

OFFICE OF THE RECOVERY OFFICER DEBTS RECOVERY TRIBUNAL-I, DELHI 4TH FLOOR, JEEVAN TARA BUILDING, PARLIAMENT STREET, NEW DELHI-110001

SALE PROCLAMATION

RC/2721/2022 **Date of Auction Sale: 29/05/2026**
PROCLAMATION OF SALE UNDER RULE 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993.

UCO BANK Versus AESHA KHATOON

(CD 1) AESHA KHATOON W/O MUHAMMAD SARTAZ,
(CD 2) MOHAMMAD SSARTAZ S/O MOHAMMAD SUEB,
Both R/o 33A, A-1 Block, Chanakya Place, Part-1, Near Chanan Devi Hospital, Uttam Nagar West Delhi-110059.
Also At: C/o Aesha 7 CO., A-3 Chanakya Palace, Near Chanan Devi Hospital, Part-1, Uttam Nagar, Delhi-110059.
Also At: Property No. 46, Second Floor, Khasra No.26/19/16, Village Dabri, Dabri Extension, Near Sita Puri, Block G-1, New Delhi-110046.

- Whereas Recovery Certificate No.2721/2022 in OA No.340/2016, drawn by the Presiding Officer, Debts Recovery Tribunal, Delhi for the recovery of a sum of Rs.40,49,579/- along with pendente lite and future interest @9% p.a. w.e.f. 21/04/2016, till realization and also to pay cost as per certificate, from the debtors together with costs and charges as per recovery certificate.
- And whereas the undersigned has ordered the sale of property mentioned in the Schedule below in satisfaction of the said Certificate.
- And whereas there will be due there under a sum of Rs.40,49,579.00, along with pendente lite and future interest @9% p.a. w.e.f. 21/04/2016, till its realization and also to pay cost as per recovery certificate. Notice is hereby given that in absence of any order of postponement, the property / properties as under shall be sold by e-auction and bidding shall take place through "On line Electronic Bidding" through the website <https://drt.auctiontiger.net> on 29/05/2026 between 12:00 PM and 01:00 PM with extensions of 5 minutes duration after 01:00 PM, if required.
- The details of the property proposed to be e-auctioned is as follows :-

S.No.	Description of Property	Reserve Price (In Rs.)	EMD
1.	Property Bearing No. 46, Second Floor, Khasra No.26/19/16, Village Dabri, Dabri Extension, Near Sitapuri, Block-G-1, New Delhi-110046.	Rs.46.00 Lakhs	Rs.4.60 Lakhs

- The EMD shall be paid through Demand Draft / Pay Order in favour of Recovery Officer, DRT-I, Delhi- A/c. R.C. No.2721/2022 along with self - attested copy of Identity (voter I-card/Driving License/Passport) which should contain the address for future communication and self-attested copy of PAN Card must reach to the Office of the Recovery Officer, DRT-I, Delhi latest by 11/03/2026 before 5:00 PM. The EMD received thereafter shall not be considered. The said deposit be adjusted in the case of successful bidders. The unsuccessful bidder shall take return of the EMD directly from the Registry, DRT-I, Delhi after receipt of such report from e-auction service provider / bank / financial institution on closure of the e-auction sale proceedings.
- The envelope containing EMD should be super-scribed "R.C. No.2721/2022" alongwith the details of the sender i.e. address, e-mail ID and Mobile Number etc.
- Intending bidders shall hold a valid Login ID and Password to participate in the E-Auction email address and PAN Number. For details with regard to Login ID & Password, please contact M/s e-Procurement Technologies Ltd. (Auctiontiger) A-801, Wall Street-II, Opp. Orient Club, Near Gujarat College, Ellis Bridge, Ahmedabad-380006 Gujarat (India), Contact No.079-40230 812/11/10/09/08/07/06, Mobile: 09002715034, 9722778828, 7961200500, 6351896833, 6351896843, 9265562818, 9265562821, 9265562819, 9374519754, E-mail: wb@auctiontiger.net ; support@auctiontiger.net; sales@auctiontiger.net; inquiry@auctiontiger.net; gujarat@auctiontiger.net
- Prospective bidders are required to register themselves with the portal and obtain user ID/Password well in advance, which is mandatory for bidding in above e-auction from M/s e-Procurement Technologies Ltd., (Auctiontiger).
- Details of concerned Bank Officers / Helpline Numbers etc. are as under:-

Name & Designation	Email & Phone Nos.
NARAYAN LAL (CHIEF MANAGER)	Mob: +91-70149 49810, 011-49498260 E-mail: newamb@ucobank.co.in

- What is proposed to be sold are the rights to which the certificate debtors are entitled in respect of the properties. The properties will be sold along with liabilities, if any. The extent of the properties shown in the proclamation is as per the Recovery Certificate schedule. Recovery Officer shall not be responsible for any variation in the extent due to any reason. The properties will be sold on "As is where is" and "as is what is" condition.
- The property can be inspected by prospective bidder(s) before the date of sale for which the above named officer of the bank may be contacted.
- The undersigned reserves the right to accept or reject any or all bids if found unreasonable or postpone the auction at any time without assigning any reason.
- EMD of unsuccessful bidders will be received by such bidders from the Registry of DRT-I, on identification / production of identity proof viz., PAN Card, Passport, Voters ID, Valid Driving License or Photo Identity Card issued by Govt. and PSUs. Unsuccessful bidders shall ensure return of their EMD and, if not received within a reasonable time, immediately contact the Recovery Officer, DRT-I, Delhi / or the Bank.
- The sale will be of the property of the above named CDs as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as they have been ascertained are those specified in the schedule against each lot.
- The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned.
- No officer or other person, having any duty to perform in connection with sale, however, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold.
- The sale shall be subject to the conditions prescribed in the Second Schedule to the Income Tax Act, 1961 and the rules made there under and to the further following conditions : The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, mis-statement or omission in this proclamation.
- The amount by which the biddings are to be increased shall be in multiple of Rs.20,000/- (Rupees Twenty Thousand Only). In the event of any dispute arising as to the amount to bid, or as to the bidder, the lot shall at once be again put up to auction.
- The Successful / Highest bidder shall be declared to be the purchaser of any lot provided that further that the amount bid by him is not less than the reserve price. It shall be in the discretion of the undersigned to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so.
- Successful / Highest bidder shall have to prepare DD / Pay Order for 25% of the sale proceeds favouring Recovery Officer, DRT-I, Delhi, A/c. R.C. No.2721/2022 within 24 hours after close of e-auction and after adjusting the earnest money (EMD) and sending / depositing the same in the office of the Recovery Officer so as to reach within 3 days from the close of e-auction failing which the earnest money (EMD) shall be forfeited.
- The Successful / Highest Bidder shall deposit, through Demand Draft / Pay Order favouring Recovery Officer, DRT-I, Delhi A/c. R.C. 2721/2022, the balance 75% of the sale proceeds before the Recovery Officer, DRT-I on or before 15th Day from the date of sale of the property, exclusive of such day, or if the 15th day be Sunday or other holiday, then on the first office day after the 15th day alongwith the poundage fee @ 2% upto Rs.1,000 and @ 1% on the excess of such gross amount over Rs.1000/- in favour of Registrar, DRT-I, Delhi. (In case of deposit of balance amount of 75% through post the same should reach the Recovery Officer as above).
- In case of default of payment within the prescribed period, the property shall be resold, after the issue of fresh proclamation of sale. The deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold.

Lot No.	Description of the property to be sold with the names of the co-owners where the property belongs to the defaulter and any other person as co-owners	Revenue assessed upon the property or any part thereof	Details of any encumbrance to which property is liable	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value
1.	PROPERTY BEARING NO. 46, SECOND FLOOR, KHASRA NO.26/19/16, VILLAGE DABRI, DABRI EXTENSION, NEAR SITAPURI, BLOCK-G-1, NEW DELHI-110046.		No information received.	

SEAL OF COURT Given under my hand and seal on 23/03/2026 Sd/- NIRANJAN SHARMA, RECOVERY OFFICER-II, DEBTS RECOVERY TRIBUNAL-1, DELHI



Bank of India, Delhi Asset Recovery Branch, Delhi NCR Zone M-125, Block M, Vikaspuri, New Delhi-110018

E-AUCTION SALE NOTICE E-Auction of Properties 09.06.2026

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 09.06.2026 between 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	Pin Code	Total Dues	Type of Possession	Date of Possession	a. Reserve Price (in Lakhs) 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 Shiv Battery House (Proprietor: Mr. Amit Singh)	Proprietor: Mr. Amit Singh House Number 364 BTM Chowk, Jagat Colony, Bhiwani, Haryana-127021 Guarantor: Mrs. Sunita W/o Jitender Singh House Number 364 BTM Chowk, Jagat Colony, Bhiwani, Haryana-127021	Equitable Mortgage of Property situated at Shop No. 70H, Auto Market, Bhiwani (Part of Scheme No. 29 of Improvement Trust Bhiwani) in the name of Smt Sunita W/o Jitender Singh vide sale deed no. 3036 dated 17.07.2007 admeasuring 30 sq yards.	127021	Rs. 49.00 Lakhs plus UCI thereon and other charges	Symbolic	18.04.2026	a) Rs. 89.4 b) Rs. 8.94 c) Rs. 0.50	01-06-2026 02:00 PM TO 04.00 PM	Mr. Sube Singh Mob. +919673790244 For enquiry contact Himanshu Bajaj 9810977755
2.	DELHI ASSET RECOVERY BRANCH, DELHI NCR ZONE Anjali Singh	Borrower : Mrs Anjali Singh, House No. A 143/3 Rajendra Park Sector 105 Gurgaon Haryana- 122001 Mrs. Pooja Kumari, House No. A 143/3 Rajendra Park Sector 105 Gurgaon Haryana- 122001 Guarantor : Mr. Rakesh Kumar House No. A 143/3 Rajendra Park Sector 105 Gurgaon Haryana- 122001	All that part and parcel of the property situated at Plot No. 19(1D) No. 106C257U787P18C) Khasra No. 217, 4645/218, 4648/218/2, 4649/220 measuring 50 sq yards situated at Gali No. 1 Sagar Enclave, Surat Nagar Phase-1, Gurgaon owned by Mrs Anjali Singh and Mrs Pooja Kumari.	122006	Rs. 33.71 Lakhs plus UCI thereon and other charges	Symbolic	25.03.2026	a) Rs. 36.27 b) Rs. 3.63 c) Rs. 0.50	30-05-2026 11:00 AM TO 01.00 PM	

TERMS AND CONDITIONS

- Auction sale / bidding would be only through "Online Electronic Bidding" process through the website <https://baanknet.com>.
- 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>).
- Date and time of Auction: 09.06.2026 from 11:00 AM to 05:00 PM with unlimited Auto-Extensions of 10 Minutes Each.
- 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.
- The intending bidders should deposit EMD i.e. 10% of Reserve Price online in the BAANKNET EMD Wallet along with the required documents / details well before 09.06.2026 on the <https://baanknet.com>, for smooth participation in e-auction.
- 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.
- The balance 75% of the bid/purchase money shall be payable on or before 15th day (during banking hours) of confirmation of the 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.
- 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.
- For detailed terms and conditions of the sale, please refer to the link - <https://www.bankofindia.co.in/Dynamic/Tender?Type=3>
- This publication is also 30 days' E-Auction Sale notice to the above borrowers/guarantors/mortgagors in the advance.
- In case of discrepancy between English version and any other vernacular version of this notice, the English version shall prevail.

Date : 24-04-2026

Place : New Delhi

Authorised Officer, Bank of India

ASSET RECOVERY BRANCH

Unit No 603 B, Konnectus Tower, Bhav Bhuti Marg, Opp New Delhi Railway Station, Ajmeri Gate, New Delhi-110001, Email ID – ubin0554723@unionbankofindia.bank.in

[Rule - 8 (1)] POSSESSION NOTICE
(For immovable property)

Whereas, the undersigned being the authorized officer of Union Bank of India, Asset Recovery Branch situated at Unit No 603 B, Konnectus Tower, Bhav Bhuti Marg, Opp New Delhi Railway station, Ajmeri Gate, New Delhi-110001, under the Securitization and Reconstruction of Financial Assets and Enforcement Security Interest Act, 2002 (Act No.54 of 2002) and in exercise of powers conferred under Section 13(2) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 10.10.2017 calling upon the borrower M/s G D Traders (Proprietor Mr. Umesh Kumar) to repay the amount mentioned in the notice being Rs 57,28,790.44 (Rupees Fifty Seven Lakhs Twenty Eight Thousand seven hundred Ninety and paise Forty Four only) as on 30.09.2017 within 60 days from the date of receipt of the said notice.

Name of the Bank	Date of Demand notice under section 13(2) of SARFAESI Act	Amount mentioned in 13(2) Notice (Amt. in Rs.)
Union Bank of India	10.10.2017	Rs 57,28,790.44
Total		Rs 57,28,790.44

The borrower & guarantors having failed to repay the amount, notice is hereby given to the borrower/guarantors 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 sub - Section (4) of section 13 of the Act read with rule 8 of the said rules on this 20th April of the year 2026.

The borrower/guarantors 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 the Union Bank of India, Asset Recovery Branch at Unit No 603 B, Konnectus Tower, Bhav Bhuti Marg, Opp New Delhi Railway station, Ajmeri Gate, New Delhi for an amount of Rs 57,28,790.44 (Rupees Fifty Seven Lakhs Twenty Eight Thousand seven hundred Ninety and Forty Four paise only) and interest thereon.

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

DESCRIPTION OF IMMOVABLE PROPERTY:

Free Hold commercial property No 2746 in ward No XV, Gali No 6, Chuna Mandi, Pahar Ganj New Delhi-110055, Bounded: On the North: Gali No 6, On the South: other property, On the East: other Property No 2747, On the West: Remaining portion of said property

Date: 20.04.2026
Place: New Delhi

Authorised Officer,
UNION BANK OF INDIA

NOTICE REGARDING LOCKER OPERATION

NAME	LOCKER NO.
Rajiv Gupta/Rajiv Gupta HUF	113

Whereas you the above mentioned locker holders has committed default in the payment of locker fees and not contacted the branch despite various notices given by the Bank on the registered address with it. You are therefore called upon to contact the branch within 15 days from the date of this notice and repay the due of the Bank immediately.

Whereas you have not declared the dues and despite diligent and repeated follow up for recovery of dues you are still in default. Consequently, all your rights over the hired locker stands forfeited and Bank was entitled for repossession of the locker allotted to you.

Whereas, in exercise of said right of repossession Bank took possession of your said locker and decided to Break open the same at your cost and consequences on below date.

New friends colony branch	11-05-2026
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You are hereby called upon to pay the dues within the stipulated time from the date of publication of this notice.

Sd/- Authorized Signatory

POSSESSION NOTICE [Rule - 8 (1)]

(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 8 of the security interest (Enforcement) Rule, 2002, issued a Demand Notice dated mentioned below calling upon the borrower and guarantor to repay outstanding amount (mentioned below) within 60 days from the date of receipt of the said Notice. The Notice was sent by Regd. AD post and Speed Post.

The borrower having failed to repay the amount, the undersigned has taken Symbolic Possession, of the properties described herein below in exercise of power conferred on him/her under section 13(4) of the said Act read with Rule 8 of the said rules on dates mentioned below. The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the properties will be subject to the charge of BANK OF MAHARASHTRA, MUZAFFARNAGAR BRANCH for an amount herein above mentioned.

The borrower's attention is invited to the provisions of sub-section 8 of Sec. 13 of the Act, in respect of time available, to redeem the secured assets.

Name & Address of Borrowers & Guarantor (S)	Details of Property	Date of Demand Notice	Amount Due
1. Mrs. REKHA TYAGI W/O SURESH KUMAR TYAGI -----Borrower Add: 779/5 MAHMOODNAGAR-3 Muzaffarnagar, Uttar Pradesh-251001	Name of Owner: Mrs. REKHA TYAGI W/O SURESH KUMAR TYAGI All those pieces and parcel of Residential Property situated A residential house situated at Nagar Palika Jui No. 779/2, Mahmood Nagar, Muzaffarnagar, Pargana & Tehsil & Distt. Muzaffarnagar admeasuring 90.28 Square Meters bounded as follows & Bounded as under:North: Laxmi Chand ; South: others house, East: Road 15' wide, West: House of Vinod Dhiman Together with all the building structure and construction annexed thereon and all the furniture and fixtures annexed thereon. (Cersai Asset id: 200682936897)	29.01.2026	Rs. 28,91,671.91 + Interest and other charges / expenses w.e.f. 29.01.2026
2. Mr. VIVEK TYAGI S/O SURESH KUMAR TYAGI -----Borrower Add: 779/5 MAHMOODNAGAR-3 Muzaffarnagar, Uttar Pradesh-251001		Date of Possession Notice 22.04.2026	

Date - 23.04.2026 PLACE: MUZAFFARNAGAR Authorized Officer

पंजाब नैशनल बैंक

.....गुरो से का प्रतीक (A GOVERNMENT OF INDIA UNDERTAKING) ...the name you can BANK upon!

Asset Recovery Management Branch-Ghaziabad, KJ-13, 2nd Floor, Kavi Nagar, Uttar Pradesh-201001

E mail: cs8228@pnb.bank.in

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, the constructive/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 its 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.

Lot No.	Name of the Branch Name of the Account Name & addresses of the Borrower/Guarantors Account	Description of the Immovable Properties Mortgaged/ Owner's Name (mortgagors of property)	A) Dt. Of Demand Notice u/s 13(2) of SARFESI ACT 2002 B) Outstanding Amount as per demand Notice C) Outstanding as on 31.03.2026 D) Possession Date u/s 13(4) of SARFESI ACT 2002 E) Nature of Possession Symbolic/ Physical	E) Reserve Price (Rs. in Lacs) F) EMD G) Bid Increase Amount	Date/ Time of E-Auction	Details of the encumbrances known to the secured creditors Contact Person / Authorised Officer
			(A) 26.08.2025 (B) Rs. 8,35,09,593.83 as on 31.07.2025 (C) Rs. 9,28,93,308.83 as on 31.03.2026 Plus, further Interest plus Bank Charges plus other charges incurred by bank for recovery (D) 25.11.2025 (Kanpur) & 26.11.2025 (Ghaziabad) (E) Symbolic	(A) Rs. 293.00 Lakh (B) Rs. 29.30 Lakh (C) Rs. 1 Lakh (A) Rs. 76.00 Lakh (B) Rs. 7.60 Lakh (C) Rs. 0.20 Lakh	26.05.2026 From 11.00 A.M to 04.00 P.M 26.05.2026 From 11.00 A.M to 04.00 P.M	Not Known to us Sushil Kumar Mallick Mob.: 9781550777 Not Known to us Sushil Kumar Mallick Mob.: 9781550777
1.	BO: Chander Nagar, Ghaziabad M/s Micros Sugar Engineering Solutions Private Limited (Borrower) Office No. 6 & 7, Second Floor, Maha Laxmi Plaza, Plot No. 674/1, Shakti Khand-3, Indrapuram, Ghaziabad, U.P.-201014 Also, At: - H-872, Satyam Vihar, Awass Vikas Colony, Scheme No.1, Kalyanpur, Kanpur City, Uttar Pradesh-208017 Also, At: - Plot No. 26, Maa Kalka Marg, Gurukul Industrial Area (2), Faridabad, Haryana Shri Kuldeep Singh S/o Dr. Satya Vir Singh (Director/Guarantor cum Mortgagor) R/o- Flat No. 1834, Tower-D, Gaur Siddhartham, Siddharth Vihar, Ghaziabad, U.P.-201009 Also, At: - H-872, Satyam Vihar, Awass Vikas Colony, Scheme No.1, Kalyanpur, Kanpur City, Uttar Pradesh-208017 Also, At: - Office No. 6 & 7, Second Floor, Maha Laxmi Plaza, Plot No. 674/1, Shakti Khand-3, Indrapuram, Ghaziabad, U.P.-201014 Smt. Ekta Singh W/o Shri Kuldeep Singh (Director/Guarantor cum Mortgagor) R/o- H-872, Satyam Vihar, Awass Vikas Colony, Scheme No.1, Kalyanpur, Kanpur City, Uttar Pradesh-208017 Also, At: - Flat No. 1834, Tower-D, Gaur Siddhartham, Siddharth Vihar, Ghaziabad, U.P.-201009 Dr. Satyaveer Singh S/o- Late Shri Ram Chandra Singh (Guarantor cum Mortgagor) R/o- H-872, Satyam Vihar, Awass Vikas Colony, Scheme No.1, Kalyanpur, Kanpur City, Uttar Pradesh-208017	1. Freehold Residential House No. H-872, situated at Satyam Vihar, Awass Vikas Colony Kalyanpur Yojna-1, Kanpur City, Uttar Pradesh -208017 Measuring Area 273.71 Sq. meter in the name of Shri Satyaveer Singh S/o Late Shri Ram Chandra Singh. Bounded as: North: - Road 18 mtr wide, South: - House No. 763-764, East: - Road 6 mtr wide, West: - House No. 871 2. Commercial Office No. S.F.-6 & 7, Second Floor (without Roof Rights), Plot No. 674/1, Shakti Khand-III, Maha Laxmi Plaza, Indrapuram, Ghaziabad, U.P., in the name of Shri Kuldeep Singh S/o Dr. Satyavir Singh and Smt. Ekta Singh W/o Shri Kuldeep Singh. (SF-6-Covered area 425 sq. foot or 39.48 sq. mtrs and SF-7 Covered Area 499 sq. foot or 46.35 sq. mtrs.) Total covered Area 924 sq. foot or 85.84 sq. mtrs. Bounded as: North: - Road 150 foot wide, South: -Road 40-foot wide, East: -Road 60-foot-wide, West: -Plot no. 631 & 674				
2.	BO: Chander Nagar, Ghaziabad M/s Shree Krishna Enterprises (Borrower) Office-IX/7208, Gurudwara Gali, Gandhi Nagar, Delhi-110031 Also, At: - House No. 422, Jyoti Milk Marg, Near Bada Ramilla Ground, Jwala Nagar, Shahadra, New Delhi-110022 Smt. Arti Garg W/o Shri Padam Garg (Proprietor) R/o- House No. 422, Jyoti Milk Marg, Near Bada Ramilla Ground, Jwala Nagar, Shahadra, New Delhi-110022 Shri Padam Kumar Garg S/o Shri Jyoti Prashad (Guarantor/Mortgagor) R/o- House No. 422, Jyoti Milk Marg, Near Bada Ramilla Ground, Jwala Nagar, Shahadra, New Delhi-110022 Shri Veer Pal S/o Shri Ramji Lal Singh (Guarantor/Mortgagor) Plot No.-03, Shanti Vihar, Sector-23, Raispur, Guldhar Road, Sanjay Nagar, Ghaziabad-201002 Smt. Brijesh W/o Shri Veer Pal (Guarantor/Mortgagor) Plot No.-03, Shanti Vihar, Sector-23, Raispur, Guldhar Road, Sanjay Nagar, Ghaziabad-201002	1. Property Bearing No. - 422, out of Khasra No. - 642, situated at Village Chandrawali Alias Shahdara, in the abadi of Maharati Colony, Jawala Nagar, Shahdara, Delhi area measuring 130 Sq. Yards, in the name of Shri Padam Kumar Garg S/o Sh. Jyoti Prashad. Bounded By East-Road 13 ft. Wide, West- Property of others, North-Road 20 ft. Wide, South-Road 10 ft. Wide 2. Residential House out of Khasra No. 379 Mi, village Raispur Pergana Dasna, Tehsil & District Ghaziabad, U.P. having area 88.27 sq. mtrs. and covered area 62.70 sq. mtrs. in the name of Shri Veerpal Singh S/o Shri Ramji Lal Singh. Bounded By East-Property of Shri Ompal, West-Property of Shri Samarpal, North-Property of others, South- 24 ft. wide Road 3. Residential House Khasra No. 379 Mi, village Raispur Pergana Dasna, Tehsil & District Ghaziabad, U.P. having area 117.05 sq. Mtrs. and Covered area 83.61 sq. mtrs., in the name of Smt. Brijesh W/o Shri Veer Pal. Bounded By East-Property of Shakuntla, West-Property of Shri Madanial, North- Property of others, South- 24 ft. wide Road, Note: - Property No. 2 & 3 Will be sold Jointly, East- Road 60-foot-wide, West- Plotno. 631 & 674	(A) 14.12.2022 (B) Rs. 4,93,03,403.36 as on 30.11.2022 (C) Rs. 8,09,22,741.36 as on 31.03.2026 Plus, further Interest plus Bank Charges plus other charges incurred by bank for recovery (D) 21.02.2023 (E) Symbolic	(A) Rs. 178.36 Lakh (B) Rs. 17.84 Lakh (C) Rs. 0.50 Lakh (A) Rs. 95.87 Lakh (B) Rs. 9.59 Lakh (C) Rs. 0.50 Lakh	26.05.2026 From 11.00 A.M to 04.00 P.M 26.05.2026 From 11.00 A.M to 04.00 P.M	Not Known to us Sushil Kumar Mallick Mob.: 9781550777 Not Known to us Sushil Kumar Mallick Mob.: 9781550777

TERMS AND CONDITIONS: The Sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions: 1. The properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and WHATEVER THERE IS BASIS. 2. The particulars of Secured Assets Specified in the Schedule here in 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 on the proclamation. 3. The Sale will be done by the undersigned online, through e-auction platform provided at the Website <https://baanknet.com>. 4. For detail term and conditions of the sale, please refer <https://baanknet.com> & www.pnbindia.in. 5. All statutory dues/ attendant charges/ other dues including registration charges, stamp duty, Tax/ Any Authority charges etc shall have to be born by the purchaser and Authorised Officer or the bank shall not be responsible for any charges, lien in encumbrance are any other dues to govt or any one else in respect of Property (e-auctioned) not known to the bank the intending bidder is advised to make there on independent inquiries regarding the encumbrance on the property including statutory liabilities, arrears of property tax, electricity dues etc.

[STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002]

DATE: 22.04.2026, PLACE: GHAZIABAD

AUTHORISED OFFICER, PUNJAB NATIONAL BANK