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Bank of India
Zonal Office: Bhubaneswar Zone, 1/1D, Star House, Jayadev
Vihar, Nayapalli, Bhubaneswar-751015, Mob.: 7008973027

**E-AUCTION
SALE NOTICE**
E-Auction Sale Notice Under Rule 8(4)(1) of
Security Interest (Enforcement) Rules, 2002

(E-Auction) Sale of secured movable / immovable Assets under SARFAESI Act, 2002

E-AUCTION SALE NOTICE FOR SALE OF MOVABLE / IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISIO TO RULE 8(4) / 9(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002.

Whereas, the Authorised Officer of Bank of India had taken possession of the following property/ies pursuant to the notice issued under Sec 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 in the following loan accounts with right to sell the same on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" and "WITHOUT ANY RECOURSE BASIS" for realization of Bank's dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under section 13(4) of the said Act proposes to realize the Bank's dues by sale of the said property/ies. The Sale will be done by the undersigned through e-auction platform provided at the Website <https://baanknet.com>

Sr. No.	BRANCH / Name & Address of Borrower/ Guarantor / Total Dues	Description of the Property / Type of Possession	Reserve Price / EMD / Bid Increment Amount
1.	ARB, CUTTACK, PH.: 8180043864 / 7008973027 Borrower: M/s. Dandeeswar Pharmaceuticals, Prop.: Mr. Ajit Kumar Sahu, S/o.: Mr. Gobinda Sahu / Guarantor: Mrs. Sarmiata Sahu, W/o.: Mr. Ajit Kumar Sahu, Both are At: 101-A, Budheswar Colony, Laxmisingar, Cuttack Road, Bhubaneswar - 751008, Odisha / Total Dues: ₹1,88,11,000/- + interest, costs and expenses, less any part amount repaid	Equitable Mortgage of Vacant Land situated over Khata No.: 797/194, Plot No.: 2099, Area: Ac. 0.295 Dec. i.e. 12850.20 sqft., KISSAM: Gharabari, Mouza: Phasi, P.S.: Kodala, Tahasil: Kodala, Dist.: Ganjam, Odisha, Standing in the name of Mr. Ajit Kumar Sahu, S/o.: Mr. Gobinda Sahu, Bounded by North: Laxmi Narayan Sahu & Others, South: Road, East: Laxmi Narayan Sahu & Others, West: Kabiraj Sahu / Physical Possession	₹35,42,000/- (excluding GST & other statutory dues) ₹3,54,200/- ₹ 50,000/-

Date & Time of E-Auction: 09.07.2026 From 11.00 A.M. to 5.00 P.M. with unlimited extension of 10 (Ten) minutes each.

Last Date and Time for submission of EMD and Documents by 09.07.2026 i.e. Before E-Auction Date & Time in the Portal.

Inspection will be provided to the prospective bidders on any working day before 08.07.2026 with prior appointment of the authorised officer

***Successful Bidder to deposit 25% of the bid amount by next working day which includes EMD money. The balance amount to be paid on or before 15th Day of confirmation of sale.**

TERMS & CONDITIONS: 1) For detailed terms and conditions of the sale please refer to the link: <https://baanknet.com>. Prospective bidders may also contact the Authorised Officers / Branch as mentioned in above list. 2) This is a statutory 30 days sale notice to the above mentioned borrower/guarantor/mortgagor under Rule 8(5) of the SARFAESI Act, 2002. 3) This is a 30 days notice to the borrower / guarantor / mortgagor of the above said loan about holding of this sale on the above mentioned date. 4) All expenses relating the stamp duty and registration of Sale Certificate/conveyance, if any, shall be borne by the successful bidder. 5) The Authorized Officer will not be held responsible for any charge, lien, encumbrance, property tax or any other dues to the Government or anybody in respect of the property under sale. 6) The Authorized Officer has the absolute right to accept or reject any bid or adjourn/postpone/cancel the sale without assigning any reason thereof. It may be noted that nothing in this notice constitute or deemed to constitute any commitment or representation on the part of the bank to sell the property.

STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8(4) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002.

Borrowers/Mortgagors are hereby notified to pay the total dues along with up to date interest and ancillary expenses before the date of E-Auction, failing which the property will be auctioned/ sold and balance dues, if any, will be recovered with interest & cost.

Place: Bhubaneswar
Date: 09.06.2026

Authorised Officer
Bank of India