



o/c

इण्डियन ओवरसीज बैंक

ইন্ডিয়ান ওভারসীজ ব্যাংক

Indian Overseas Bank

Asset Recovery Management Branch,
No.9, 1st Floor, Chitranjan Avenue,
Chowringhee, Kolkata-700072.

Email- iob1996@iob.bank.in

Phone No: 8925951996

Date: 16.06.2026

SALE NOTICE OF IMMOVABLE SECURED ASSETS

Issued under Rule 8(6) and 9(1) of the Security Interest (Enforcement) Rules 2002

To,

1.	M/s. Mother Agro Feed Industries At: Palpara, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144	2.	Mr. Gautam Dey (Partner/Mortgagor/ Guarantor) At: Palpara, Canning Road, S/o. Late Nipendra Narayan Dey P.O.: Baruipur, 24 Parganas (South), Kolkata-700144. And also at: Bishalaxmitala, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144
3.	Mr. Rajendra Singh (Partner/ Guarantor) S/o. Late Dewipan Singh S-34, Lichu Bagan, Bartala, Kolkata-700018 And also at: Mr. Rajendra Singh S/o. Late Dewipan Singh At: Palpara, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144.	4.	Mr. Ram Kumar Singh (Partner/Guarantor) S/o. Late Nandalal Singh 49/5/3H, Karl Max Sarani Kolkata-700023 And also at: Mr. Ram Kumar Singh S/o. Late Nandalal Singh At: Palpara, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144

Sir,

1. This has reference to recovery actions initiated against you under the provisions of the SARFAESI Act 2002.

2. Please refer to the possession notice dated **31.10.2018** issued to you regarding , taking possession of the secured assets at more fully described in the schedule below and the publication of the said possession notice in **Business Standard** (Daily) and **AAJKAL** (Daily) on **05.11.2018** by the undersigned for the purpose of realization of the secured assets in exercise of the powers conferred on the bank as Secured Creditor under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and the Rules there under.



3. You the above-named borrowers / mortgagors / guarantors have failed to pay the dues in full save and except payments amounting to **Rs. 2,15,000/-** after the issuance of demand notice dated 04.08.2018. Hence, it is proposed to sell the secured assets mentioned in the Schedule below on "**as is where is**" and "**as it is what is**" condition under Sec 13(4) of the Act read with Rules 8 & 9 of the Security Interest (Enforcement) Rules, 2002.

4. After appropriating the aforesaid repayments, the dues in the loan account as on **16.06.2026** is **Rs.13,40,31,862/-** /-(**Rupees Thirteen Crores Forty Lakhs Thirty-One Thousand Eight Hundred Sixty-Two Only**) along with further interest at contractual rates and rests, besides costs / charges incurred till the date of repayment in full.

5. We hereby give you notice of 30 days that the below mentioned secured assets shall be sold by the undersigned on **23.07.2026** between **1300 and 1500 Hours** with auto extension of **5 minutes** through e-auction using **<https://baanknet.com/>** (web portal of e-auction service provider).

6. A copy of the E-auction notice inviting offers for e-auction setting out the terms & conditions of sale such as particulars of the secured asset, the dues of the Bank, reserve price, earnest money deposit, date and time fixed for inspection. last date for submission of offers and date, time of sale etc is enclosed for your ready information. Please also be advised that the said sale notice will also be published in **Business Standard** (Daily) and **AAJKAL** (Daily) shortly. A copy of the proposed paper publication is also enclosed.

Schedule of Secured Assets	
Factory Shed with other rooms at Land admeasuring 51.25 Decimal more or less comprising of part of R.S.P No 15174 of 14.5 Decimal at RS Khatian No.668, part of RSP No.15175 of 3.25 Decimal at RS Khatian No. 457, Part of RSP No. 15176 of 3.25 Decimal at RS Khatian No. 6290, part of RSP No. 15177 of 3.25 Decimal at RS Khatian No. 668, Part of RSP No. 15180 of 7 Decimal at RS Khatian No. 457, Part of RSP No 15179 of 7 decimal at RS Khatian No. 8175 and part of RSP No. 15183 of 13 decimal at RS Khatian No. 457 situated at Mouza Baruipur, JL No 31, Touzi No. 250, Dag No15176,15175,15180,15183,15179,15174,15177,at RS Khatian No. 6290, 457, 8175, 668 at Parganas Medanmollah PS & Sub Registry Office Baruipur at Village Balban Palpara, Canning Road, Uttar Madarhat Gram Panchayat, PS Baruipur, Kolkata-700144, Dist. South 24 Parganas standing in the name of Mr. Gautam Dey.	Bounded by: North: By Others Property South: By Others Property East: By Road West: By Others Property

Yours Faithfully,

Authorised Officer



Encl.:

1. E-Auction Notice containing Terms and Conditions
2. Proposed Paper Publication of E-Auction Notice

PAPER PUBLICATION FORMAT OF E- AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTIES



INDIAN OVERSEAS BANK

Asset Recovery Management Branch, No.9, 1st Floor, Chitranjan Avenue, Chowringhee, Kolkata-700072. (Email- iob1996@iob.bank.in, Phone No: 8925951996)

PUBLIC NOTICE FOR E- AUCTION FOR SALE OF IMMOVABLE PROPERTIES

Sale, of Immovable property /ies mortgaged to Bank under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (No.54 of 2002) whereas, the Authorized Officer of Indian Overseas Bank has taken possession of the following property/ies pursuant to the notice issued under Section 13(2) of the Security Interest (Enforcement) Rules 2002 in the following loan account with right to sell the same on '**AS IS WHERE IS BASIS**' and '**AS IS WHAT IS BASIS**' for realization of Bank's dues plus interest & costs 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 Web Portal (<https://baanknet.com/> (web portal of e-auction of service provider)

Name & Address of the Borrowers:

1.	M/s. Mother Agro Feed Industries (Partners: Mr. Gautam Dey, Mr. Rajendra Singh, Mr. Ram Kumar Singh) At: Palpara, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144
----	---

Name & Address of the Mortgagors/Guarantors:

1.	Mr. Gautam Dey (Mortgagor/ Guarantor) S/o. Late Nipendra Narayan Dey At: Palpara, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144. And also at: Bishalaxmitala, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144	2.	Mr. Rajendra Singh (Guarantor) S/o. Late Dewipan Singh S-34, Lichu Bagan, Bartala, Kolkata-700018 And also at: Mr. Rajendra Singh S/o. Late Dewipan Singh At: Palpara, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144.
3.	Mr. Ram Kumar Singh (Guarantor) S/o. Late Nandalal Singh 49/5/3H, Karl Max Sarani Kolkata-700023 And also at: Mr. Ram Kumar Singh S/o. Late Nandalal Singh At: Palpara, Canning Road, P.O.: Baruipur, 24 Parganas (South), Kolkata-700144		



Date of NPA: 30.06.2010

Date of Demand Notice: 04.08.2018

Dues Claimed in Demand Notice: Rs. 3,37,48,913/- as on 04.08.2018 with further interest & costs

Date of Possession Notice: 31.10.2018

Dues claimed in Possession Notice: Rs.3,51,80,864/- as on 31.10.2018 with further interest & costs

Outstanding dues: Not known to the bank (Local Self Government, Property Tax, Water sewerage, Electricity Bills etc)

"Bank's dues have priority over the Statutory dues"

DESCRIPTION OF THE IMMOVABLE PROPERTY

Factory Shed with other rooms at Land admeasuring 51.25 Decimal more or less comprising of part of R.S.P No 15174 of 14.5 Decimal at RS Khatian No.668, part of RSP No.15175 of 3.25 Decimal at RS Khatian No. 457, Part of RSP No. 15176 of 3.25 Decimal at RS Khatian No. 6290, part of RSP No. 15177 of 3.25 Decimal at RS Khatian No. 668, Part of RSP No. 15180 of 7 Decimal at RS Khatian No. 457, Part of RSP No 15179 of 7 decimal at RS Khatian No. 8175 and part of RSP No. 15183 of 13 decimal at RS Khatian No. 457 situated at Mouza Baruipur, JL No 31, Touzi No. 250, Dag No15176,15175,15180, 15183,15179, 15174,15177,at RS Khatian No. 6290, 457, 8175, 668 at Parganas Medanmollah PS & Sub Registry Office Baruipur at Village Balban Palpara, Canning Road, Uttar Madarhat Gram Panchayat, PS Baruipur, Kolkata-700144, Dist. South 24 Parganas standing in the name of Mr. Gautam Dey	Bounded by: North: By Others Property South: By Others Property East: By Road West: By Others Property
--	---

Date & Time of Auction: 23/07/2026 between 1300 and 1500 Hours

Reserve Price: Rs.74,11,178/- (Inclusive of tax)

Earnest Money Deposit (EMD): Rs.7,41,118/-

Bid Increase Amount: Rs.50,000/-

Auto Extension Time: 5 Minutes

Known Encumbrance, If any: Nil

Inspection Date & Time: 20/07/2026 Between 12.00 Noon to 4.00 PM

For terms and conditions Please visit:

<https://www.lob.in/e-Auctions.aspx>

<https://www.publishtenders.gov.in>

<https://baanknet.com/> <https://baanknet.com/> (web portal of e-auction of service provider)

Date: 16.06.2026

Place: Kolkata



Authorised Officer
Indian Overseas Bank



INDIAN OVERSEAS BANK

Asset Recovery Management Branch, No.9, 1st Floor, Chitranjan Avenue, Chowringhee, Kolkata-700072. (Email- iob1996@iob.bank.in, Phone No: 8925951996)

e-AUCTION SALE NOTICE

SALE OF IMMOVABLE PROPERTY MORTGAGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT. 2002

Whereas **M/s. Mother Agro Feed Industries** has borrowed monies from Indian Overseas Bank against the mortgage of the immovable properties more fully described in the schedule hereunder and on upon classification of the account as NPA, the Bank has issued a **demand notice** under Section 13(2) of the SARFAESI Act, 2002 (Act) on **04.08.2018** calling upon the borrowers **M/s. Mother Agro Feed Industries** and the guarantors **Mr. Gautam Dey, Mr. Rajendra Singh & Mr. Ram Kumar Singh** to pay the amount due to the Bank, being **Rs. 3,37,48,913/- (Rupees Three Crores Thirty-Seven Lakhs Forty-Eight Thousand Nine Hundred and Thirteen Only)** as on **04.08.2018** payable together with further interest at contractual rates and rests along with costs, charges etc till date of repayment within 60 days from the date of receipt of the said notice.

Whereas the borrowers & guarantors having failed to pay the amount dues in full to the Bank as called for in the said demand notice, the Bank has taken possession of the secured assets more fully described in the schedule hereunder on **31.10.2018** under Section 13 (4) of the Act with the right to sell the same in "As is where is" and "As is what is" basis under Section 13(4) of the Act read with Rules 8 & 9 of the Security interest (Enforcement) Rules, 2002 for realization of Bank's dues. The dues to the bank as on the date of taking possession was intimated as **Rs.3,51,80,864/-(Rupees Three Crores Fifty One Lakhs Eighty Thousand Eight Hundred And Sixty Four Only)** as on **31.10.2018** payable together with further interest at contractual rates and rests along with costs, charges etc till date of repayment, after reckoning repayments, if any, since the date mentioned in the demand notice.

The dues of the borrower as on **16.06.2026** works out to **Rs.13,40,31,862/-(Rupees Thirteen Crores Forty Lakhs Thirty-One Thousand Eight Hundred Sixty-Two Only)** after reckoning repayments, if any, amounting to **Rs.2,15,000/-** subsequent to the Bank issuing demand notice.

The undersigned in exercise of the powers conferred under Sec 13(4) of the said Act proposes to realize the Bank's dues by sale of the under mentioned properties.



SCHEDULE OF PROPERTY (IES):

Factory Shed with other rooms at Land admeasuring 51.25 Decimal more or less comprising of part of R.S.P No 15174 of 14.5 Decimal at RS Khatian No.668, part of RSP No.15175 of 3.25 Decimal at RS Khatian No. 457, Part of RSP No. 15176 of 3.25 Decimal at RS Khatian No. 6290, part of RSP No. 15177 of 3.25 Decimal at RS Khatian No. 668, Part of RSP No. 15180 of 7 Decimal at RS Khatian No. 457, Part of RSP No 15179 of 7 decimal at RS Khatian No. 8175 and part of RSP No. 15183 of 13 decimal at RS Khatian No. 457 situated at Mouza Barulpur, JL No 31, Touzi No. 250, Dag No15176,15175,15180, 15183,15179, 15174,15177,at RS Khatian No. 6290, 457, 8175, 668 at Parganas Medanmollah PS & Sub Registry Office Barulpur at Village Balban Palpara, Canning Road, Uttar Madarhat Gram Panchayat, PS Barulpur, Kolkata-700144, Dist. South 24 Parganas standing in the name of Mr. Gautam Dey.	Bounded by: North: By Others Property South: By Others Property East: By Road West: By Others Property
---	--

Date and time of e-auction	23.07.2026 between 1.00PM to 3.00 P.M (time) with auto extension of 5 minutes each till sale is completed.
Reserve Price	Rs.74,11,178/- (Inclusive of Tax)
Earnest Money Deposit	Rs.7,41,118/-
EMD Remittance	Deposit through EFT/NEFT/RTGS Transfer in favour of "Indian Overseas Bank, Asset Recovery Management Branch" to the credit of A/c. No. 19960113035001 Indian overseas Bank, Asset Recovery Management Branch, No.9, 1st Floor, Chitranjan Avenue, Chowringhee, Kolkata-700072 Branch Code:1996; IFSC Code- IOBA0001996
Bid Multiplier	Rs. 50,000/- (the amount in multiples of which the bid is to be increased)
Inspection of property	20/07/2026 Between 12.00 Noon to 4.00 PM
Submission of online application for bid with EMD	16.06.2026 onwards (date of publication of sale notice to be given)
Last date for submission of online application for BID with EMD	22.07.2026
Known Encumbrance if any	Nil
*Outstanding dues Rs..... of Local Self Government (Property Tax, Water sewerage, Electricity Bills etc)	Not known

***Bank's dues have priority over the Statutory Dues.**



Terms and Conditions

1. The property(ies) will be sold by e-auction through the Bank's approved service provider M/s. baanknet.com under the supervision of the Authorized Officer of the Bank.
2. E-auction bid document containing online e-auction bid form, declaration, general terms and conditions of online auction sale are available in <https://baanknet.com> website.
3. Intending bidders shall hold a valid digital signature certificate and email address and should register their name / account by login to the website of the aforesaid service provider. They will be provided with user id and password by the aforesaid service provider which should be used in the e-auction proceedings. For details with regard to digital signature, please contact the service provider at the below mentioned address/phone no/e-mail.
4. Bids in the prescribed formats shall be submitted "online" through the portal <https://baanknet.com/> website along with the EMD & scanned copy of KYC documents including photo, PAN Card & address proof to the service provider and the Authorised Officer before **16.00 hours on 22.07.2026**.
5. The EMD and other deposits shall be remitted through EFT/NEFT/RTGS to the Bank account as specified above and the amount of EMD paid by the interested bidder shall carry no interest. The amount of EMD paid by the successful bidder shall be adjusted towards the sale price.
6. Bids without EMD shall be rejected summarily.
7. Online auction sale will start automatically on and at the time as mentioned above. Auction / bidding will initially be for a period of **120 Minutes** with auto extension time of **5 minutes** each till the sale is concluded.
8. The property shall be sold to the successful bidder. The successful bidder (purchaser) as declared by the Authorised Officer shall deposit 25% of the sale price (inclusive of the EMD) immediately on the same day and not later than the next working day. The balance amount of sale price shall be paid within 15 days from the date of confirmation of auction sale. Failure to remit the entire amount of sale price within the stipulated period will result in forfeiture of deposit of 25% of the bid price to the secured creditor and forfeiture of all claims over the property by the purchaser and the property will be resold.
9. The sale certificate will be issued in the name of the purchaser only, after payment of the entire sale price amount and other taxes/charges, if any.
10. The purchaser shall bear the charges/ fee payable for conveyance such as registration fee, stamp duty, etc., as applicable as per law.
11. The Authorized Officer has the absolute right to accept or reject any bid or postpone or cancel the sale, as the case may be without assigning any reason whatsoever.



12. The property is being sold on 'as is where is' and 'as is what is' basis. The Bank has disclosed only the known encumbrances, statutory liabilities, if any, as above and it is for the purchaser to make their own independent enquiries at their own costs before participating in the auction.

13. As regards the Statutory dues stated above, Bank dues will have priority over statutory dues. Without prejudice to the above, Statutory liability, if any, shall be borne by the purchaser and the Bank assumes no responsibility in this regard.

14. Sale is subject to confirmation by the secured creditor.

15. EMD of unsuccessful bidders will be returned through EFT/NEFT/RTGS to the bank account details provided by them in the bid form and intimated via their e-mail id.

16. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation by the bank. **The Authorised Officer/Secured Creditor shall not be responsible in any way for any third-party claims/rights/dues.**

17. In compliance with Section 194 IA of the Income tax Act, 1961 income tax @1% on the Reserve Price shall be deducted and paid under the PAN Number of the Purchaser. Since the Tax has been calculated only on the Reserve Price, the bidder shall bear the 1% income tax on the bid multiplier amount and the Bank shall not take any responsibility for the same.

"In case of any sale / transfer of immovable property of Rupees Fifty lakhs above, the transferee has to pay an amount equal to 1% of the and consideration as Income Tax.

For further details regarding inspection of property / e-auction, the intending bidders may contact the **Branch Manager, Indian Overseas Bank, Asset Recovery Management Branch, No.9, 1st Floor, Chitranjan Avenue, Chowringhee, Kolkata-700072, Mobile No. 8925951996** during office hours,

Date: 16.06.2026

Place: Kolkata



Authorised Officer
Indian Overseas Bank