

Asset Recovery Management Branch (ARMB) Guwahati (823100)
1st Floor, Zonal Office, Hem Baruah Road, Panbazar, Guwahati 781001 (Assam), cs8231@pnb.bank.in

Ref No. ARMB/GUWAHATI/E-Auction/sale-notice/01/2026-27

Date: 22/07/2026

E-AUCTION SALE NOTICE FOR SALE OF MOVABLE/IMMOVABLE PROPERTIES

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 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) / Partner(s) / Proprietor(s) / Mortgagors(s) and Guarantor(s) that the below described immovable/movable property/assets 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.

SCHEDULE OF THE SECURED ASSETS

Lot. No.	Name of the Branch	Description of the Immovable Properties Mortgaged/ Owner's	A) Dt. of Demand Notice u/s 13(2) of SARFESI ACT 2002	A) Reserve Price (Rs. in Lacs)	Date/ Time of E-Auction	Details of the encumbrances known to the secured creditors
	Name of the Account	Name (Mortgagors of property(ies)	B) Outstanding Amount	B) EMD (last date of deposit of EMD)		
	Name & addresses of the Borrower/Guarantor Account		C) Possession Date u/s 13(4) of SARFESI ACT 2002	C) Bid Increase Amount		
			D) Nature of Possession: Symbolic/Physical/ Constructive			
1	MCC Guwahati (655700) ARMB Guwahati (823100) M/S New Sharma Enterprises (Borrower) Sri. Dev Nath Sharma (Deceased), Proprietor Smt. Rupa Sharma, Guarantor and Mortgagor 1. M/S New Sharma Enterprises Prop: Dev Nath Sharma (Deceased) Address 1: MRD Road, Opp Asom Jatiya Vidyalaya, Bamunimaidam, Guwahati-781021 Address 2: 1 st Floor, House No 92 Narengi Housing Colony Seuji Nagar Opp Durga Mandir, Narengi Guwahati Assam 781026 2. Mrs. Rupa Sharma (Mortgagor and Guarantor) Address: House No- 39, Sonai Mikir Path, Satgaon,	Land and Building: All that part and parcel of landed property measuring land area 8.03 Are i.e. 3 Kathas covered by Dag no. 05 (Old)/24(Old)/2965(New) of K.P Patta No. 131 (Old)/398 (Old)/1939 (New) situated in revenue village Satgaon, Mouza- Beltola under Dispur Revenue Circle in the district of Kamrup (Metro) Assam standing in the name of Rupa Sharma w/o Mr. Dev Nath Sharma which is butted and bounded as under: North- Road South- Own Land East- Land of Dev Nath Sharma West- Own Land (Description as per Registered Sale Deed dated 13144/2015 09.11.2015)	A) 02.07.2025 B) Rs. 3,14,21,559.24/- as on 31.03.2025 plus further interest w.e.f. 29.12.2024 and other charges C) 24.09.2025 D) Symbolic Possession	A) Rs. 2,04,00,000.00/- B) Rs. 20,40,000.00/- (23.08.2026 up to 4 P.M) C) Rs 0.50 lakhs	Date: 24-08-2026 Time: From 11:00 AM to 04:00 PM	Not Known to Bank



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Udayan Vihar, Guwahati-7811712

3. Lt Dev Nath
Sharma
(Proprietor)
(Since deceased through
the legal heirs namely)

Mrs Rupa Sharma, &
Unknown legal heirs if any

Address 1: W/O Lt Dev
Nath Sharma House No- 39,
Sonai Mikir Path, Satgaon,
Udayan Vihar, Guwahati-
781171

Address 2: 1st Floor, House
No 92 Narengi Housing
Colony Seuji Nagar Opp
Durga Mandir, Narengi
Guwahati Assam 781026

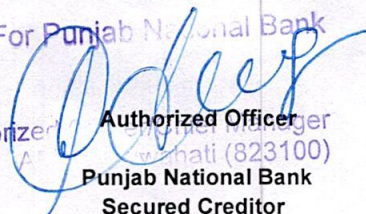
TERMS AND CONDITIONS OF E-AUCTION SALE-

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 hereinabove have been stated to the best of the information of the Authorized Officer, but the Authorized Officer shall not be answerable for any error, misstatement or omission in this proclamation.
3. The Sale will be done by the undersigned through e-auction platform provided at the Website <https://www.baanknet.com> on 24.08.2026 for Lot No-1 from 11:00 AM to 04:00 PM.
4. For detailed term and conditions of the sale, please refer <https://www.baanknet.com>.
5. The authorized officer or the bank shall not be responsible for any charge, lien, encumbrance or any other dues to the government or anyone else in respect of properties (E-auction) not known to the bank. The intending Bidder is advised to make their own independent inquiries regarding the encumbrances on the property including statutory liabilities, arrears of property tax, electricity dues, etc.
6. The authorized officer reserves the right to accept any or reject any or reject all bids, if not found acceptable or to postpone/cancel/adjourn/discontinue or vary the terms of the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final.
7. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The bidder inspects the property in consultation with the dealing official as per the details provided.

Date: 22.07.2026
Place: Guwahati



For Punjab National Bank

Authorized Officer
Punjab National Bank
Secured Creditor