

अंचल कार्यालय प्रथम तल, ऑफिस कॉम्प्लेक्स, सी ब्लॉक, गौतम नगर, भोपाल- 462023 दूरभाष / TELEPHONE 0755 - 2602358 / 2583669 / 2602347	0/0 इंडियन बैंक  Indian Bank इलाहाबाद ALLAHABAD Recovery and Legal Cell	ZONAL OFFICE First floor, Office Complex C- Block, Gautam Nagar, Bhopal - 462023 zobhopal@indianbank.co.in
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NOTICE OF SALE

Notice of sale under Rule 9(1) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

1.M/S R S Automobiles (Partnership Firm)

Office – Geeta Nagar 1 Vidisha Road Bhanpur Bhopal (M.P.) 462037

Factory Address: Plot No 15 ODD Type Sector –A, Jumber Bagri Distt Vidisha M.P. 464001

2. Rani Vishwakarma W/o Radheshyam Vishwakarma (Partner, Guarantor and Mortgager)

Current Address 1: 626 - Premier Orchard Peoples Campus Bhanpur (M.P.) - 462010.

Address 2: 24 Pooja Colony Karond Tehsil Huzur Distt Bhopal (M.P.) – 462016.

Address 3: House No 363 new Chouksey Nagar Dist Bhopal (M.P.) – 462001.

3. Radheshyam Vishwakarma S/o Shri Bhairu Singh Vishwakarma (Partner, Guarantor and Mortgager)

Current Address: 626- Premier Orchard Peoples campus Bhanpur (M.P.) 462010

Address 2 : H No. - 27 Shivanagar Colony, Berasia Road, Tehsil – Huzur, Bhopal.

Sub: Loan account – M/s R S AUTOMOBILES (A/c 7581043430, with Indian Bank, Branch- Bhel Township

M/s R S Automobiles (Partnership Firm) availed CC Facility from Indian Bank erstwhile Allahabad Bank, Bhel township Branch , Bhopal the repayment of which is secured by Mortgage of schedule mentioned property/ies hereinafter referred to as "the Property/ies". M/s R S Automobiles (Partnership Firm) failed to pay the outstanding dues to the Bank. Therefore, a Demand Notice dated 04/12/2024 under Sec.13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as "The Act"), was issued by the Authorized Officer calling upon Borrower /Guarantor / Mortgagor (s) M/s R S Automobiles (Partnership Firm), Smt. Rani Vishwakarma w/o Radheshyam Vishwakarma (Partener/ Guarantor /Mortgagor) and Shri Radheshyam Vishwakarma S/o Shir Bhairu Singh (Partner/Guarantor) liable to the Bank to pay the amount due to the tune of Rs 1,53,52,597/- (Rupees One Crore Fifty Three Lakhs Fifty Two Thousand Five Hundred Ninety Seven Only) as on 03/12/2024 plus interest from 04/12/2024 & other charges/expenses thereon due to the Bank. All failed to make payment despite Demand Notice dated 04/12/2024.

As M/s R S Automobiles (Partnership Firm) failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on 17.02.2025 after complying with all legal formalities.

As per Sec.13 (4) of the Act, Secured Creditor is entitled to effect sale of the assets taken possession of and realize the proceeds towards outstanding balance. In accordance with the same, the undersigned / Authorized Officer intends selling the schedule mentioned securities in the following mode:

The Sale Proposed to Be Held Is by Way of Public Tender /Auction Adopting the E-Auction Mode.

As per Rule 9(1) of the Security Interest (Enforcement) Rules 2002, 15 days notice for subsequent sale is required to be given and hence we are issuing this notice.



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The amount due as on 01.07.2026 is Rs.2,04,96,166.00 ((Rs. Two Crores Four Lakhs Ninety Six Thousand One Hundred Sixty Six only) plus interest from 02.07.2026 & other charges/expenses thereon.

Please take note that this is notice of 15 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 15days.

The date of sale is fixed as 24.07.2026 which would be by e-auction mode.

Inspection of the scheduled properties and related documents/up to date EC etc by the intending purchasers/bidders may be done at their expense from 07.07.2026 to 22.07.2026 between 10.00 AM to 04.00 PM.

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as mentioned in the schedule.

The terms and conditions of e-auction is available in the website (<https://baanknet.com>).

The intending Bidders/ Purchasers are requested to register with online portal (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) using their mobile number and email id. Further, after completing their eKYC, the Intending Bidders/ Purchasers have to transfer the EMD amount in their e-Wallet by 24.07.2026 i.e. the e-Auction Date and before the e-auction end time in the portal. The registration and eKYC must be completed well in advance, before auction.

Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) for depositing in bidders EMD Wallet. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as Cheques will not be accepted. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason therefor.

The successful bidder shall have to deposit 25% (twenty-five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of confirmation of sale in the form of Banker's Cheque/Demand Draft/Account Transfer and/ or any other acceptable mode of money transfer. The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

Nodal Bank Account No. and A/c. Name	Branch name and IFS Code
A/c No. 818659668 (AUTHORISED OFFICER - INDIAN BANK, BHOPAL)	Indian Bank Bhopal – IDIB000B022



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In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.

If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 day's prior notice. This Notice is without prejudice to any other remedy available to the Secured Creditor and without prejudice to rights of the Secured Creditor to proceed with the proceedings presently pending before DRT/RO of DRT/ DRAT/ Court and proceed with the execution of order/decreed obtained/to be obtained.

SCHEDULE

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

Details/ Description of Mortgaged Assets	Reserve Price (Amount in Rs.)	EMD	Date, Time for e-auction and Property ID No.	Prior Encumbrance
All the part & parcel of Flat No HIG C-106 situated over part of Khasra no.14, 39/4 ,40/2, 308/39/1/10/2 and 41/1, 42 ,124 Located at Vaidhnath Dham Block C, second Floor ,Village Lambakheda, Patwari halka No 6/10, Tehsil Huzur Distt Bhopal Admeasuring area 958.00 Sq Feet in the name of Mrs Rani Vishwakarma W/O Mr Radheshyam Vishwakarma Bounded By: EAST: flat no C-107 WEST : Block D NORTH: Open & Road SOUTH: Flat No C-105	18,00,000/- (Rupees Eighteen Lakh only)	Rs. 1,80,000/- (Rupees One Lakh Eighty Thousand only)	24/07/2026 11:00 AM to 5:00 PM Property ID : IDIB30586031845I	Not known



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All the part & parcel of Flat No HIG A-112 situated over part of Khasra no.14, 39/4, 40/2, 308/39/1/10/2 and 41/1, 42 , 124 Located at Vaidhnath Dham Block A, Third Floor Village Lambakheda, Patwari halka No 6/10, Tehsil Huzur Distt Bhopal Admeasuring area 958.00 Sq Feet in the name of Mrs Rani Vishwakarma W/O Mr Radheshyam Vishwakarma Boundaries: EAST: Common Area then Flat No A-109 WEST : Block B NORTH: Open & Road SOUTH: Flat No A-111	18,00 ,000/- (Rupees Eighteen Lakh only)	Rs. 1,80,000/- (Rupees One Lakh Eighty Thousand only)	24/07/2026 11:00 AM to 5:00 PM Property ID: IDIB3058601845II	Not known
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Bidders are advised to visit the website (<https://baanknet.com>) of our e auction service provider PSB Alliance Pvt. Ltd to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd Helpdesk No. 8291220220, email ID: - support.baanknet@psballiance.com and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd. and EMD status, please contact support.baanknet@psballiance.com.

For property details and photograph of the property and auction terms and conditions please visit: <https://baanknet.com> and for clarifications related to this portal, please contact Helpdesk No.8291220220

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://baanknet.com>.

Place: Bhopal
Date:01.07.2026

Authorised Officer

कृते इंडियन बैंक For INDIAN BANK
प्राधिकृत अधिकारी, Authorised Officer
अंचल कार्यालय, भोपाल / Zonal Office, Bhopal