

IN THE DEBTS RECOVERY TRIBUNAL AT C.G.O. COMPLEX, BLOCK B, 2nd Floor, SEMINARY HILLS, NAGPUR.

O.A. No.: 42/2023 FF: 20/08/2026

CANARA BANK -V/S- M/S RATNADEEP COLLECTION

TO,
Defendants

D-1) M/s Ratnadeep Collection (Borrower), Through its Proprietor Shri Shukhlal S/o Raghavji Shethia,
Off. Add. Laxmi Prasad Complex, Bandhara Road, Lal Imli Gali, Iwar, Nagpur-440002, Maharashtra

D-2) Shri Shukhlal S/o Raghavji Shethia (Proprietor/ Guarantor),
R/o Flat No. 205, Wing C, 3, Tashwan Complex, Opp. Lakadanga Police Station, Nagpur-440008, Maharashtra

SUMMONS- FOR PUBLIC PUBLICATION

1. WHEREAS the above named applicant / appellant has filed the above referred application / appeal in the above mentioned Debts Recovery Tribunal;

2. WHEREAS the service of Summons / Notice could not be effected in the ordinary manner and whereas the application for substituted service has been allowed by this Tribunal;

3. Now are directed to appear before this Tribunal in person or through an Advocate and file Written Statement / Reply by So on 20/08/2026 at 10.30 am and show cause as to why relief prayed for should not be granted;

4. Take notice that in case of default, the Application / Appeal shall be heard and decided in your absence.

Given under my hand and the seal of the Tribunal on this 14th day of July 2026, at Nagpur

REGISTRAR
DEBTS RECOVERY TRIBUNAL, NAGPUR

HINDUJA LEYLAND FINANCE LTD
Corporate Office: 27A, Developed Industrial Estate, Guindy, Chennai - 600032, Website: www.hindujaleylendfinance.com
Tel: 08553934000/08553934222

Possession Notice
APPENDIX IV UNDER RULE 8(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Whereas, the undersigned being the Authorized Officer of Hinduja Leyland Finance Ltd (HLF) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and in exercise of powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, issued a Demand Notice dated 05.06.2026 calling upon the Borrower Mr. Anil Rathi & Co-Borrower Mrs. Nanda Anil Rathi who have availed loan against mortgage of property vide Loan Account No. CROA000028 of our Nagpur Branch to repay the amount mentioned in the notice being **Rs.1,64,47,576.39/- (One Crore Sixty-Four Lakhs Forty-Seven Thousand Five Hundred Sixty-Six Rupees and Thirty-Five Paise Only)** on **27.04.2026**, within 60 days from the date of receipt of the said notice.

The borrowers having failed to repay the amount, notice is hereby given to the borrowers and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under sub-section (4) of Section 13 of the said Act read with rule 8 of the Security Interest Enforcement Rules, 2002 on this **27 day of July 2026**.

The borrowers attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, in respect of secured assets.

The borrowers in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Hinduja Leyland Finance Limited or an amount is mentioned above with interest thereon.

SCHEDULE OF THE PROPERTY

All that Apartment No. 202, Second Floor "THE PARK RESIDENCY" Plot No. 2/2, Corporation House No. 79, Ward No. 5, Mouza - Dhantoli, Sheet No/9553477, CTS No. 404, Tah & Dist Nagpur, Maharashtra - 440012, EAST - Road, WEST - 15 August Apartments, NORTH - Plot bearing survey No.403, SOUTH - Plot bearing survey No.405

2) SCHEDULE OF THE PROPERTY - All that office chamber No F-3 & F-4, First Floor, "INDIA SATTA APARTMENTS" Plot No. S/1, Corporation House No. 116, Ward No. 5, Mouza - Dhantoli, Sheet No. 15, CTS Tah & Dist Nagpur - 440012, EAST - Property of Shri Magrakur, WEST - Flat No. F-2, NORTH - Dr. Bajji Mang, SOUTH - Property of Shri Manohar Anand.

Date: 27/07/2026
Place: Nagpur, Maharashtra

HINDUJA LEYLAND FINANCE LTD
Authorized Officer

YES BANK LIMITED
Registered Office: Yes Bank House, Western Express Highway, Santacruz (E), Mumbai 400055
Branch: YES Bank Ltd., Plot No. 68/4, Mutha Samprad, Law College Road, Erandwane, Pune 411004

SALE NOTICE FOR SALE OF IMMovable PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization 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 are mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Yes Bank Ltd. i.e. Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on below mentioned respective dates, for recovery of amount mentioned below in respective case as per Sec. 13(2) of the said Act to the full extent of the secured assets and charges at contracted rate, due to the Secured Creditor from below mentioned borrowers, co-borrowers, mortgagors, guarantors in respective case. The reserve price, earnest money deposit & other details are as under.

Account No.	Name of Borrower/Co-Borrower/ Guarantor (s) Security providers	Description of Property	Date of Possession	Date of Demand Notice	Last Date for submission of Bid	Date & Time of E-Auction	Reserve Price (Rs.)	Earliest Money Deposit (Rs.)	Date of Inspection
AHF002/809461	Manisha Prabhakar Chaudhari & Ramabai Prabhakar Choudhari	Flat No. 3 Ground Floor Building Known As "Kavayit Kun 2" Plot No. 25 & 26, St. No. 213 situated at Mouza Pizipia Taluka, District Nagpur 440034.	05-03-2026	16-02-2023 Rs. 13,95,990.35/-	02-09-2026	03-09-2026 11.00 am with extension of 5 minutes each	Rs. 11,04,948/-	1,10,494.80/-	10-08-2026
AHF002/801626	Vishal Dharmayudha Makde And Kunal Dharmayudha Makde	Plot No. 12, Mouza Shankarpur, Ph No. 38A, Kh. No. 20/A, District Taluka Nagpur, Nagpur-441108	05-03-2026	28-04-2025 Rs. 24,52,323.84/-	02-09-2026	03-09-2026 11.00 am with extension of 5 minutes each	Rs. 39,26,003/-	3,92,600.30/-	10-08-2026

For detailed terms and conditions of the sale, please refer to the link provided in <https://sarfaesi.auctiontender.net>. Secured Creditor's website i.e. www.yesbank.in. In case of any difficulty in obtaining Tender documents e-bidding category or inspection of the Immovable Properties/ Secured Assets and/or Queries, Please Contact Concerned Officers of YES BANK LTD., Mr. Bharat Malhotra on 768940947/Visipon Shetty on 9820531717 and Officials of M/s e-Procurement Technologies Limited - Auction, Broker, Support Name & Numbers : Ram Sharma - 987891888, 9855662811-18, 078-6136880-6136887. Email : support@auctiontender.net and ramprasad@auctiontender.net.

This is to bring to your attention that under Sec.13(8) of SARFAESI Act, where the amount of dues of the secured creditor together with all costs and expenses incurred by secured creditor is tendered to the secured creditor at any time before the date of publication of notice for the public auction /tender/ private treaty, the secured asset shall not be sold or transferred and no further steps shall be taken for transfer or sale of that secured asset.

The above shall be treated as Notice Utr. 9(1) read with (6) of Security Interest (Enforcement) Rules, 2002, to the Obligants to pay the same within 30 days from the date of publication.

Date : 28.07.2026
Place : Nagpur

Authorized Officer
For YES Bank Limited

LIU HOUSING FINANCE LIMITED
3rd Floor, Shree Ram Tower, Near NIT Building, Sadar, Nagpur - 440 001.

SYMBOLIC POSSESSION NOTICE (for immovable property)

Whereas, the undersigned being the authorized officer of LIU HOUSING FINANCE LTD., the Securitization & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002 (No.54 of 2002) and on exercise of powers conferred under section 13(12) read with rule 9 of the security interest (Enforcement) Rules, 2002, issued the demand notice calling upon the following borrowers, to repay the amount being mentioned against their names:

Sr. No.	Loan Account No. of Borrower	Name of Borrowers/ Guarantor/Mortgagors	Description of Secured Assets	Amount Demanded (Rs.)	Date of Demand Notice	Date & Type of Possession
1.	6113300010702	MR/MRS ROSHANUMKUMAR N. CHAVARE MR/MRS.SNEHA ROSHANUMKUMAR CHAVARE	7, T.S. NO. 02, NEAR THANA GAON, SHAHPUR, MOUZA THANA, DISTRICT BHANDARA, MAHARASHTRA- 441906.	Rs. 20,23,735.81/-	08-Jan-25	24-July-26 SYMBOLIC
2.	6113300010701	MR/MRS ROSHANUMKUMAR N. CHAVARE MR/MRS.SNEHA ROSHANUMKUMAR CHAVARE	7, T.S. NO. 02, NEAR THANA GAON, SHAHPUR, MOUZA THANA, DISTRICT BHANDARA, MAHARASHTRA- 441906.	Rs. 13,02,300.37/-	23-Oct-24	24-July-26 SYMBOLIC
3.	611330007929	MR/MRS HEMANT YADAVRAO PABBARWAR MR/MRS.SUDHIR PURUSHOTTAM WARKADE	Off. Ph. No. 03, GAT NO. 200/3/6, MOUZA MURMADI, TAHISIL LAKHANIA, DISTRICT BHANDARA, MAHARASHTRA- 441906	Rs. 25,65,867.18/-	15-Dec-25	24-July-26 SYMBOLIC
4.	611330007319	MR/MRS ARVINDKUMAR SONIGRA MR/MRS. ARVIND SONIGRA	CORPORATION HOUSE NO. 534, WARD NO.5, NEW SHUKRANAGAR, CITY NO. 5/3, GREEN CITYKANKAR ROAD, MOUZA GOTA, DISTRICT NAGPUR, MAHARASHTRA-440002	Rs. 1,67,52,991.95/-	25-Feb-25	24-July-26 SYMBOLIC
5.	6001130020283	Late MR/MRS BHOPESH SAHU (All the known and unknown legal heirs of BHOPESH SAHU)	APARTMENT NO. 603, 6TH FLOOR, VASTU SQUARE, SHRI ASHTAVAKSHI NAGAR, PLOT NO.2,KHARSA NO. 172, Ph. No. 37, 32C HOUSE - NO. 172/01/42, WARD NO. 76, MOUZA HADHESHWAR, DISTRICT NAGPUR, MAHARASHTRA- 440034	Rs. 32,45,249.67/-	29-Jul-25	24-July-26 SYMBOLIC
6.	613000000366	Late MR/MRS CHANDRA SHEKHAR (All the known and unknown legal heirs of Chandra Shekhar)	FLAT NO. B-201, 2ND FLOOR, OM REGENCY 74, SHIVAJI NAGAR SHAKHARI BHADKAR MALKURJI NIRMAL, KHARSA NO. 13/1, SARASWATI NAGAR, NEAR N.I.T. GARDEN, NAGPUR, DISTRICT NAGPUR, MAHARASHTRA- 440001	Rs. 37,22,259.47/-	25-Mar-25	24-July-26 SYMBOLIC
7.	611330006370	Late MR/MRS GURUDAS SURISURE (All the known and unknown legal heirs of Gurudas Surisure)	2ND, 2ND FLOOR, OM SAI RAM APARTMENT, 6 AND 9, KH. NO. 12/1/2, 12/1/2/3, 12/1/4, SHEET NO. 19, S.C. No. 738, GOPAL NAGAR, MOUZA PARSDI, DISTRICT NAGPUR, MAHARASHTRA-440001.	Rs. 2,24,787.36/-	05-Feb-26	24-July-26 SYMBOLIC
8.	611330005089	MR/MRS.SANJEEV YASHWANT ADWANI	FLAT NO. 303, 3RD FLOOR, D. WING, GREEN RIVERA 1, 38/A, KH. NO. 5/3, GREEN CITYKANKAR ROAD, MOUZA GOTA, PANJIRI, DISTRICT NAGPUR, MAHARASHTRA-440018.	Rs. 7,96,152.00/-	27-Mar-23	24-July-26 SYMBOLIC
9.	6001130003519	MR/MRS.SHAHRI NAYEM SHAHRI ISMAIL	2, KANCHAN NAGAR- 11, KH. NO. 399, Ph. NO. 49, BACK SIDE OF HINGNA, MOUZA HINGNA,TAHISIL AND DISTRICT NAGPUR, MAHARASHTRA-441108	Rs. 66,19,207.28/-	21-Jan-26	27-July-26 SYMBOLIC
10.	611330010643	MR/MRS.NITESH MANOHAR GONNADE	PLOT NO. 486, VRINDAVAN PHASE-III, KH. NO. 44/1/1 AND 44, NEAR VRINDAVAN CITYPODSOFFER JAMTHA XA STADIUM, MOUZA WAGDARA, GUMKADAN AND JAMTHA, DISTRICT NAGPUR, MAHARASHTRA-441108	Rs. 34,16,021.49/-	02-Dec-23	27-July-26 SYMBOLIC

Together with further interest, incidental expenses, cost, charges etc. till the date of payment within 60 days from the date of receipt of the said notice.

The borrowers having failed to repay the amount mentioned in demand notice. Notice is hereby given to the borrowers and the public in general that the undersigned has taken Possession of the properties described herein above in exercise of powers conferred on him under section 13(4) of the said act read with rule 9 of the said rules on the possession date mentioned above against their names.

The borrowers in particular and the public in general are hereby cautioned not to deal with the properties mentioned above and any dealings with the properties will be subject to the charge of the LIU HOUSING FINANCE LTD, for the amount mentioned herein above.

Date : 29/07/2026, Place : Nagpur

Sd/- Authorized Officer, LIU HOUSING FINANCE LIMITED

NWAS HOUSING FINANCE LIMITED
(Formerly, Niwas Housing Finance Private Limited)

Regd. Address: A-1, 6th Floor, Trade Star, Anand Kurla Road, J & B Nagar, Andheri (E), Mumbai-400055

Notice under Section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002

NHFL has sanctioned home loan/mortgage loan/construction loan to the following borrowers against mortgage of residential premises. The repayment of the said loans were irregular and the accounts are finally classified as Non-Performing Asset in accordance with directions and guidelines of National Housing Bank (NHFL). NHFL has therefore invoked its rights and issued a notice under section 13(2) of the SARFAESI Act, 2002 and called upon the below listed borrowers to repay the total outstanding mentioned below within 60 days from the date of the demand notice. The following borrowers are hereby called upon by this publication to pay the total dues mentioned against them plus further charges & interest accrued till payment within 60 days from the date of the said demand notice, failing which NHFL, shall proceed to all or any of the legal rights to take possession of the secured assets, dispose sale it and adjust the proceeds against the outstanding amount.

The borrowers are also restrained from alienating or creating third party interest on the ownership of the properties.

No.	Location	Name of Borrower/Co-Borrower/ Guarantor	NPA Date	Date & Amount as per Demand Notice
1	NAGPUR	DINESH GULABRAO MOTGHARE (BORROWER), PRAVIN GULABRAO MOTGHARE (CO-BORROWER), SUNANDA GULABRAO MOTGHARE (CO-BORROWER)	07-Jan-2026	09-Jul-2026 Rs. 12,12,255/- As on 05-Jul-2026

Description of property/Secured Asset: All that piece and parcel of land bearing Plot No. ADM 151/181 SJMT in the LAYOUT OF SHRI NARHARI COOPHS SOCIETY OUT OF KH.NO.62 OF MOUZA KALANHA PHADOT, CTS NO. 10 ITS SHEET NO.81/55, WARD NO.21 WITHIN THE LIMITS OF NAGPUR MUNICIPAL CORPORATION THA 3, NAGPUR, THE FOLLOWING BOUNDARIES ARE: EAST - PLOT NO. 2, WEST - ROAD, NORTH- PLOT NO. 22, SOUTH- ROAD.

Date : 23.07.2026
Place : Nagpur

Sd/-
Authorized Officer
NIWAS HOUSING FINANCE LIMITED

ALCHEMIST ASSET RECONSTRUCTION COMPANY LIMITED
CIN No. U74999DL2002PLC117052
A-270, First & Second Floor, Defence Colony, New Delhi-110024
Email: admin@alchemistarc.com, Website: www.alchemistarc.com

PUBLIC NOTICE

(Under Section 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002) Notice is hereby given that Alchemist Asset Reconstruction Company Limited (the Secured Creditor / ARC), having acquired the below mentioned loan accounts from SBF Finance Limited under an Assignment of Debt dated as mentioned above, has issued Demand Notice (s) under Section 13(2) of the SARFAESI Act, 2002 to the respective borrower(s) (co-borrower(s) guarantor(s)), calling upon them to discharge in full their liabilities to the Secured Creditor within 60 days from the date of receipt of the said notice(s).

In the event of failure to repay the said loans within the stipulated period, the Secured Creditor shall be entitled to exercise all or any of the rights under Section 13(4) of the Act, including taking possession of the secured assets, without any further notice.

DETAILS OF BORROWERS' ACCOUNTS

Sr. No.	Loan Account No.	Name of Borrower(s) / Co-Borrower(s) / Guarantor(s)	Amount Due (Rs.)	Date of Demand Notice	Description of Secured Asset	Date Due
1	PR01092302	WIS Khan Trading Mukesh Khan Mehmood Khan Mohabbat Khan, Rukhsana Parvin Mehmood Khan (Fifty Only)	Rs. 77,57,590/- (Rupees Five Lakhs Seven Thousand Three Hundred Fifty Only)	28 May 2026	All that piece and parcel of House/Property No. 3, Addressing area 1158.75 Sq. Ft. (Construction area 1012.50 Sq. Ft. over 4 Mouza - Ladheda - Tah - Damha - Dist - Yamvat, East - Road of Mouza of Bhaurao Chhadane, North - Road, South - House of Nimala Gajbhaye.	24th December 2025

The amount mentioned above and due as on the respective dates indicated against each account, together with interest, penal charges, costs, and expenses thereon till the date of realization.

The borrower(s) Guarantor(s) are hereby cautioned not to deal with or dispose of, by way of sale, lease, mortgage, charge, or otherwise, the secured asset(s) described above without the prior written consent of the Secured Creditor.

This publication is made in compliance with the provisions of the SARFAESI Act, 2002, for the information of the borrower(s), guarantor(s), and the general public. In case of any queries, please contact the undersigned at the following contact details:

Date: 23.07.2026
Place: Nagpur

Sd/- Authorized Officer
Alchemist Asset Reconstruction Company Limited
(acting in its capacity as Trustee of Alchemist XLVI Trust) Secured Creditor

AAVAS FINANCIERS LIMITED
(CIN:L65922RJ2011PLC034297) Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Maroon Industrial Area, Jaipur, 302020

AUCTION NOTICE

Auction Sale Notice for Sale of Immovable Assets under the Securitization 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 property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of AAAS FINANCIERS LIMITED Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis. The details of the cases are as under:

Name of Borrowers/ Co-Borrowers/ Mortgagors	Dues As on	Date & Amount of 13(2) Demand Notice	Date of Possession	Description of Property	Reserve Price For Property	Earliest Money For Property	Date & Time of Auction	Place of Tender Submission, Tender Open & Auction at Aavas Financiers Ltd.
Vijay Marotrajai Lankar, Vijay Vijay Lankar	Rs. 26,38,441.00/-	9 Dec 23	28 Nov 24	City Survey No. 5070/1, Ph No. 262, 233 And 232, Mouza - Dhantoli, District Nagpur, Nagpur-440002	14,30,855.1/-	Rs. 11,00,000/-	11 Am To 03.00 pm	2nd, Jhanda Sotan, Jhanda Sotan, Jhanda Sotan, Near Joshi Uphar, Nagpur-440008, Maharashtra-India
JAC No.1/NA/602222-230240747	28 July 2026	6 Dec 23		441104 Road, Mouza, Nagpur, Maharashtra 441104 Addressing 1404.18 Sq. Ft.			14 Aug 2026	

Terms & Conditions: 1. The person, taking part in the tender, will have to deposit his offer in the tender form provided by the AFI, which is to be collected from the above branch offices during working hours of any working day, super scribing "Tender Offer for name of the property" on the sealed envelope along with the Cheque/DD payable after 10% of the Reserve Price as Earnest Money Deposit (EMD) in favour of AAAS FINANCIERS LIMITED payable at Jaipur on/after time of auction during office hours at the above mentioned offices. The sealed envelopes will be opened in the presence of the available interested parties at above mentioned office of AAAS FINANCIERS LIMITED the 5th day before bidding, if necessary will also take place among the available bidders. The EMD is refundable if the bid is not successful. The successful bidder will deposit 25% of the bidding amount adjusting the EMD amount as initial deposit immediately or within 24hrs after the fall of the hammer towards the purchase of the asset. The successful bidder failing to deposit the 5th day towards initial payment, the entire EMD deposited will be forfeited & balance amount of the sale price will have to be deposited within 15 days after the publication of the sale by the secured creditor; otherwise his initial payment deposited amount will be forfeited. 3. The Authorised officer has absolute right to accept or reject any bid or adjourn/postpone the sale process without assigning any reason therefore. If the date of tender depositing or the date of tender opening is declared a holiday by Government, then the auction will be held on next working day. 4. For inspection and interested parties who want to know about the procedure of tender may contact AAAS FINANCIERS LIMITED 201-202, 1st Floor, South End Square, Maroon Industrial Area, Jaipur-302020 or Ugavren.Niwas-9878598567 or respective branch during office hours. Note: This is also a 15/30 days notice under Rule 9(1)(b) to the Borrowers/Guarantor/Mortgagor of the above said accounts about tender / enter bidding sale on the above mentioned date. The property will be sold, if their out standing dues are not repaid in full.

Place : Maharashtra Date : 29-07-2026

Authorised Officer Aavas Financiers Limited

Bank of Baroda

ZONAL OFFICE STRESSED ASSET RECOVERY BRANCH PUNE
First Floor, ATUR Chambers, Opposite of SGS Mall, Pune Camp, Pune 411001

SALE NOTICE FOR SALE OF IMMovable PROPERTIES
"APPENDIX-IV-A [See proviso to Rule 8 (6)]"

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization 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 property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorized Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis for recovery of dues in below mentioned account(s). The details of Borrower/s / Mortgagor / Guarantor/s / Secured Asset/s / Dues / Reserve Price / E-Auction date & time, EMD and Bid Increase Amount are mentioned below:-

Sr./ Lot No.	Name & address of Borrower/s / Guarantor / Mortgagors	Description of the Immovable Property (Mortgagor/s)	Total Dues.	1. Reserve Price	2. Earnest Money Deposit (EMD)	3. Bid Increase Amount	1. Date of E-Auction (Time & Start to End Time)	2. Last date and time of submission of Bid and EMD	Status of Possession (Constructive / Physical)	Property Inspection Date & Time.
1	M/S Doyal Cotspin Ltd., Directors and/or Guarantors: 1. Mr. Ravankumar jagdishprasad Bachhuka, 2. Mr. Vijayant Vishwanath Bachhuka 3. Mr. Manishkumar Visantkumar Bachhuka 4. Mr. Govind Vishwanathbharadaj Sharma 5. Mr. Bharatkumar jagdishprasad Bachhuka 6. Mr. Vishwanath Prabhudayal Bachhuka 7. Mr. Jagdish Prabhudayal Bachhuka and 8. M/S Doyal Cotton Mills Limited.	1. All that piece and parcel of NA Industrial Land and Building along with Plant & Machinery situated at Cut No. 483, Talpangra, Kalam, Yamvatoli collectively addressing 3 Hec 01 in the name of M/S Doyal Cotton Mills Limited, (Physical Possession) Encumbrances: Not known	Rs. 22,46,653.92/-	Rs. 7,00,00,000/-	Rs. 1,00,00,000/-	Rs. 1,00,00,000/-	25/08/2026 between 14.00.00 to 18.00.00	25/08/2026 till 18.00.00	Physical	17/08/2026 between 12.00.00 to 17.00.00
2	M/S SARFON Foods Mr. Abhinav Gopal Agrawal, Mrs. Umadevi Gopal Agrawal, Mr. Gopal Chiranjali Agrawal	2. All that piece and parcel of NA Industrial Land and building along with plant & Machinery situated at Cut No. 207, Village Bahubhaga, Taluka and District Akola, collectively addressing 1 Hec 25 Acre 33 Guntas in M/S Doyal Cotton Mills Limited, (Physical Possession) Encumbrances: Not known	Rs. 41,10,00,000/-	Rs. 41,10,00,000/-	Rs. 1,00,00,000/-	25/08/2026 between 14.00.00 to 18.00.00	25/08/2026 till 18.00.00	Physical	21/08/2026 between 12.00.00 to 17.00.00	
3	M/S MID Price Sortex, Mr. Gopal Chiranjali Agrawal, Mrs. Umadevi Gopal Agrawal, Mr. Abhinav Gopal Agrawal, Mr. Gopal Chiranjali Agrawal	3. All that piece and parcel of NA Land and building along with Plant and Machinery situated at Cut No. - 320/2 - 320/3, on Talpangra, Talpangra, Kalam, Yamvatoli collectively addressing 703 sq. Hec 75 R (578 Acres) in the name of M/S Doyal Cotspin Ltd. (Constructive Possession) Encumbrances: Not known	Rs. 65,50,00,000/-	Rs. 65,50,00,000/-	Rs. 1,00,00,000/-	25/08/2026 between 14.00.00 to 18.00.00	25/08/2026 till 18.00.00	Constructive	14/08/2026 between 12.00.00 to 17.00.00	
4	M/S MID Price Sortex, Mr. Gopal Chiranjali Agrawal, Mrs. Umadevi Gopal Agrawal, Mr. Abhinav Gopal Agrawal, Mr. Gopal Chiranjali Agrawal	4. All piece and Parcel of Southern part of Residential Land and Building at Plot No-202/2 & 689/2/2 addressing 360 sq. Ft. of Mouza Gondia, Tah. No.76, Tah & District Gondia belonging to Mrs. Umadevi Gopal Agrawal. (Constructive Possession) Encumbrances: Not known	Rs. 4,09,32,197.40/-	Rs. 36,60,200/-	Rs. 1,00,00,000/-	25/08/2026 between 14.00.00 to 18.00.00	25/08/2026 till 18.00.00	Constructive	27/08/2026 between 12.00.00 to 17.00.00	
5	M/S MID Price Sortex, Mr. Gopal Chiranjali Agrawal, Mrs. Umadevi Gopal Agrawal, Mr. Abhinav Gopal Agrawal, Mr. Gopal Chiranjali Agrawal	5. That piece and Parcel of Land situated at Plot No-34 in Cut No-404/1, House No-25/11, Taluk No.76, situated at Rajgadhwar Ward, Mouza Gondia, Taluka Gondia, District Gondia, belonging to Mr. Gopal C. Agrawal addressing 1200 sq. Ft. (11550 sq. mtr). (Constructive Possession) Encumbrances: Not known	Rs. 50,39,390/-	Rs. 50,39,390/-	Rs. 25,00,000/-	25/08/2026 between 14.00.00 to 18.00.00	25/08/2026 till 18.00.00	Constructive	27/08/2026 between 12.00.00 to 17.00.00	

Note: The Authorised officer will not be responsible for any charge, lien, encumbrance, Property tax dues, Electricity dues etc. or any other dues to the Government, Local Authority or anybody, in respect of the properties under sale. For detailed terms and conditions of sale, please refer to the link provided in <https://bankofbaroda.in/e-auction.htm> and online auction portal <https://bankofbaroda.com>. Also prospective bidders may contact Mr. Madhusudhana Kumar M. (Asst. Gen. Manager & Authorized Officer) on Phone : 020-2982027, Mobile : +91 872235555, 954543811, 78555733, 835244883, Date: 29/07/2026 Place: Pune

Sd/-
Authorized Officer
Bank of Baroda, ZOSAR Pune