



Indian Bank

इलाहाबाद

ALLAHABAD

Zonal Office Nagpur
Palm Road, Civil Lines, Nagpur 440 001,
Phone:- 0712-2530666, 2566784
E-Mail: zonagpur@indianbank.co.in

E- Auction

Sale Notice

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

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 Possession of which has been taken by the Authorised Officer of Indian Bank, Secured Creditor, will be sold on "AS IS WHERE IS", "AS IS WHAT IS" AND WHATEVER THERE IS BASIS" on the date mentioned below for recovery of due to the Secured Creditor form the below mentioned Borrower/s and Guarantor/s. The Reserve Price and the Earnest Money deposit and short description of immovable properties are also mentioned hereunder.

Date & Time of e-Auction Date: 17.08.2026 from 10.00 A.M to 05.00 P.M.

Sr. No.	Name of Borrowers & Name of Guarantors	Detailed Description Of The Immovable Property With Known Encumbrances, If Any And Name Of Mortgager/ Owner And The Type Of The Possession & Baanknet Property Id	Reserve Price, EMD, Bid Increase Amount
JALNA BRANCH (AUTHORISED OFFICER: Mr. Neeraj Kumar (CM) : CONTACT NO: 9929857725)			
1.	1. Mr. Shyam Kalu Rathod (Borrower & Mortgagor) 2. Meena Shyam Rathod (Co-Borrower & Mortgagor) Both Address: Row House No 03 Plot No 16, Sai Chhatra Building Yogesh Nagar, Ambad Road Jalna Tq and Dist Jalna	Type of possession: Symbolic Property ID : IDIB00320994031 All that piece and parcel of Residential house CTS No 11400/49 Survey no 474 plot no 16 Row House No 03 Sai Chhatra Building Yogesh Nagar, Ambad Road Jalna 431203 of Area 77.00 Sq Mtr and the same is bounded as under: Towards East: Part of Plot no 16, Towards West: Row House no 02, Towards North: Part of Plot no 16, Towards South: Road.	RP : Rs 23,87,000/- EMD : Rs 2,38,700/- BIA : Rs. 10,000/-
Total Dues in Rs.12,24,114.00/- as on 16.02.2026 with further interest, costs, other charges and expenses thereon.			
Mahangara Palika Jalgaon Branch (AUTHORISED OFFICER: Shri Pankaj Raut (CM): CONTACT NO: 9994346951)			
2.	1. Mr. Chandragupta Arjun Surwade (Borrower / Mortgagor) 2. Mrs. Chanda Chandragupta Surwade (Co-Borrower / Mortgagor) Both Address:- Suresh dada Jain Nagar, Jalgaon, Maharashtra 413512.	Type of possession: Physical Property ID : IDIB000182 All that piece & parcel of 1 BHK Flat No.108, 1st Floor, Building No. L1 admeasuring carpet area 29.56 Sq Mt. (318.18 Sq Ft) along with Two wheeler Parking no. 108 under Jalgaon Municipal Corporation in Project "Mera Ghar", Plot No. 54 to 57 & 101 to 103/1, Gat No. 284/1+2/1+2/2+3+2/4+2/5+2/6, Village- Pimpalga Shivar, Sub District & District- Jalgaon and the same is bounded as under: To The East: Flat No. 107, To The West: Staircase & Open Duct, To the North: Passage & Flat No. 105, To the South: Open to Sky (Set Back)	RP : Rs 8,00,000/- EMD : Rs 80,000/- BIA : Rs. 10,000/-
Total Dues in Rs. 10,93,241/- as on 31.03.2021 with further interest, costs, other charges and expenses thereon.			
Prior Encumbrance: Not known to bank 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 . This is also notice to the Borrowers/Guarantors/Mortgagors regarding the loan referenced above, concerning the scheduled sale on the specified date along with additional pertinent details.			
Place: Jalna, Jalgaon, Date: 30.07.2026 Authorized Officer, Indian bank			



Bank of Maharashtra

Head Office : Lokmangal, 1501 Shivajinagar, Pune-5

Zonal Office, Agarwal Palace, First Floor, D Mart-Bharati Vidyapith Road, Opp. Patanjali Mall, Jule Solapur, Solapur - 413004

Phone - (0217) 2733870 / 71, E-mail: legal_sol@bankofmaharashtra.bank.in

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction 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) Rule, 2002.
Notice is hereby given to the public in general and in particular to the Borrower and Guarantors that the below described Immoveable properties mortgaged/charged to the Secured Creditor i.e., Bank of Maharashtra, the Possession of which has been taken by the Authorized Officer of Bank of Maharashtra, will be sold on "As Is Where is", "As is What is", and "Whatever there is" on 31/08/2026 for recovery of the balance due to the Bank of Maharashtra (Secured Creditor) from the Borrower and Guarantors, as mentioned in the table. Details of the Borrower and Guarantors, amount due, Short Description of the immovable property and encumbrances known thereon, possession type, Reserve Price and Earnest Money deposit & increment are also given as under:

Sr. No.	Name of Branch, Borrowers and Guarantors	Amount Due	Short Description of Property	Reserve Price / Earnest Money Deposit / Bid Increment
1.	Branch Tulajpur Borrower: Mr. Sachin Datta Bhosale, Residing at: Shiv Chatrapati Nagar.	Rs.25,84,980/- (Rupees Twenty Five Lakhs Eighty Four Thousand Nine Hundred Eighty Only)	Property No. 1 All the piece and parcel of the property bearing Gat No.178, Plot No 02,03 and 07, situated at Sindphal, Tal.Tulajpur, Dist. Dharaashiv -413623 standing in the name of Mr. Sachin Datta Bhosale with 326.00 Sq.mtr Possession : Physical	Reserve Price Rs. 7,50,000/-(Rupees Seven Lakh Fifty Thousand Only) EMD : Rs.75,000/-(Rupees Seventy Five Thousand Only) Bid Increment Amount : Rs.25,000.00/-(Rupees Twenty Five Thousand Only)

NOTE:
Sr. No. Particulars Date & Time
1. Date and time of E- Auction For Sr.No.1 and for Property No.1 31/08/2026 between 11.00 p.m. and 5.00 p.m
2. Last Date of Submission of Bid with EMD 30/08/2026 up to 04.00pm
3. Inspection Date & Time For Sr.No.1 and for Property No.1 17/08/2026 to 22/08/2026 between 10.00 am. and 5:00 pm
Important information: There may be some dues of respective society claiming maintenance charges etc. Bidders are therefore advised to confirm any dues from respective society for property put on auction or any Govt. due from Govt. Authorities or any unpaid dues of the builder. Charges if any due on the respective property shall be borne by the bidder.
Note: 1. Bank has Possession with No any known encumbrance. However, there can be some dues by respective Societies, Government/Local Authority/ies claiming maintenance charges etc. Bidders are therefore advised to confirm the dues/charges/encumbrances from respective society/authority/ies/builder. Dues/Charges/Encumbrances, if any due on the respective property, shall be borne by the bidder.
E-auction shall be conducted through the PSB Alliance. Bidders have to log in on the website <https://baanknet.com/> and have to register themselves. In this regard, please note that verification of KYC documents takes 2-3 days' time. Hence, bidders are advised to register and upload KYC documents well in advance to avoid last minute anxiety / rush. For Registration related queries, the contact number is 8102622141 and E mail id is "support.baanknet@psballiance.com". For detailed terms and conditions of the sale, please refer to the link "https://www.bankofmaharashtra.in/properties_for_sale.asp" provided in the Bank's website.

Date : 30/07/2026
Place : Solapur Chief Manager & Authorized Officer
Bank of Maharashtra.



ASREC (India) Limited

Bldg No. 2, Unit No. 200A-201 & 200B-202, Gr. Floor, Solitaire Corporate Park, Andheri Ghatkopar Link Road, Chakola, Andheri (East), Mumbai-400 093

NOTICE U/S 13(2) of SARFAESI ACT 2002

DEMAND NOTICE UNDER SECTION 13(2) OF SARFAESI ACT, 2002
We, ASREC (India) Limited is a Company incorporated under the Companies Act, 1956 and registered with Reserve Bank of India as Securitization and Asset Reconstruction Company under the provisions of Section 3 of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI Act") and having its registered office at Solitaire Corporate Park, Building No. 2, Unit No. 201/202A & 200-202B, Ground Floor, Andheri – Ghatkopar Link Road, Chakala, Andheri – (East), Mumbai- 400 0093.
Pursuant to the Assignment deed dated 31.01.2024, M/s. SMFG India Credit Company Ltd. (formerly M/s. Fullerton India Credit Company Ltd) the original lender irrevocably transferred, assigned the financial assets along with all rights, title and interest together with underlying security interest in favour of ASREC (India) Limited. Consequently, the ASREC (India) Limited has become secured creditor by virtue of Section 5 of SARFAESI Act and entitled to pursue recovery proceeding in its own name and recover the dues from the borrowers/guarantors/mortgagors. Therefore, undersigned is entitled to issue this demand notice.
Whereas the undersigned being the Authorized Officer of ASREC (India) Ltd under Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 & in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notices under Section 13(2) of the said Act, calling upon the concerned Borrowers / Property Holders, as the case may be, to repay the amounts mentioned in the respective Notice; within 60 days from the date of respective Notice, as per details given below. For various reasons this notice could not be served on the concerned borrowers. Copies of the notice are available with undersigned; and the concerned borrowers may, if they so desire, collect the said copy from the undersigned on any working day during normal office hours. All the account listed here below stand N.P.A. On the date of issue of demand notice mentioned below.
However, the Notice is hereby given to the concerned Borrowers, where necessary, to pay to ASREC (India) Ltd; within 60 days from the date of publication of this Notice the amounts indicated herein below due on the dates together with future interest at contractual rates till the date of payment, under the loan/ and other agreements and documents executed by the concerned persons.

Sr. No.	Loan A/c No. Name of Borrowers/ Guarantors/ Mortgagors	Details of security to be enforced	Date of NPA & Demand Notice.	Amount Due in Rs. / As on
1	LAN No: 80884150000325 1. Ravindra Deoman Mokale 2. Sumanbhai Devman Mokale	Property Situated at Pathare Khurd, Tal-Sinnar, Dist-Nashik within the limit of Pathare Khurd Grampanchayat bearing Grampanchayta Miklat No. 31 Brick, Cement Construction Slab Perfect House 22*30 ft=660 sq.ft. Boundaries East: Road West: Waregaon Grampanchayta Gothan Boundaries South: Gm.Miklat No. 29 North: Gm.Miklat No. 32. Owned by Sumanbhai Devman Mokale.	29.02.2020 & 05.12.2024	Rs. 7,63,654.13 as on 31.10.2024
2	LAN No: 80334150000084 1. Arjun Murlidhar Ghorpade 2. Sumanbhai Arjun Ghorpade	C.T.S No.510 Area 42.4 Sq.mtr its having Grampanchayat Miklat No. 479, Situated at Nagarsul, Tal- Yeola, Dist- Nashik. Bounded as: East: Baburao Pundlik Anarthe South: Lata Ashok Arane West: Narayan Kashinath Borade North: Road. Owned by Arjun Murlidhar Ghorpade.	30.11.2019 & 05.12.2024	Rs. 12,40,010.84 as on 31.10.2024
3	LAN No: 80334150000008 1. Arjun Pawansa Kokane 2. Nita Arjun Kokane	C S No. 3510 (Area 14.5 Sq.Mts) At Yeola Tal- Yeola, Dist-Nashik 423401. Boundries East- House West- Road South -Galli North – House. Owned by Arjun Pawansa Kokane.	31.05.2017 & 05.12.2024	Rs. 10,25,681.26 as on 31.10.2024
4	LAN No: 80934150000024 1. Ajiji Babubhai Pathan 2. Rukasana Ajiji Pathan 3. Mejjim Ajiji Pathan	Residential House Premises Bearing Having Built -Up Area 236.25 Sq.Fts I.E 38.06 Sqmtrs City Survey No. 642 Admeasuring 27.02 Sq.Mtrs And City Survey No. 643, Admeasuring 11.04 Sq.Mtrs Of Village Kasbe Sukene, Tal- Niphad, Dist-Nashik, Grampanchayat Property No. 511/A, Its Grapnachayt Sr. 603. Boundaries East: City Survey No. 644 West: City Survey No. 641 South: City Survey No. 652 North: Common Road, City Survey No. 636. Owned by Ajiji Babubhai Pathan.	31.01.2021 & 04.12.2024	Rs. 7,88,694.74 as on 31.10.2024
5	LAN No: 80934160000004 1. Isaq Mahmood Pathan 2. Nafisa Isak Pathan	Gat No. 375, Na Plot No. 15, Plot Area 49.00 Sqmtr Village Kasbe Sukene Tal-Niphad, Dist-Nashik, Within Sub Registration Taluka- Niphad & District Nashik, Grampanchayat Property No. 1857/15, Boundaries East: Plot No. 14 West: Plot No. 16 South: Adj. Gat No. 376 North: 12 Mtr. Colony Road. Owned by Isak Mahmood Pathan.	29.02.2020 & 06.12.2024	Rs. 6,85,407.17 as on 31.10.2024
6	LAN No: 80934150000092 1. Pankaj Babulal Bavane 2. Rajendra Babulal Bavane 3. Narmadabai Babulal Bavane	Rcc Flat Premises Bearing Flat No. 11 On Second Floor Area 27.88 Sq Mtr Building Known as Shri Swami Samarth Complex, Constructed on Non - Agriculture Property Bearing Gat No. 626/2 Out of Area Hq. 0.13 R, Its Grampanchayat House No - 1658/74 At Village - Vinchur, Tal- Niphad, Dist- Nashik, Maharashtra 422305. Owned By Vitthalbai Alias Smt. Narmadabai Babulal Bavane Bounded As: East: Shree Swami Samartha Complex Flat No.10 West: Rammoti Mangal Karyalaya South: Shree Swami Samartha Complex Flat No.14 North: Property of Raut. Owned by Vitthalbai Alias & Narmadabai Babulal Bavane.	31.03.2021 & 06.12.2024	Rs. 9,80,195.10 as on 31.10.2024
7	LAN No: 80934150000063 1. Santosh Vitthal Gaikwad 2. Yogita Santosh Gaikwad 3. Vitthal Bajaba Gaikwad	All That Piece And Parcel Of R.C.C. Residential Property Bearing Grampanchayat House Property No. 191 Area 43.16 Sq.Mtr. At Village Vinchur, Tal- Niphad, Dist. Nashik Within Sub-Registration Taluka - Niphad and Registration District Nashik Owned by Mr. Vitthal Bajaba Gaikwad Within the Limits of Grampanchayat Vinchur, Tal. Niphad. Bounded As: East: Property of Mrs. Krushnabai Gaikwad West: Road South: Road North: Property of Mr. Firoj Mornin. Owned by Vitthal Bajaba Gaikwad.	31.10.2020 & 06.12.2024	Rs. 9,82,337.02 as on 31.10.2024
8	LAN No: 82094150000096 1. Onyanshwar Sajan Patil 2. Sajan Namdev Patil	GPH No. 242, Area about 600 sq.ft. Village Ravalgaon, Tahsil Malegaon, District Nashik, Boundaries as follows- East - Property of Nimba Pawar West - Property of Nana Dhole North - Property of Sanjay Kachavee South – Road. Owned by Sajan Namdev Patil.	30.09.2020 & 09.04.2025	Rs. 13,58,773.81 as on 31.03.2025
9	LAN No: 82094150000122 1. Dinesh Sajan Thakare 2. Dipika Dinesh Thakare	Miklat No. 301, Area 600 Sq.Mtrs Having Grampanchayat Utrane Grampanchayat Miklat No. 301 Situated At Utrane, Taluka Satana District Nashik - 423204, East - Property of Satish Kapadnis West - Property of Chandra Pawar North - Property of Prabhabkar Pagar South - Road. Owned by Dinesh Sajan Thakare.	31.05.2021 & 09.04.2025	Rs. 13,45,641.40 as on 31.03.2025

If the concerned Borrowers / Property Holders, as the case may be, and his / their heirs, if necessary, shall fail to make payment to ASREC (India) Ltd. as aforesaid, then the ASREC (India) Ltd. shall proceed against the above secured assets under Section 13(4) of the Act and the applicable Rules, entirely at the risks of the concerned Borrowers / Property Holders as the case may be, and his / their heirs, if necessary, as to the costs and consequences.
The borrower's attention is invited to provisions of sub section (8) of section (13) of the act in respect of the time limit available to redeem the secure assets
The concerned Borrowers / Property Holders, as the case may be, and his / their heirs, if necessary, are prohibited by the SARFAESI Act to transfer the aforesaid assets, whether by way of sale, lease or otherwise without the prior written consent of the ASREC (India) Ltd. Any contravention of the provisions of the SARFAESI Act will render the borrowers and the property holders responsible for the offence liable to punishment and / or penalty in accordance with the SARFAESI Act.
Date: 28.07.2026
Place: Mumbai

Sd/-
Authorized Officer



SBI

State Bank of India (Reginal Business Office)

P 11, MIDC Area Ahmednagar, Maharashtra.Pin-414111.
Ph.No. 0241-2417370. Email - cmcredit.rboahmednagar@sbi.co.in

e-AUCTION SALE NOTICE

E-AUCTION SALE NOTICE FOR SALE OF SECURED MOVABLE ASSETS SEIZURE UNDER HYPOTHECATION
Notice is hereby given to the public in general and to the Borrower(s) and Guarantor(s) that the below described movable property mortgaged/charged to the State Bank of India, the physical possession of which has been taken by the Authorised Officer of State Bank of India will be sold "As is where is", and "Whatever there is" on date 18/08/2026 for recovery of the balance due to the State Bank of India from Borrower(s) and Guarantor(s) as mentioned in the table. Details of Borrower(s) and Guarantor(s), Amount due, Description of the movable property, Reserve Price and the Earnest Money Deposit are also given under :

Lot No.	Name and Address of Borrower/s Vehical Seized on	Outstanding Dues to be recovered (Rs.)	Description of Immoveable Property (Vehicle)	Reserve Price EMD Amt. (Bid increase
1	Mr. Kiran Babasaheb Gagare Vehicle seized on: 17/06/2026	Rs. 19,46,556/- As on 29/07/2026 + Interest, Expenses & Cost etc.	Volkswagon Tigun 15 TSI DSG Reg. No. MH-16-DM-8490. Meter Reading : 3500 Km. RC book: Not available with Bank	18,90,000/- 1,89,000/- (10,000/-)

*Date & Time for inspection of Vehicles : 17/08/2026 from till 8.00 pm. *Last Date & Time for Submission of online Bid: 17/08/2026 from till 8.00 pm. *Date & Time of e-Auction: 18/08/2026 from 11.00 am. To 12.00 noon. *For inspection of Vehicles & Other details please contact: State Bank of India, RBO Ahilyanagar Mob. No. 9823206750. *The intending purchaser / bidder are required to deposit EMD which shall be payable through NEFT/RTGS. Name of the Beneficiary: SBI A/c Kedgaon, IFSC Code: SBIN0008421. Please note that the Cheques/Demand Draft shall not be accepted as EMD amount. 1) E-Auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS BASIS" and will be conducted "On Line". Bank reserves its right for sale of the property either in one lot or separately. The auction will be conducted through the Bank's approved service provider <https://baanknet.Com/eauction.psb/bidder-registration>. E-Auction Tender Document containing online e-auction bid form, Declaration, General Terms and Conditions of online auction sale are available on the website. Note: Purchaser is liable to pay applicable GST as per law.

Date: 30/07/2026
Place: RBO Ahilyanagar

Sd/-
(Authorised Officer)
State Bank of India



AU SMALL FINANCE BANK

A SCHEDULED COMMERCIAL BANK

AU SMALL FINANCE BANK LIMITED
Regd. Office: 19-A, Dhuleshwar Garden, Ajmer Road, Jaipur - 302001, Rajasthan, (India). (CIN:L36911RJ1996PLC011381)

APPENDIX-IV-A- [See proviso to rule 8(6)] Sale notice for sale of immovable properties

E-auction Sale Notice for Sale of Immoveable 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)/ Co-Borrower (s)/Mortgagor (s) and Guarantor (s) that the below described immovable properties mortgaged to the Secured Creditor, the constructive/physical possession of which has been taken by the Authorised Officer of AU Small Finance Bank Limited (A Scheduled Commercial Bank), the same shall be referred herein after as AUSFB. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction for recovery of amount mentioned in the table below along with further interest, cost, charges and expenses being due to AUSFB viz. Secured Creditor.
It is hereby informed you that we are going to conduct public E-Auction through website <https://sarfaesi.auctiontiger.net>

Loan A/c No./ Name of Borrowers/Co Borrowers/ Mortgagors/Guarantor	Date & Amount of 13(2) Demand Notice	Date of Possession	Description of Property	Reserve Price For Property	Earnest Money for Property	Date & Time of Auction	Date of Bid Submission	E-Auction Place of Tender Submission	Contact Person & Property Visit Date
(Loan A/c No.) L9001060716446408 & L9001061124301057, Kalpataru Jewellers (Borrower), Ashok Gotu Sonar S/O Gotu Ramdas Sonar (Co-Borrower), Gotu Ramdas Sonar S/O Ramdas Ananda Sonar (Co-Borrower), Rakesh Gotu Sonar S/O Gotu Ramdas Sonar (Co-Borrower)	11-Aug-23 Rs. 31.67,026/- Rs. Thirty-One Lac Sixty-Seven Thousand Twenty-Six Only & Rs. 2,47,412/- Rs. Two Lac Forty-Seven Thousand Four Hundred Twelve Only As On 10-Aug-23	28-Jan-25	Property Situated At- Cts No 2786, Kasoda, Tehsil-Erandoli, Dist- Jalgaon, Maharashtra, Admeasuring- 106.3 Sqmtr	Rs. 22,00,000/- Rs. Twenty-Two Lakh Only.	Rs. 2,20,000/- Rs. Two Lakh Twenty Thousand Only.	27-Aug-26 2:00 PM to 4:00 PM with unlimited extension of 5 minutes	On or Before 25-Aug-26	Au Small Finance Bank Ltd., Branch Address Plot No, Radhakrishna Complex, Shop No 1, 1St, 34, Chalisgaon Rd, Pandharpur, Dhule, Jalgaon, Maharashtra 413304	Mayur Thakur, 8422802364 & 9773358234 auctions@aubank.in 21-Aug-26
(Loan A/c No.) L9001070220768036 & L9001070619956701, Mahavir Kanyha Prajapati S/O Kanyha Prajapati (Borrower), Kana Prajapat S/O Nanda Prajapat (Co-Borrower),	12-Sep-24 Rs. 1,94,615/- Rs. One Lac Ninety-Four Thousand Six Hundred Fifteen Only & Rs. 20,60,031/- Rs. Twenty Lac Sixty Thousand Thirty-One Only As On 10-Sep-24	06-Feb-26	Property Situated At- Patta No- 03, Book No- 66, Kh No. 599, Vill- Rampura, Gram Panchayat Lulas, Tehsil- Shahpura, Dist- Bhilwara, Rajasthan Admeasuring 1512 Sqft.	Rs. 20,10,000/- Rs. Twenty Lakh Ten Thousand Only.	Rs. 2,01,000/- Rs. Two Lakh One Thousand Only.	09-Sep-26 2:00 PM to 4:00 PM with unlimited extension of 5 minutes	On or Before 07-Sep-26	Au Small Finance Bank Ltd., Branch Address : -3Rd Floor Shree Sudharshan Complex, Near Chand Honda Showroom, Gayatri Aashram, Ajmer Road, Bhilwara, Raj. - 311001	Vijendra Pal Singh, 9773358395 auctions@aubank.in 03-Sep-26

The terms and conditions of e-auction sale:-
(1). The E-Auction sale of Secured Asset is on "as is where is", "as is what is", "whatever there is" and "no recourse" basis for and on behalf of the Secured Creditor viz. AUSFB and there is no known encumbrance which exists on the said property.
(2). For participating in online e-auction sale, Bid document, copies of PAN Card, Board Resolution in case of Company and photo ID, address proof are required to be submitted along with EMD, which is payable by way of RTGS/NEFT/DD in the name of MSME AUCTION POOL ACCOUNT OF AU Small Finance Bank Limited, Current account No. 1921201121711599 AU SMALL FINANCE BANK LIMITED Fifth and Sixth Floor Sunny Big Junction ST Kharsa No. 64 to 67, Gram Sukhaiapura New Alish Market Jaipur 302020, IFSC Code: AUBL0002011, Once an Online Bid is submitted, same cannot be withdrawn. Further any EMD submitted by bidder will be required to send the UTR/Ref no./DD no. of the RTGS/NEFT/DD with a copy of cancelled cheque on the following email IDs i.e. auctions@aubank.in
(3). All Interested participants / bidders are requested to visit the website <https://sarfaesi.auctiontiger.net> & <https://www.aubank.in/bank-auction> for further details including Terms & Conditions, to take part in e-auction sale proceeding and are also advised to contact e-mail of auctions@aubank.in
Please Note: This is also a 15 days & 30 Days Auction Under Rule 8(6) read with Rule 9(1) to the Borrowers/Co Borrowers/Mortgagors of the above said loan account about sale through tender / inter se bidding on the above-mentioned date. The property will be sold, if their outstanding dues are not repaid in full by the borrower in the given notice period.
Date : 29/07/2026 Place : Aurangabad, Maharashtra Authorised Officer AU Small Finance Bank Limited



ASREC (India) Limited

Bldg No. 2, Unit No. 200A-201 & 200B-202, Gr. Floor, Solitaire Corporate Park, Andheri Ghatkopar Link Road, Chakola, Andheri (East), Mumbai-400 093

NOTICE U/S 13(2) of SARFAESI ACT 2002

DEMAND NOTICE UNDER SECTION 13(2) OF SARFAESI ACT, 2002
We, ASREC (India) Limited is a Company incorporated under the Companies Act, 1956 and registered with Reserve Bank of India as Securitization and Asset Reconstruction Company under the provisions of Section 3 of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI Act") and having its registered office at Solitaire Corporate Park, Building No. 2, Unit No. 201/202A & 200-202B, Ground Floor, Andheri – Ghatkopar Link Road, Chakala, Andheri – (East), Mumbai- 400 0093.
Pursuant to the Assignment deed dated 31.01.2024, M/s. SMFG India Credit Company Ltd. (formerly M/s. Fullerton India Credit Company Ltd) the original lender irrevocably transferred, assigned the financial assets along with all rights, title and interest together with underlying security interest in favour of ASREC (India) Limited. Consequently, the ASREC (India) Limited has become secured creditor by virtue of Section 5 of SARFAESI Act and entitled to pursue recovery proceeding in its own name and recover the dues from the borrowers/guarantors/mortgagors. Therefore, undersigned is entitled to issue this demand notice.
Whereas the undersigned being the Authorized Officer of ASREC (India) Ltd under Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 & in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notices under Section 13(2) of the said Act, calling upon the concerned Borrowers / Property Holders, as the case may be, to repay the amounts mentioned in the respective Notice; within 60 days from the date of respective Notice, as per details given below. For various reasons this notice could not be served on the concerned borrowers. Copies of the notice are available with undersigned; and the concerned borrowers may, if they so desire, collect the said copy from the undersigned on any working day during normal office hours. All the account listed here below stand N.P.A. On the date of issue of demand notice mentioned below.
However, the Notice is hereby given to the concerned Borrowers, where necessary, to pay to ASREC (India) Ltd; within 60 days from the date of publication of this Notice the amounts indicated herein below due on the dates together with future interest at contractual rates till the date of payment, under the loan/ and other agreements and documents executed by the concerned persons.

Sr. No.	Loan A/c No. Name of Borrowers/ Guarantors/ Mortgagors	Details of security to be enforced	Date of NPA & Demand Notice.	Amount Due in Rs. / As on
1	LAN No: 80884150000308 1. Imran Mohamadhanif Maniyar 2. Mahammadhanif Balam Maniyar	Property Situated at Sanganner Bk. Tal-Sanganner, Dist-A, Nagar within the limit of Sanganner municipal Council bearing S.No. 185/29 out of Malmatta No. 22017636 area Load Baining Construction 46.00 Sqr.Mtr. Boundaries East by: 18 Ft. Width Road & Entrance West by: S.No. 185 out of South by: Property of Dr. Sayyad North by: S.no. 185/29 out of Imran Mohamadhanif Maniyar.	31.12.2020 & 05.12.2024	Rs. 7,91,330.78 as on 31.10.2024
2	LAN No: 808841500000349 1. Prashant Vashantro Bhor 2. Ganpat Namdev Bhor 3. Vasantrao Gangaram Bhor 4. Manda Vasantrao Bhor	Property Situated at Sanganner Khurd, Tal-Sanganner, Dist-A. Nagar within the limit of Sanganner Khurd Grampanchayat bearing Grampanchayat Miklat No. 754 area 28*14 = 302 sq.ft. Brick Construction Slab Building, 5*50 ft. = 50 sq.ft. House. Boundaries East: Machindra Revaji Jorvekar West: Satish Bansi Gunjal South: Ashok Misal North: Ramnath Goghane. Owned by Vasantrao Gangaram Bhor & Manda Vasantrao Bhor.	30.09.2019 & 05.12.2024	Rs. 7,90,046.07 as on 31.10.2024
3	LAN No: 808841500000323 1. Santosh Bhausaheb Satpute 2. Suvarna Santosh Satpute	Property Situated at Ghulewadi, Tal-Sanganner, Dist-Ahmednagar within the limit of Ghulewadi Grampanchayat bearing S.No. 209/10 out of Grampanchayat Miklat No. 4083 Ston Brick Cement Roof House 850 sqr.ft. Boundaries East: Road West: Owners Property South: Bhausaheb Satpute North: Babaji Nana Satpute. Owned by Santosh Bhausaheb Satpute & Suvarna Santosh Satpute.	31.01.2019 & 05.12.2024	Rs. 11,66,944.18 as on 31.10.2024
4	LAN No: 808841500000249 1. Anil Gopinath Dhanwate 2. Gopinath Anyaba Dhanwate	Property Situated at Nimgaon Jali, Tal-Sanganner, Dist.Ahmednagar within the limit of Nimgaon Jali Grampanchayat bearing C.T.S No. 446 out of Grampanchayat Miklat No. 546 (area Roof, Brick, Cement with Toilet 16*35 ft=560 sq.ft.) Boundaries East: Baban Dhanwate West: Ganesh Dhanwate South: Road North: Shantaram Dindore. Owned by Gopinath Anyaba Dhanwate.	28.02.2021 & 12.12.2024	Rs. 3,05,679.38 as on 31.10.2024
5	LAN No: 808841500000293 1. Bhanudas Ganpat Mule 2. Ganpat Namdev Mule 3. Ratan Ganpat Mule	Property Situated at Ghulewadi, Tal-Sanganner, Dist-Ahmednagar within the limit of Ghulewadi Grampanchayat bearing S.No. 272/33 out of Grampanchayat Miklat No. 475 area Perfect R.C.C Building with Toilet 20*25 ft = 500 sqr.ft. Boundaries East: S.No. 272/41 out of West: S.No. 272/41 out of Krishna Abhang South: S.No. 272 out of Abhang North: Road. Owned by Ganpat Namdev Mule & Ratan Ganpat Mule.	31.03.2019 & 12.12.2024	Rs. 9,68,444.92 as on 31.10.2024
6	LAN No: 803341500000885 1. Laxmi Ganesh Jadhav 2. Ganesh Satyabhan Jadhav	C.T.S. No. 516 area 58.6 sq.mtrs, its having Nagarpalika Miklat No.C1000812 Situated at Shirdi Tal Rahata Dist. Ahmednagar. Bounded as: East: Out of S.No. 147/62 South: 10 Feet Road West: Out of 147/62 Bhausaheb Anandrao Rokade North: Out of S. No. 147 Jagmnath Suryabhan Gondkar. Owned by Ganesh Satyabhan Jadhav.	30.11.2019 & 05.12.2024	Rs. 10,72,694.32 as on 31.10.2024
7	LAN No: 803341500000076 1. Tarabai Suryabhan Pangavhane 2. Suryabhan Sitaram Pangavhane	C.T.S. No. 516 area 58.6 sq.mtrs, its having Grampanchayat Miklat No 105, situated at Ravnde, Tal. Kopargao, Dist. Ahmednagar. Boundries - East - Miklat No 106 South - Road West - Miklat No 104 North - Yeola Road. Owned by Tarabai Surybhan Pangavhane.	31.12.2019 & 05.12.2024	Rs. 9,59,961.48 as on 31.10.2024

If the concerned Borrowers / Property Holders, as the case may be, and his / their heirs, if necessary, shall fail to make payment to ASREC (India) Ltd