

		Defence Colony, F Block New Delhi - 110024 vjdefe@bankofbaroda.bank.in	
BOB/VJDEFE/06-1470/02/2026-27		Date: 02-07-2026	
To, MR. RAKESH DASS S/O SH. SWADESH DASS FCA-818A, BLOCK – C, NEAR NEHA PUBLIC SCHOOL, SGM NAGAR, FARIDABAD, HARYANA - 121001			
Dear Sir/Madam, Re: Notice u/s 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002- A/c Mr. Rakesh Dass S/o Sh. Swadesh Das A/c No. 76520600001470, CAR LOAN credit facility with Bank of Baroda, Defence Colony (Block-F) Branch, New Delhi.			
1. We refer to letter no ADV/Retail-00003640027-LMS dated 08-10-2025 conveying sanction of various credit facilities and the terms of sanction. Pursuant to the above sanction, you have availed and started utilizing the credit facilities after providing security for the same, as hereinafter stated. The present outstanding in various loan/credit facility accounts and the security interests created for such liability are as under:			
Nature and type of facility	Limit (Rs.) In lakhs	Rate of Interest	Outstanding as on 02-07-2026
Auto Loan	17.00	@ 8.20 % p.a. contractual rate + 2% p.a. penal interest	Outstanding balance: Rs. 16,39,939/- Unapplied Interest: Rs. 18,947.12/- Unserviced Interest: Rs. 32485.80/- Compounding Interest: Rs. 758.00/- Total Rs. 16,92,129.92 (As on 01.07.2026)
			Hypothecation of CAR (LMV) Maker Name: MAHINDRA MODEL NAME: SCORPIO N D AT 2WD Z8 S (White) CHASSIS NO. MA1TJ2YGTSH6H9688 ENGINE NO. YGS4F81104 TEMPORARY REGISTRATION NO. T102SRJ4233G
2. In the letter of acknowledgment of debt/Loan Documents dated 08-10-2025 you have acknowledged your liability to the Bank to the tune of Rs. 17,00,000.00/- as on 08-10-2025 The outstanding stands above include further drawings and interest upto 02-07-2026 Other charges debited to the account are Rs Nil.			
Or			
In the audited balance sheet of the Company for the year ended you have confirmed and acknowledged liability to the Bank to the tune of Rs. as on 31 st The outstanding stands above include further drawings and interest upto Other charges debited to the account are Rs.			
3. As you are aware, you have committed defaults in payment of interest on above loans/outstandings for the quarter ended June 2026 and You have also defaulted in payment of instalments of term loan/demand loans which have fallen due for payment on 10-03-2026 and thereafter.			
4. Consequent upon the defaults committed by you, your loan account has been classified as non-performing asset on 08-06-2026 in accordance with the Reserve Bank of India directives and guidelines. In spite of our repeated requests and demands you have not repaid the overdue loans including interest thereon.			
5. Having regard to your inability to meet your liabilities in respect of the credit facilities duly secured by various securities mentioned in para 1 above, and classification of your account as a non-performing asset, we hereby give you notice under sub-section (2) of section 13 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and call upon you to pay in full and discharge your liabilities to the Bank aggregating Rs. 16,92,129.92 (Rupees Sixteen Lakh Ninety Two Thousand One Hundred Twenty Nine & Paise Ninety Two Only) as stated in para 1 above, within 60 days from the date of this notice. We further give you notice that failing payment of the above amount with interest till the date of payment, we shall be free to exercise all or any of the rights under sub-section (4) of section 13 of the said Act, which please note.			
6. Please note that, interest will continue to accrue at the rates specified in para 1 above for each credit facility until payment in full.			
7. We invite your attention to sub-section 13 of section 13 of the said Act in terms of which you are barred from transferring any of the secured assets referred to in para 1 above by way of sale, lease or otherwise (other than in the ordinary course of business), without obtaining our prior written consent. We may add that non-compliance with the above provision contained in section 13 (13) of the said Act, is an offence punishable under section 29 of the Act.			
8. We further invite your attention to sub section (8) of section 13 of the said Act in terms of which you may redeem the secured assets, if the amount of dues together with all costs, charges and expenses incurred by the Bank is tendered by you, at any time before the date of publication of notice for public auction/ inviting quotations/ tender/ private treaty. Please note that after publication of the notice as above, your right to redeem the secured assets will not be available.			
Please note that this demand notice is without prejudice to and shall not be construed as waiver of any other rights or remedies which we may have, including without limitation, the right to make further demands in respect of sums owing to us.			
Yours faithfully, Authorized Officer, Bank of Baroda			

 पंजाब नैशनल बैंकभरोसे का प्रतीक..... (A GOVERNMENT OF INDIA UNDERTAKING)		 punjab national bankthe name you can BANK upon!..... (A GOVERNMENT OF INDIA UNDERTAKING)		ARMB: West Delhi, Second Floor, Vikrant Tower, Rajendra Place, New Delhi – 110008 e-mail: cs8334@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 properties mortgaged / charged to the Secured Creditor, the constructive/physical symbolic possession of which has been taken by 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													
SCHEDULE OF SALE OF THE SECURED ASSETS													
Sr. No.	Name of the Branch Name of the Account Name and Addresses of the Borrower/Guarantors	A) DATE OF DEMAND NOTICE U/S 13(2) OF SARFAESI ACT 2002		DESCRIPTION OF THE IMMOVABLE PROPERTIES / OWNER'S NAME (MORTGAGERS OF PROPERTY (IES))	(A) RESERVE PRICE (B) EMD (C) Bid Increase Amount		DATE/ TIME OF E-AUCTION	Details of the encumbrances known to the secured creditors					
		B) OUTSTANDING AMOUNT AS ON											
		C) POSSESSION DATE U/S 13(4) OF SARFESI ACT 2002											
		D) NATURE OF POSSESSION SYMBOLIC/ PHYSICAL/ CONSTRUCTIVE											
1.	ARMB: West Delhi M/s Anand Enterprises (Through it's Proprietor Sh. Amit Anand) Plot No. 28, New Roshanpura, Village Najafgarh, New Delhi Also At: 512,513 J Block, Old Roshanpura, Najafgarh, New Delhi - 110043 Sh. Amit Anand S/o Ashok Anand (Proprietor of M/s Anand Enterprises) 512,513 J Block, Old Roshanpura, Najafgarh, New Delhi - 110043 Also At: Plot No. 28, New Roshanpura, Village Najafgarh, New Delhi Also At: 72, D Block Part – 2, Roshan Vihar, Najafgarh, Delhi Smt. Meena W/o Hawa Singh (Guarantor/Mortgagor of M/s Anand Enterprises) 72, D Block Part – 2, Roshan Vihar, Najafgarh, South West Delhi -110043 Also At: GF Plot No-72, Kh No. 352, Roshanpura-II, Pole No. E-0874, Najafgarh, Delhi-110043 Also At: House No. 65, Khasra No. 430/2, Village New Roshanpura, Najafgarh, New Delhi	(A) 07.05.2022 (B) Rs 2,70,13,297.86/- (C) 16.07.2022 (D) Symbolic		Residential Plot/House No. 65, area measuring 700 Sq. yds. Or 585.28 Sq. Mtrs, Part of Khasra No. 430/2 situated within the Old Lal Dora Abadi Deh (1908-09) of village New Roshanpura, Tehsil Najafgarh, New Delhi standing in the name of Smt. Meena W/o Sh. Hawa Singh	(A) 2.43 Crore (B) Rs. 24,30,000/- (C) Rs. 2.00 lakh		04.08.2026 at 11:00 AM to 04:00 PM	NOT KNOWN					
2.	ARMB: West Delhi M/s Bell Diamond Aluminium Private Limited (Through its Director/authorized representatives namely Suhail Singh, Namrata Bhatia, Parvinder Singh Bhatia) 2747/6 2nd Floor, Chuna Mandi Paharganj, Central Delhi, Delhi – 110055 Also at: F-27(A), RIICO Industrial Area, Khushkhera, Bhiwadi, Alwar, Rajasthan- 301019 Also at: G-1-127, RIICO Industrial Area, Khushkhera, Bhiwadi, Alwar, Rajasthan- 301019 Sh. Suhail Singh (Director/Guarantor of M/s Bell Diamond Aluminium Private Ltd) House No. 99, Sandesh Vihar, Pitampura, New Delhi- 110034 Smt. Namrata Bhatia (Director/Guarantor of M/s Bell Diamond Aluminium Private Ltd) House No. 99, Sandesh Vihar, Pitampura, New Delhi- 110034 M/s Neera Metal Company Through its Proprietor namely Smt. Namrata Bhatia (Guarantor/Mortgagor of M/s Bell Diamond Aluminium Private Ltd) House No. 99, Sandesh Vihar, Pitampura, New Delhi- 110034 Also at: G-1-127, RIICO Industrial Area, Khushkhera, Bhiwadi, Alwar, Rajasthan- 301019 M/s Bhatia Trading Company Through its Proprietor namely Sh. Parvinder Singh Bhatia (Guarantor/Mortgagor of M/s Bell Diamond Aluminium Private Ltd) House No. 99, Sandesh Vihar, Pitampura, New Delhi- 110034 Also at: F-27(A), RIICO Industrial Area Khushkhera, Bhiwadi, Alwar, Rajasthan- 301019 Sh. Parvinder Singh Bhatia (Director/Guarantor of M/s Bell Diamond Aluminium Private Ltd) House No. 99, Sandesh Vihar, Pitampura, New Delhi- 110034	(A) 01.02.2025 (B) Rs 21,06,47,133.49/- Plus Further Interest and Charges © 30.05.2025 (D) Symbolic		1. Entire First Floor without Roof Rights of Built – up Freehold Property Bearing No. 99, Measuring 155.94 Sq. Mtrs (186.53 Sq. Yds), Situated in the Layout Plan of Public Sector (P&T) Employee Central Co-op. House Building Society Ltd. Known as Sandesh Vihar, Pitampura, Delhi – 110034 with Common Passage and Staircase along with 33% Undivided Share in Land Underneath in the name of Mr. Parvinder Singh S/o Mr. Jagat Singh vide Partition Deed No. 11588 dated 01.08.2019. Property bounded as: East- Property No. 100, West – Land Property No. 98, North- 30 Feet wide Road & South-Service Lane. 2. Industrial Plot No. at G-127 RIICO Industrial Area II – D Khushkhera Alwar, Rajasthan adjoining area of 1000 Sq. meters in the name of M/s Neera Metal Company (Proprietor Smt. Namrata Bhatia) vide sale deed no. 202103111105213 dated 25.10.2021. Property bounded as: East- G1 – 126B, West – G1 – 127A, North – 24 – Meter wide Road & South- G1 – 140, 141.	(A) 3.24 Crore (B) Rs. 32,40,000/- (C) Rs. 2.00 lakh (A) 3.06 Crore (B) Rs. 30,60,000/- (C) Rs. 2.00 lakh		04.08.2026 at 11:00 AM to 04:00 PM	NOT KNOWN					
3.	ARMB: West Delhi M/s Unique Era Promoters Private Limited through it's Directors/authorized representatives RZ-D-3/201, Gali No.-09, Palam Dabri Road, Mahavir Enclave, South West Delhi, Delhi-110045, Also at: RZ- 744 A, Gali No 18D, Sadh Nagar ZT, Palam Colony, New Delhi- 110045. Also at: E 245, Gali No 18, Sadh Nagar, Palam Colony, New Delhi- 110045 Also at: Flat 150, Rosewood Apartment, Sector 14, Dwarka, Delhi 110078 Also at: A-64, Sector 7, Ramphal Chowk, Dwarka, New Delhi- 110075. Smt. Rubi W/o- Late. Shri Brij Mohan Sharma (LRs of Late Shri Brij Mohan Sharma-Mortgagor as well as one of the Directors of M/s Unique Era Promoters Private Limited) E 245, Gali No 18, Sadh Nagar, Palam Colony, New Delhi- 110045 Also at: RZ- 744 A, Gali No 18D, Sadh Nagar ZT, Palam Colony, New Delhi- 110045. Also at: E 245, Gali No 18, Sadh Nagar, Palam Colony, New Delhi- 110045 Shri Om Prakash (Director/Guarantor) Flat No- 150, Rosewood Apartment, Sector 14, Dwarka, Delhi- 110078 Also at: RZ- 744 A, Gali No 18D, Sadh Nagar ZT, Palam Colony, New Delhi- 110045.	(A) 10.04.2023 (B) Rs 5,50,09,175.18/- (Plus further Interest + Bank Charges + Any other charges incurred by bank for recovery) © 18.07.2023. (D) Physical (A) 10.04.2023 (B) Rs 5,50,09,175.18/- (Plus further Interest + Bank Charges + Any other charges incurred by bank for recovery) (C) 31.03.2023. (D) Symbolic		1. All that part & parcel of the property Built up residential immovable property at 2nd Floor (Without Roof/Terrace right), but with common stair case right of Property bearing no RZF-157, land area measuring 89.47 sq. mtrs., out of khasra no. 759/99, situated in the revenue estate of village Nasirpur, Delhi State Delhi, Abadi known as Gali No. 3, Mahavir Enclave, New Delhi-110045 standing in the name of Shri Brij Mohan Sharma vide sale deed registration no 10314 registered on 08/12/2009. 2. All that part & parcel of the property being WZ-232, area measuring 250 sq. yard (out of total area 300 sq. yd.), bearing khasra no. 70/14/3, situated in the extended Lal Dora Abadi of village Palam, New Delhi in the name of Shri Brij Mohan Sharma vide sale deed registration no. 14362 registered on 31.12.2013									