage of the residential house located at H. No. 03, Khasara No. 145, Kanha Vatika Colony, Mauza- Navada, Mathura, UP- 281006, area admeasuring 109.89 Square Meters owned by Mrs. Anita Rani W/o Mr. Kuldeep Singh & Mr. Kuldeep Singh S/o Mr. Raghuveer Singh and bounded as follow:-

North: Plot No. 02, **East:** Plot No. 45; **West:** Colony Road 7.5 Meter Wide; **South:** Plot No. 04

CERSAI Asset ID No. **200089042853**

Date: 04.05.2026, Place: Mathura **Authorised Officer, Bank of Maharashtra**

बैंक ऑफ़ बड़ौदा Bank of Baroda

B-3, Connaught Circus Branch, Connaught Place, New Delhi – 110001
E-mail: connau@bankofbaroda.bank.in

POSSESSION NOTICE
[For Immovable property under Rule 8(1)]

Whereas,

The Authorised Officer of Bank of Baroda under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Act, 2002 (54 of 2002) and in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated 18-02-2026 calling upon the Borrower & Guarantors **M/s Gajanana Hospitality Private Limited, Mr. Amit Dias S/o Late Shri H. Dias, Mr. Mohit Anand s/o Anand Kishor Nigam and Mrs. Aruna Dias W/o Late shri H. Dias** to repay the amount mentioned in the notice being **Rs. 5,72,82,016.87 (Rupees Five Crore seventy two lakh eighty two thousand sixteen and eighty seven paisa only)** within 60 days from the date of receipt of the said notice.

The Borrower having failed to repay the amount, notice is hereby given to the Borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him/her under sub section (4) of section 13 of the said Act read with Rule 8 of the Security Interest (Enforcement) Rules 2002 on this **4th day of May, of the year 2026.**

The Borrower/Guarantor/Mortgagors in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Bank of Baroda Scope Complex Branch for an amount of **Rs. 5,72,82,016.87 (Rupees Five Crore seventy two lakh eighty two thousand sixteen and eighty seven paisa only)** and interest & Expenses thereon.

[The borrower's attention is invited to sub-section (8) of Section 13 in respect of time available to redeem the secured assets.]

Description of the Mortgaged immovable Property

Residential House no. 18/219 measuring East 9.30 metre, West 9.30 metre, North 19.50 metre, South 19.50 metre admeasuring 181.35 sq metres with constructed area 199.814 sq metre situated at Vitya Poshit Yojna and City Name Indira Nagar Vistar, Yogna Lucknow owner of the property Mrs. Aruna Dias W/o Late shri H. Dias & Mr. Amit Dias S/o Late Shri H. Dias (Mortgagor of M/s Gajanana Hospitality Private Limited) bounded as under: East – Road, West – Bhawan Sankhya 18/287, North – Bhawan Sankhya 18/220, South – Bhawan Sankhya 18/218 . CERSAI Assets ID: 200089042001

Date : 04.05.2026 Place : Indira Nagar,Lucknow — Authorized Officer, Bank of Baroda

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Possession Notice (For Immovable Property) Rule 8-(1)

Whereas, the undersigned being the Authorized Officer of **IIFL Home Finance Limited** (Formerly known as India Infoline Housing Finance Ltd.) (IIFL-HFL) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, a Demand Notice was issued by the Authorised Officer of the company to the Borrower/Co-Borrowers mentioned herein below to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The Borrowers having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has **taken possession** of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with Rule 8 of the said rules. The borrower in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of **IIFL HFL** for an amount as mentioned herein under with interest thereon. The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, if the borrower clears the dues of the **"IIFL HFL"** together with all costs, charges and expenses incurred, at any time before the date fixed for sale or transfer, the secured assets shall not be sold or transferred by **"IIFL HFL"** and no further step shall be taken by **"IIFL HFL"** for transfer or sale of the secured assets.

Name of the Borrower(s)/ Co-Borrower(s)	Description of the Secured Asset (Immovable Property)	Total Outstanding Dues(Rs.)	Date of Demand Notice	Date of Possession
Mr. Vishal Sharma (Prospect No. 977429)	All that piece and parcel of Property Comprising Under Khasra No 2274/685 Min, 2278/685, 2282/688, 2283/688, 2284/688 2288/ 688, 2787/2280/686, 2791/2280/686, 2792/2280/686 Situated at Jalowal Abadi, Basti Sheikh Tehsil & Distt Jalandhar 144002. Area Admeasuring (IN SQ. FT.): Property Type: Land Area, Super_Built_Up_Area Property Area: 576.00, 834.00.	Rs.1176433.22 (Rupees Eleven Lakh Seventy Six Thousand Four Hundred Thirty Three and Twenty Two Paise Only)	10/02/2026	05/05/2026
Mr. Baliram Mrs. Sharmila Mr. Krishn Mohan (Prospect No. 901952)	All that piece & parcel of Plot bearing Private no. 49 min and 50 min measuring 60 Sq. yard bearing Khasra no.1606,1609 min Khewat Khatuni no. 1275/2024,1276/2025, as per Jamabandi for the year 2017-18 situated in the area of Tungbala Urban Abadi Near Preet Nagar Amritsar Tehsil & Distt. Amritsar 143001. Area Admeasuring (IN SQ. FT.): Property Type: Land_Area, Super_Built_Up_Area Property Area: 540.00, 606.00.	Rs.793408/- (Rupees Seven Lakh Ninety Three Thousand Four Hundred and Eight Only)	10/02/2026	04/05/2026
Mr.Ramlal Yadav, Mrs. Sima Devi, Sima Boutique (Prospect No. IL10474978)	All that piece and parcel of Plot No 89 & 90, Sudama Vihar Extn, - Village Khambra, Jalandhar City, - Jalandhar, Punjab, India, 144001 Area Admeasuring (IN SQ. FT.): Property Type: Land_Area, Built_Up_Area Property Area: 620.00, 643.00.	Rs.685607/- (Rupees Six Lakh Eighty Five Thousand Six Hundred and Seven Only)	10/02/2026	05/05/2026

For further details please contact to Authorised Officer at **Branch Office:** SCO 21, 5th Floor,Ludhiana Ferozgandhi Market, Ludhiana, Punjab – 141001 **Corporate Office:** Plot No.98, Phase-IV, Udyog Vihar, Gurgaon, Haryana.

Place: Punjab, Date: 08-05-2026 Sd/- Authorised Officer, For IIFL Home Finance Ltd.

केनरा बैंक Canara Bank

RECOVERY SECTION, SOUTH DELHI REGIONAL OFFICE
1st Floor, DDA Building, Vardhaman Tower (Near Paras Cinema) Nehru Place, Delhi- 110019 rosdelrec@canarabank.com

Ref: SARFAESI/350/SKS/DN/2026-27 Date: 02.05.2026

ANNEXURE – 2

DEMAND NOTICE [SECTION 13(2)] TO BORROWER/ GUARANTOR/MORTGAGOR

To,

1.SHRI SANDEEP SHARMA (BORROWER & MORTGAGOR) S/O SHRI MANGE RAM SHARMA
HOUSE NO. 53 P, SECTOR 3 KURUKSHETRA HARYANA- 136118 **ALSO AT:** FLAT NO: KLP0021103 11TH FLOOR, KALYPSO COURT TOWER NO. 2 JAYPEE GREENS WISH TOWN SECTOR- 128, NOIDA-201304 UTTAR PRADESH **ALSO AT:** FLAT NO 1002, TOWER NO. 4 UNITECH HARMONY NIRVANA COUNTRY SECTOR 50, GURGAON HARYANA- 122018

2.SHRI ARJUN TYAGI (GUARANTOR) S/O SHRI MOHAN LAL TYAGI FLAT NO 1002, TOWER NO. 4 UNITECH HARMONY NIRVANA COUNTRY SECTOR 50, GURGAON HARYANA- 122018

Dear Sir,

Sub: **Notice issued under Section 13(2) of the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002.**

The undersigned being the Authorized Officer of **Canara Bank, Green Park Extension Branch, Delhi** (hereinafter referred to as "the secured creditor"), appointed under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred as the "Act") do hereby issue this notice to you as under:

That **Shri Sandeep Kumar Sharma (hereinafter referred to as "the Borrower")** has availed credit facility / facilities stated in the **Schedule A** hereunder and has entered into the security agreement/s in favour of the secured creditor. While availing the said financial assistance, you have expressly undertaken to repay the amount/s in accordance with the terms and conditions of the above-mentioned agreement/s.

That **Shri Arjun Tyagi (hereinafter referred to as "the Guarantor")** has guaranteed the payment on demand of all moneys and discharge all obligations and liabilities owing or incurred to the secured creditor by the Borrower for credit facilities up to the limit of **Rs.2,35,00,000.00 (Rupees Two Crores and Thirty Five Lakhs only) with interest thereon.**

You (The person mentioned in schedule B) are also entered in to agreements against the secured assets which are detailed in Schedule B hereunder.

However, from January 2026, the operation and conduct of the said financial assistance / credit facilities have become irregular. The books of account maintained by the secured creditor shows that the liability of the Borrower towards the secured creditor as on date amounts to **Rs. 2,14,44,879.22 (Rupees Two Crore Fourteen Lakh Forty Four Thousand Eight Hundred Seventy Nine and Two Two Paisa) as on 01.05.2026**, the details of which together with future interest rate are stated in Schedule C hereunder. It is further stated that the Borrower/Guarantor having failed to keep up with the terms of the above said agreement in clearing the dues of the secured creditor, also have been evasive in clearing the dues. The operation and conduct of the above said financial assistance / credit facility/ies having come to a standstill and as a consequence of the default committed in repayment of principal debt/ installment and interest thereon, the secured creditor was constrained to classify the debt as **Non Performing Asset (NPA) as on 01.05.2026** in accordance with the directives/guidelines relating to asset classification issued by the Reserve Bank of India.

The secured creditor through this notice brings to your attention that the Borrower has failed and neglected to repay the said dues/ outstanding liabilities and hence hereby demand you under Section 13(2) of the Act, by issuing this notice to discharge in full the liabilities of the Borrower as stated in Schedule C hereunder to the secured creditor **within 60 days from the date of receipt of this notice.** Further, it is brought to your notice that you are also liable to pay future interest at the rate of as per bank guidelines together with all costs, charges, expenses and incidental expenses with respect to the proceedings undertaken by the secured creditor in recovering its dues.

Please take note of the fact that if you fail to repay to the secured creditor the aforesaid sum of Rs. 2,14,44,879.22 (Rupees Two Crore Fourteen Lakh Forty Four Thousand Eight Hundred Seventy Nine and Two Two Paisa) as on **01.05.2026**, together with further interest and incidental expenses and costs as stated above in terms of this notice under Section 13(2) of the Act, the secured creditor will exercise all or any of the rights detailed under sub-section (4)(a) and (b) of Section 13, the extract of which is given here below to convey the seriousness of this issue:

13(4)- In case the Borrower/Guarantor fails to discharge liability in full within the period specified in sub-section (2), the secured creditor may take recourse to one or more of the following measures to recover his secured debt, namely;

(a) Take possession of the secured assets of the Borrower/Guarantor including the right to transfer by way of lease, assignment or sale for realizing the secured asset;

(b) Take over the management of the business of the Borrower including the right to transfer by way of lease, assignment or sale for realizing the secured asset;

Provided that the right to transfer by way of lease, assignment or sale shall be exercised only where the substantial part of the business of the Borrower is held as security for the debt;

Provided further that where the management of whole of the business or part of the business is severable, the secured creditor shall take over the management of such business of the Borrower which is relatable to the security for the debt; and under other applicable provisions of the said Act.

Your attention is invited to provisions of sub-section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

You are also put on notice that **in terms of section 13(13) the Borrower/Guarantor shall not transfer by way of sale, lease or otherwise the said secured assets detailed in Schedule B hereunder without obtaining written consent of the secured creditor.** It is further brought to your notice that any contravention of this statutory injunction/ restraint, as provided under the said Act, is an offence and if for any reason, the secured assets are sold or leased out in the ordinary course of business, the sale proceeds or income realized shall be deposited with the secured creditor. In this regard you shall have to render proper accounts of such realization / income.

This notice of Demand is without prejudice to and shall not be construed as waiver of any other rights or remedies which the secured creditor may have including further demands for the sums found due and payable by you.

This is without prejudice to any other rights available to the secured creditor under the Act and/or any other law in force.

Please comply with the demand under this notice and avoid all unpleasantness. In case of Non- compliance, further needful action will be resorted to, holding you liable for all costs and consequences.

SCHEDULE - A
(Details of the credit facility/ies availed by the Borrower)

S. No	Loan No	Nature of Loan/Limit	Date of sanction	Amount
1	90489730000012	Housing Loan	11.11.2016	Rs. 2,35,00,000.00

SCHEDULE –B
[Details of Security Assets]

S. No	Movable	Name of Title Holder
	NA	NA
	Immovable	
1.	Flat No. KLP0021103 on 11th Floor, Kalypso Court, Tower- 2, Jaypee Greens Wish Town, Sector- 128, Noida, District Gautam Budh Nagar, Uttar Pradesh having super area 328.63 sq meters Boundaries: South West: Service Road, South East: Flat No. 1102 North West: Flat No. 1101 and Entrance, North East: Flat No. 1104	Shri Sandeep Kumar Sharma

SCHEDULE-C
(Details of Liability as on Date)

S. No.	LOAN NO	NATURE OF LOAN/LIMIT	LIABILITY WITH INTEREST AS ON DATE- 01.05.2026	RATE OF INTEREST
1	90489730000012	Housing Loan	Rs. 2,14,44,879.22	8.75% + Penal Interest as per bank guidelines

Sd/-
Authorized Officer, Canara Bank

केनरा बैंक Canara Bank

Branch: Sikri Kalan, Ghaziabad
Email: cb18761@canarabank.com

GOLD AUCTION SALE NOTICE

The under mentioned persons are hereby informed that they have failed to pay off the liability in the loan accounts. They are therefore requested to pay off the liability and other charges and redeem the pledged securities on or before **25.05.2026** failing which the said securities will be sold by the Bank in public auction at the cost of the borrower at the Bank's premises at 11:00 A.M. on **26.05.2026** or on any other convenient date thereafter without further notice, at the absolute discretion of the Bank.

Sl No	Date of Loan	Loan Number	Gold Net Weight	Liability (Rs.)
1	09.10.2025	164100295412	16.69 Gram	Rs. 10.47 Lacs + further interest

1. Smt. Neelam Devi W/o Mahendra Sharma
2. Manish Sharma S/o Mahendra Sharma
3. Lalit Sharma S/o Mahendra Sharma
4. (Legal Heir of Borrower Late Shri Mahendra Sharma S/o Shri Salek Chand Sharma),

All R/o Village & Post Office- Jalalabad, Muradnagar, Ghaziabad - 201206.

Note: 1) Amount outstanding should include all liabilities of the party under Gold Loans as well as any other loan/credit facility. **(2)** If the auction amount is not near to the value of security, discretions of the Branch Head shall be final. **(3)** Bank/Branch reserves right to amend/modify/cancel any of the above condition.

Notice Date: 05.05.2026 Place: Ghaziabad Branch Manager

बैंक ऑफ़ बड़ौदा Bank of Baroda

SOUTH EXTENSION BRANCH D-38,COMMERCIAL CENTRE,SOUTH EXTENSION, PART-1,NEW DELHI-110049 TEL:(011)24651997-98,24654978 Mobile-9818467614 E-mail :dbndel@bankofbaroda.co.in

Notices to Lockers Holders-Bank of Baroda Defaulters in Payment of Rent of Lockers

This is for the information of our valued patrons, who have taken lockers on rent at Bank of Baroda, South Extension and have committed breach of agreement. The notices sent as per the RBI/Banks' guidelines to the locker holders at their recorded addresses have been returned undelivered or not responded. Efforts to contact the locker holders in person at their recorded addresses have also gone in vein and their present whereabouts could not be ascertained.

Thus, having no alternative, this notice is being served to all the persons named below for contacting Bank of Baroda, South Extention Branch to clear the dues of the Bank within a period of 90 days from the publication of this notice, failing which the bank proceed to break open the locker at their cost, risk and responsibility and the Bank will exercise its right of lien over the articles for recovery of outstanding rent, costs and other charges, qua this exercise.

S No	Old Locker No.	New Locker No.	NAME OF LOCKER HOLDER	Customer Address	Due_Date	Termination Notice SENT ON	Breank-Open Notice SENT ON	BREAK OPEN DATE	Over Due Amount as 05.05/2026 (In INR)
1	0DA0000103	7306CX0002	AVNEET KAUR	C-25 NDSE-I, NEW DELHI-110049	18-09-2022	16-10-2025	14-01-2026	06-08-2026	Rs. 20,532/-
2	0DA0000951	7306AX0291	KAMLESH BATRA	HOUSE NO A-241 DEFENCE, NEW DELHI-110024	31-07-2022	03-09-2025	02-01-2026	06-08-2026	Rs. 13,924/-

Please note that bank shall be discharged of its obligations and shall not be liable for any cost, loss or liability incurred by the Customer (including for any damage and/or loss of contents of Locker) in the event the Locker is broken open and its contents dealt within keeping with the provisions as per bank guidelines

Branch Manager

SBI — STATE BANK OF INDIA, Stressed Assets Management Branch-1

12th Floor, Jawahar Vyapar Bhawan (STC Building), 1, Tolstoy Marg, Janpath, New Delhi-110001,
Ph. No. : 011-23701139, E-mail ID : team3samb1.del@sbi.co.in, sbi.04109@sbi.co.in

E-Auction Sale Notice

APPENDIX- IV-A [See Proviso to Rule 8(6) and Rule 6 (2)] Sale notice for sale of Movable & Immovable Property

E-Auction Sale Notice for Sale of Movable & 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 movable property hypothecated/charged & Immovable Property mortgaged/charged to the Secured Creditor, the **Physical possession** of which has been taken by the Authorized Officer of State Bank of India, Secured Creditor, on **25.11.2025** will be sold on **"As is Where is", "As is What is"** and **"Whatever there is"** basis on below mentioned date, for recovery of amount as mentioned below, due to the Secured Creditor from following Borrower(s), Guarantor(s) and Corporate Guarantor(s). The reserve price and earnest money to be deposited is mentioned below respectively.

Name of Borrower(s), Guarantor(s) and Corporate Guarantor(s) with address/es	Description & Owner(s) of Property	Reserve Price(RP) / EMD Amount 10% of The Reserve Price / Incremental Amount	Recovery Amount as per Demand Notice	Date / Time of on-site Inspection of Property with name of Authorised Officer	Date & Time of E-Auction
(1)M/s Karmic Energy Pvt. Ltd. (Borrower), Regd. Office: 1517, Devika Tower, Nehru Place, New Delhi-110019 **(2) Smt. Radha Prakash (Director/ Guarantor) Office Address:** 1517, Devika Tower, Nehru Place, New Delhi-110019,E-mail ID: vedganesha1985@gmail.com [current residential address not provided to the Bank] **(3) M/s Karmic Business Specialties Pvt. Ltd. (Corporate Guarantor)** At Regd. Office: 1517, Devika Tower, Nehru Place, New Delhi-110019	All the fixed assets of the Company including Plant and Machinery, Factory Land and Building situated at Mauja Chanadongri PAHAN 13/23, Khasra No.488, 498/2, Tehsil Takhatpur, District Bilaspur, Chhattisgarh adm. 4.23 Acres, in the name of Karmic Energy Pvt. Ltd. **Bounded by: North-**Road & Grass, **East-**Road & Grass, **South-**Land of Mahadev, **West-**Grass & Land of Kavita **Physical possession**	**Reserve Price:** **Lot 1:** Land & Building: **Rs.1,53,00,000/-** **Lot 2:** Plant & Machinery: **Rs.3,79,00,000/-** (below which the property will not be sold) **EMD Amount:** 10% of the Reserve Price: Land & Building: **Rs.15,30,000/-** Plant & Machinery: **Rs.37,90,000/-** **Bid Increment Amount:** Land & Building: **Rs.1,00,000/-** Plant & Machinery: **Rs.1,00,000/-**	Rs.24,00,36,584/- (Rupees Twenty Four Crores Thirty Six Thousand Five Hundred Eighty Four only) as on 30.06.2018 with future interest and incidental charges	**16.05.2026 (Saturday) 11.00 A.M. to 3.00 P.M.** **Authorised Officer Swati Bhaskar Mob.: 7777019067**	**29.05.2026 (Friday) From 11.00 AM to 01.00 PM with unlimited extensions of 10 minutes each**

EMD to be transferred / deposited by bidders in his / her / their own wallet provided by M/S PSB ALLIANCE (BAANKNET) on its E-Auction site https://baanknet.com

TERMS & CONDITIONS :

- The e-Auction will be conducted on **"As is Where is", "As is What is"** and **"Whatever there is"** basis through e-Auction Service Provider, M/s PSB Alliance (BAANKNET), on its online portal https://baanknet.com.
  Date & Time for Submission of Bid Application Form, KYC Documents, PAN Card, Proof of EMD etc. through M/S PSB ALLIANCE (BAANKNET) :- For more information refer to https://baanknet.com
- **EMD Remittance:** The intending bidders have to get themselves registered on the website **https://baanknet.com** well before the e-auction date and deposit the EMD amount in their wallet maintained on portal https://baanknet.com through their bank account. The intending bidders are advised to deposit the EMD amount well in advance to avoid any last minute technical issues.
- **No bid for either Lot 1 and Lot 2 or Different H1 bidders for Lot 1 and Lot 2:** Please refer to detailed Terms & Conditions for the same.
- **Known Encumbrances:** To the best of knowledge and information of the Authorised Officer, there are no encumbrances on the properties.However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid.
- The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the Bank. The properties are being sold with all the existing and future encumbrances whether known or unknown to the Bank.
- The successful bidder shall deposit **25% of sale price,** after adjusting the EMD amount already paid, **immediately,** i.e., on the same day or not later than next working day, as the case, may be, after the acceptance of the offer by the Authorised Officer, failing which, the EMD deposited by the bidder shall be forfeited. The Balance 75% of the sale price is payable **on or before the 15th day of confirmation of sale of the secured** asset or such extended period as may be agreed upon in writing between the Secured Creditor and the auction purchaser **not exceeding three months** from the date of auction.
- The Authorised Officer/ Secured Creditors shall not be responsible in any way for any third party claims/ rights/ dues.
- The successful bidder has to bear all the statutory dues, if any, and also applicable tax liabilities related to the auction purchase.
- The sale shall be subject to rules/conditions prescribed under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and Income Tax/GST regulations, wherever applicable. Please note that Plant & Machinery shall attract GST at applicable rates, which shall be over & above Sale Price, and is to be borne by the Successful Bidder.
- In addition to the above, the terms of service of e-Auction Service Provider, M/s PSB Alliance (BAANKNET), will have to be complied with by the Bidders
- **Contact Detail: - (1) Ms. Swati Bhaskar, Authorised Officer, Mobile: 7777019067, or Mr. Sanjay Goyal, Assistant General Manager, Mobile: 9167978261, or (2) Resolution Agent, BRS Corporate Solutions Pvt. Ltd., on Mobile: 9871975152 or 8527196366.**

STATUTORY SALE NOTICE UNDER THE SARFAESI ACT, 2002

Date : 08.05.2026, Place : New Delhi — Sd/- Authorised Officer, State Bank of India