

**ಕೆನರಾ ಬ್ಯಾಂಕ್ Canara Bank**  
(A Government of India Undertaking)  
Head Office : Bangalore

**ARM - 1 Branch, No. 86, Spencers Tower, M.G. Road, Bangalore - 560001.**  
Ph No. : 080- 25310066.  
E-Mail - cb2366@canarabank.com

**E-AUCTION SALE NOTICE**

**E-Auction Sale Notice for Sale of Immovable Properties under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision 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 to the Secured Creditor, the Symbolic possession of which has been taken by the Authorised Officer will be sold on "As is where is", "As is what is", and "Whatever there is" on **20.08.2026 (10.30 AM to 11.30AM)**, for recovery of Rs. 5,42,26,034.33/- (Rupees Five Crores Fourty Two Lakhs Twenty Six Thousand Thirty Four and Thirty Three Paise Only) as on 31.07.2026 with further interest and cost thereon due to the ARM-1 Branch, Bengaluru of Canara Bank from 1. M/S Mahalakshmi Rice Mill, 2. Mrs. K.R. Sri Lakshmi (Proprietor), 3. Mr. RAMESH (Guarantor) and 4. Mr.Venkata RangalahShetty (Guarantor/mortgagor) All area Residing at : 107, Yagavakote Village Murugamall Hobli, Yagavarakpte (Village) & Post, Chintamani Taluk - 563146.

The Earnest Money shall be deposited by way of E-Wallet of M/s PSB Alliance Private Limited (<https://banknet.com/>) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan on or before 19.08.2026 5.00pm

| (Rs. in lacs) |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                                                  |                                                                                          |
|---------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------|------------------------------------------------------------------------------------------|
| Lot           | Description of the immovable assets                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | A. Reserve Price<br>B. EMD<br>C. Incremental Bid | Inspection Date and Time                                                                 |
| 1.            | All that piece and parcel of non- residential property bearing HL No.196/285 & 286, (also indicated 196/186), carved out of survey no.68, measuring 28 guntas and bearing HL no.240/29A measuring 4 guntas , in all measuring 32 guntas along with building standing thereon, situated at Yagavakote village, Muraugamall Hobli, Chintamani Taluk, Chikkaballapura district. Property standing in the name of K R Sri Lakshmi W/o. Ramesh K. and Bounded by : East by : Property belongs to Sri Y R Seetharama Rao and also portion of the property under Sy.No.68, West by : Private Property, North by : Private Property and South by : Road and also existing M/s. Sri Lakshmi Venkateswara Traders Building | A. Rs.357.00<br>B. Rs.35.70<br>C. Rs.1.00        | 13.08.2026<br>10.00 AM to 2.00 PM.<br>with Prior Appointment with the Authorized Officer |
| 2.            | All the Piece and Parcel of industrially converted property bearing HL No.240 New No. 240/29B property ID 152800302801020067 measuring 6 guntas, along with godown situated at Yagavakote village, Murugamall Hobli, Chintamani Taluk, Chikkaballapura District. Property standing in the name of Venkatarangalah Shetty. and Bounded by : East by : Property of Smt.Lakshmi, West by : Property of Smt Lakshmi, North by : Property of Smt Lakshmi and South by : Road and Property of Smt Lakshmi                                                                                                                                                                                                              | A. Rs.48.00<br>B. Rs.4.80<br>C. Rs.1.00          | 13.08.2026<br>10.00 AM to 2.00 PM.<br>with Prior Appointment with the Authorized Officer |

Known encumbrances, if any: Not to the knowledge of the Bank.

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website ([www.canarabank.com](http://www.canarabank.com)) or E-Wallet of M/s PSB Alliance Private Limited (<https://banknet.com/>) portal and may contact ARM-1 Branch, Bengaluru, Canara Bank, Ph. No. 8074639331 and 9486092152 during office hours on any working day.

Place: Bangalore, Date : 01.08.2026

Sd/- Authorized Officer  
Canara Bank

**ಕೆನರಾ ಬ್ಯಾಂಕ್ ಕೆನರಾ ಬ್ಯಾಂಕ್ Canara Bank**  
(A Government of India Undertaking)  
Head Office : Bangalore

**ARM Branch - II, 2nd Floor, Circle Office, Spencer Towers, No. 86, M G Road, Bengaluru - 560001.**  
Telephone Numbers 080-25310099, 080-25310181 | E-mail - cb2366@canarabank.com

**DEMAND NOTICE SECTION 13(2) TO BORROWER / GUARANTOR / MORTGAGOR**

Ref.: Our earlier Notice Dated 05.02.2013 is being withdrawn and we are issuing a fresh vide this notice.

Ref.: ARMI/SAI/1249/DN/2026/1 Date : 01.08.2026

To, BORROWER :

- Mis. Heena Engineers, Represented by it's Proprietor, Mr. Kaleem Pasha M No. 112/2, 12th Cross, Doddanna Industrial Estate, Peenya 2nd Stage, Bangalore North, Bengaluru, Karnataka - 560091.
- Mr. Kaleem Pasha M S/o. Mohammed Ghouse No. 112/2, 12th Cross, Doddanna Industrial Estate, Peenya 2nd Stage, Bangalore North, Bengaluru, Karnataka - 560091.

GUARANTOR/S / MORTGAGOR/S :

- Mr. B Mohammed Ghouse S/o. B Mohammed Ghouse No. 13, 3rd Cross, Doddamavalli, Lalbagh Fort Road, Bangalore, Bangalore North, Bangalore, Karnataka.

Dear Sir,

Sub.: Notice Issued under Section 13(2) of the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002.

The undersigned being the Authorized Officer of Canara Bank Specialised ARM II Branch (hereinafter referred to as "The Secured Creditor"), appointed under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, (hereinafter referred as the "Act") do hereby issue this notice to you as under :

That Mis. Heena Engineers, Represented by it's Proprietor, Mr. Kaleem Pasha M, No. 112/2, 12th Cross Doddanna Industrial Estate, Peenya 2nd Stage, Bangalore North, Bengaluru, Karnataka - 560091 (hereinafter referred to as "the Borrower"), Mr. Kaleem Pasha M S/o. Mohammed Ghouse, No. 112/2, 12th Cross, Doddanna Industrial Estate, Peenya 2nd Stage, Bangalore North, Bengaluru, Karnataka - 560091 (hereinafter referred to as "the Borrower"), has availed credit facility / facilities stated in the Schedule A hereunder and have entered into the security agreement/s in favour of the secured creditor. While availing the said financial assistance, you have expressly undertaken to repay the loan amount/s in accordance with the terms and conditions of the above-mentioned agreements.

That Mr. B Mohammed Ghouse, No. 13, 3rd Cross, Doddamavalli, Lalbagh Fort Road, Bangalore, Bangalore North, Bangalore, Karnataka - 560001 (hereinafter referred to as "the Guarantor") has guaranteed the payment on demand of all moneys and discharge all obligations and liabilities owing or incurred to the secured creditor by the Borrower for credit facilities (Fund based / Non Fund Based) up to the limit of Rs. 13,09,44,010.55 (Rupees Thirteen Crore Nine Lakhs Forty-Four Thousand and Ten and Fifty-Five Paise Only) with interest thereon.

Mr. B Mohammed Ghouse, No. 13, 3rd Cross, Doddamavalli, Lalbagh Fort Road, Bangalore, Bangalore North, Bangalore, Karnataka - 560001 are also entered into agreements against the secured assets which are detailed in Schedule B hereunder.

However, from September 2012 the operation and conduct of the said financial assistance / credit facilities have become irregular. The books of account maintained by the secured assets shows that the liability of the Borrower towards the secured creditor as on Rs. 13,09,44,010.55 (Rupees Thirteen Crore Nine Lakhs Forty-Four Thousand and Ten and Fifty-Five Paise Only) as on 31.07.2026 + further interest and charges thereon, the details of which together with future interest rate are stated in Schedule C hereunder. It is further stated that the Borrower / Guarantor having failed to keep up with the terms of the above said agreement in clearing the dues of the secured creditor within the time given and have been evasive in settling the dues. The operation and conduct of the above said financial assistance / credit facilities having come to a standstill and as a consequence of the default committed in repayment of principal debt/ instalment and interest thereon, the secured creditor was constrained to classify the debt as Non-Performing Asset (NPA) as on 27.12.2012 in accordance with the directives/guidelines relating to asset classification issued by the Reserve Bank of India.

The secured creditor through this notice brings to your attention that the Borrower has failed and neglected to repay the said dues/ outstanding liabilities and hence hereby demands you under Section 13(2) of the Act, by issuing this notice to discharge in full the liabilities of the Borrower as stated in Schedule C hereunder to the secured creditor within 60 days from the date of receipt of this notice. Further, it is brought to your notice that you are also liable to pay future interest at the rate of mentioned in Schedule C together with all costs, charges, expenses and incidental expenses with respect to the proceedings undertaken by the secured creditor in recovering its dues.

Please take note of the fact that if you fail to repay to the secured creditor the aforesaid sum of Rs. 13,09,44,010.55 (Rupees Thirteen Crore Nine Lakhs Forty Four Thousand and Ten and Fifty Five Paise Only) as on 31.07.2026, together with further interest (as stated in Schedule C) and incidental expenses and costs as stated above in terms of this notice under Section 13(2) of the Act, the secured creditor will exercise all or any of the rights detailed under sub-section (4)(a) and (b) of Section 13, the extract of which is given here below to convey the seriousness of this issue :

13(4). In case the Borrower/Guarantor fails to discharge liability in full within the period specified in sub-section (2), the secured creditor may take recourse to one or more of the following measures to recover his secured debt, namely:

- Take possession of the secured assets of the Borrower / Guarantor including the right to transfer by way of lease, assignment or sale for realizing the secured asset;
- Take over the management of the business of the Borrower including the right to transfer by way of lease, assignment or sale for realizing the secured asset;

Provided that the right to transfer by way of lease, assignment or sale shall be exercised only where the substantial part of the business of the Borrower is held as security for the debt;

Provided further that where the management of whole of the business or part of the business is severable, the secured creditor shall take over the management of such business of the borrower which is releatable to the security for the debt and under other applicable provisions of the said Act.

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

You are also put on notice that in terms of Section 13(13) the Borrower/Guarantor shall not transfer by way of sale, lease or otherwise the said secured assets detailed in Schedule B hereunder without obtaining written consent of the secured creditor. It is further brought to your notice that any contravention of this statutory injunction/restraint, as provided under the said Act, is an offence and if for any reason, the secured assets are sold or leased out in the ordinary course of business, the sale proceeds or income realized shall be deposited with the secured creditor. In this regard you shall have to render proper accounts of such realization / income.

This notice of Demand is without prejudice to and shall not be construed as waiver of any other rights or remedies which the secured creditor may have including further demands for the sums found due and payable by you.

This is without prejudice to any other rights available to the secured creditor under the Act and/or any other law in force.

Please comply with the demand under this notice and avoid all unpleasantness. In case of non-compliance, further needful action will be resorted to, holding you liable for all costs and consequence.

Yours faithfully,  
for Authorised Officer

| SCHEDULE - A<br>(Details of the Credit Facilities availed by the Borrowers) |                |                        |                  |
|-----------------------------------------------------------------------------|----------------|------------------------|------------------|
| Sl.No.                                                                      | Loan No        | Nature of Loan / Limit | Date of Sanction |
| 1.                                                                          | 04277890000052 | OSL MISC SECURITIES BR | 26.07.2011       |
| 2.                                                                          | 04277760000041 | OSL SYNDUDYOG BR       | 27.09.2010       |
| 3.                                                                          | 04271250000820 | OD OCC                 | 03.01.2008       |

| SCHEDULE - B<br>(Details of liability as on date 31.07.2026) |                                                                                                                                                                                                                                                                                                                                                                                                                                                          | Name of Title Holder  |
|--------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------|
| SL                                                           | Immovable                                                                                                                                                                                                                                                                                                                                                                                                                                                | Mr. B Mohammed Ghouse |
| 1.                                                           | All the piece and parcel of the immovable Property bearing No. 13 (PID No 48-59-13), Situated at 3rd Cross, Lalbagh Fort Road, Doddamavalli, Bangalore - 560004, Measuring : East to West : 45 Feet and North to South : 27.5 Feet, along with structures standing therein, and bounded on the : East by : Road, West by : Road, North by : House of Mohammed Khasim Saheb, South by : The other portion of the house property belonging to Syed Khasim. |                       |

| SCHEDULE - C<br>(Details of liability as on date 31.07.2026) |                                                                            |                                 |                                                  |                                       |
|--------------------------------------------------------------|----------------------------------------------------------------------------|---------------------------------|--------------------------------------------------|---------------------------------------|
| Sl. No.                                                      | Loan No                                                                    | Principal as on Date 31.07.2026 | Interest and other charges as on Date 31.07.2026 | Total Liability as on Date 31.07.2026 |
| 1.                                                           | 04277890000052<br>04277760000041<br>04271250000820<br>(Now 04271570000015) | Rs. 1,24,15,069.36              | Rs. 11,85,28,941.19                              | Rs. 13,09,44,010.55                   |
|                                                              |                                                                            | Rs. 1,24,15,069.36              | Rs. 11,85,28,941.19                              | Rs. 13,09,44,010.55                   |

**PUBLIC NOTICE**

It is hereby notified that, my clients have agreed to purchase the Schedule Property from its Owner **SRI K.VIJAYKUMAR**, S/o Sri Kaverappa, residing at No.1106, Sai Ashwinvadh Paradise, Block-B, Near Vasthu Layout, Kudlu, Bangalore-560068. If any persons have any manner of claim, right, title, interest or demand of any nature in or over the Schedule Property, they are hereby requested to file their objections along with the photocopies of the documents on which they are relying, with the undersigned within **14 (Fourteen) days** from the date of publication of this notice. Objection/s received thereafter will not be binding on my client.

**SCHEDULE**

All that piece and parcel of agricultural land bearing **Sy.No.217/2**, measuring **2 Acres 9.08 Guntas**, situated at **Gabbadi Village**, Harohalli Hobli, Harohalli Taluk (formerly Kanakapura Taluk, Bengaluru South District (formerly Ramanagara District) and bounded as follows:

East by : National Highway - 209;  
West by : B.V.V.S.S.B Pipe Line;  
North by : Land of Sy.No.216;  
South by : Land of Appajappa, Road and Lake

Sd/- **AJAY KUMAR**  
For **ISHA LAW CHAMBERS LLP**  
Advocates & Solicitors  
No.101, 2nd Floor, Sri Manjunatha Complex, 22nd Main Road, BSK 2nd Stage, Opp : Banashankari BDA Complex, Bengaluru-560070.

**Indian Overseas Bank**  
Residency Road Branch 133/2, Janardhan Towers, Residency Road Bengaluru- 560025, Karnataka  
Mob: 8925950268, Email ID: job0268@job.in

**PUBLIC NOTICE FOR E- AUCTION FOR SALE OF IMMOVABLE PROPERTIES**

Sale of immovable properties mortgaged to Bank under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (No. 54 of 2002)

whereas, the Authorized Officer of Indian Overseas Bank has taken possession of the following properties pursuant to the notice issued under Section 13(2) of the Security Interest (Enforcement) Rules 2002 in the following loan account with right to sell the same on, **AS IS WHERE IS BASIS AND AS IS WHAT IS BASIS** for realization of Bank's dues plus interest & costs as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13(4) of the said Act proposes to realize the Bank's dues by sale of the said properties. The sale will be done by the undersigned through e-auction platform provided at the Web Portal <https://banknet.com>

**Name & Address of the Borrowers:** Mr. Periseti Govinda Raju 256, LRDE Layout Karthik Nagar, Near Doddanekundi Bangalore - 560037, Mr. Periseti Govinda Raju 1-8-700/7, Padma Colony, New Nallakunta, Ramayya Layout, Study Centre, Hyderabad - 500044

**Date of NPA:** 27-07-2022 **Date of Demand notice:** 29.08.2022  
**Dues claimed in Demand Notice:** Rs.1,06,44,880 (One Crore six lakhs fourty four thousand eight hundred eighty Only) as on 28.08.2022 with further interest & costs.  
**Date of Possession Notice:** 04.02.2023

**Dues claimed in Possession Notice:** Rs. 1,10,80,168.00 (Rupees One Crore ten lakhs eighty thousand one hundred sixty eight Only) as on 04.02.2023 with further interest & costs less repayments, if any, made after issuance of demand notice.

**Outstanding dues as on 01.08.2026 is Rs. 1,51,51,016.43 (Rupees One Crore Fifty One Lakhs Fifty One Thousand Sixteen and Fourty Three paise Only) with further interest & costs till the date of repayment in full.**

\*Outstanding dues of Local Self Government (Property Tax, Water sewerage, Electricity Bills etc.): Not known

**Nature of Security:** Equitable Mortgage followed by Registered memorandum of Residential house flat (Prime Security)

**DESCRIPTION OF THE IMMOVABLE PROPERTY:** Particulars of Securities  
**Schedule A Property:** All that piece and parcel of the undeveloped composite land measuring 02 acre 04 guntas of land carved out of residentially converted land bearing Sy no 83/1 measuring 1 Acre 6 guntas and Sy no 83/2 measuring 1 Acre 18 guntas, totally measuring 2 Acres 04 guntas, Converted vide official Memorandum dated 11/02/2010, bearing No. ALN/SB/SR/68/2010-11, issued by the special Deputy Commissioner) situated at Arakere Village, Begur Hobli, Bangalore South Taluk and bounded as : East: Sy.No.82 : West: Remaining portion of land belonging to Mr. Puneshotham Reddy and Tejas and thereafter Sy.No.85, North: Sy.No.84, South: Road  
**Schedule B Property:** (Description of undivided Share) 490 Square Feet of undivided share, right, title and interest / ownership in the Schedule "A" property  
**Schedule C Property:** Residential unit No.611, in the Sixth floor, Measuring 2072 square feet super built-up area , containing three bedroom, Hall, Kitchen etc., together with one covered car parking spaces, including proportionate share in common areas such as passage, lobbies, staircase, etc., contained in the multi-storied building to be constructed on the schedule "A" property known as "ROSHAN PLATINUM APARTMENT"

The reserve price and the earnest money deposit is:

| Sr.                                                                | Security Details                              | Reserve Price                                                                         | Earnest Money  | Bid Increase  |
|--------------------------------------------------------------------|-----------------------------------------------|---------------------------------------------------------------------------------------|----------------|---------------|
| 1                                                                  | Residential House Property as mentioned above | Rs. 1,75,65,000/- + applicable TDS (1% @ present)                                     | Rs.17,56,500/- | Rs.1,00,000/- |
| <b>Date &amp; Time of auction:</b> 18.08.2026, 11.00 AM to 1.00 PM |                                               | <b>Auto extension time:</b> 10 minutes                                                |                |               |
| <b>Bid increase amount:</b> Rs.1,00,000/-                          |                                               | <b>Known Encumbrance if any:</b> Not known to the Bank                                |                |               |
| <b>Inspection Date &amp; Time:</b>                                 |                                               | <b>During office hours from 10:00 AM till 05:00 PM from 03.08.2026 to 17.08.2026.</b> |                |               |

**\*Banks's dues have priority over the statutory dues.**

For terms and conditions please visit: <https://www.job.in/e-Auctions.aspx>  
<https://www.publishtenders.gov.in>, <https://banknet.com/eauction-psb/bidder-registration> (web portal of e-auction Service provider)

Date: 01.08.2026  
Place: Bengaluru

Sd/- Authorized Officer  
Indian Overseas Bank

## PUBLIC NOTICE

Notice is hereby given to the general public that the Registered Sale Deed bearing Document No. 9214/1993-94 dated 16.03.1994 executed by Marisawappa, Neelakanta, Nagaraja & B.S.Kumaraswamy rep by their GPA Holder R.Bhadraiah in favour of B.Yogesh for Khaneshtumani No.230/268, measuring 67X50ft. Document No. 9285/1993-94 dated 17.03.1994 executed by Marisawappa, Neelakanta, Nagaraja & B.S.Kumaraswamy rep by their GPA Holder R.Bhadraiah in favour of B.Yogesh for Khaneshtumani No.230/268, measuring 67X50ft. Document No. 9370/1993-94 dated 18.03.1994 executed by Marisawappa, Neelakanta, Nagaraja & B.S.Kumaraswamy rep by their GPA Holder Mr.R.Bhadraiah in favour of B.Yogesh & B.Shankar for Khaneshtumani No.230/268, measuring 67X50ft. and Document No. 9558/1993-94 dated 22.03.1994 executed by Marisawappa, Neelakanta, Nagaraja & B.S.Kumaraswamy rep by their GPA Holder R.Bhadraiah in favour of B.Yogesh for Khaneshtumani No.230/268, measuring 110X20ft. of various extents, have been lost/lost/lost by my client and despite their diligent search, the same could not be traced. A Lost Document Report has been lodged before the Bengaluru City Court, bearing Lost Report No. 2319/2026 dated 01.07.2026.

If any person has found or is in possession of the aforesaid documents, he/she is requested to immediately inform the undersigned at the address given below and return the same within 7 days from the date of paper publication. Any person dealing with the said documents despite this notice shall do so entirely at his/her own risk and responsibility.

**SCHEDULE OF THE PROPERTY:** All that piece and parcel of Property bearing Khaneshtumani No. 230/268, in Sy.No.33/5, situated at Kamalanaga, Saneguruvahalli Dhakale, Yeshwanthapura Hobli, Bangalore North Taluk, Bangalore presently within the limits of BBMP (as per E-Khatha property no 230/268 PID No. 15564427/4) Measuring East to West (186+144)/2ft and North to South (110+115)/2ft, Boundaries East By: Property of BEML garden West By: Others property of Mani Vilas Garden North By: Road South By: Road.

Rohit, Advocate  
4308, 3rd Floor, High Point IV, Palace Road, Bengaluru 560001.  
Place: Bengaluru Date: 31.07.2026

**बैंक ऑफ बड़ोदा Bank of Baroda**

**बैंक ऑफ बड़ोदा Bank of Baroda**

**ROSARB, Bangalore South, 4th Floor, Vijaya Tower,**  
Trinity circle, Bangalore- 560001, Telephone No.: 080-25584066 (Extn: 128),  
Email: sarbes@bankofbaroda.co.in Website: [www.bankofbaroda.in](http://www.bankofbaroda.in)

## SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES "APPENDIX- IV-A [See proviso to Rule 6 (2) & 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 6 (2) & 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 below mentioned account/s. The details of Borrower/s/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, Mortgagor (s)                                                                                                                                                                                                                                                                                                 | Short Description of The Immovable Property With Known Encumbrances, if Any (Owner/Mortgagor Name)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | A. Branch Name B. Account Number C. Total Dues                                                                                                                                                      | Date & Time of e-Auction         | A. Reserve Price B. EMD Amount C. Bid Increase Amount D. Status of Possession  | Property Inspection Date & Time                                     |
|-------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------|--------------------------------------------------------------------------------|---------------------------------------------------------------------|
| 1           | (1) Adobe Enterprises, Having Reg Address At : No.242, PFC Konanakunte Cross, 24th Floor, Bangalore-560062.<br>(2) Mrs. Swetha Ganesh, No.242, PFC Konanakunte Cross, 24th Floor, 2nd Building, Bangalore-560062. Karnataka.<br>Also Residing At: H.No. # 11, 8th Cross, N R Colony, Near Net Kariappa Circle, Bangalore-560019. Karnataka. | Property Details: Residential Property Bearing Converted Sy No.28, New Sy No.28/1, Old BBMP Khata No. 77/28/1-1 (Converted Vide Official Memorandum Order No. Aln(Su) SR. 66/06-07, Dated 23.01.2008 issued By Special Deputy Commissioner Bangalore Dist (Bangalore) Situated At Thippasandra Village, Uttarahalli Hobli, Bangalore South, Bangalore. Presently Within The Limits Of Bruhat Bangalore Mahanagara Palike Ward No. 196 Of Anjanapura, Bangalore. Measuring East To West : On The Northern Side 60.5 Feet On The Southern Side 44.0 Feet And North To South : On The Eastern Side 75.11 Feet On The Western Side 79.4 Feet And Bounded On: East By: Land In Same Survey No. 28 New Survey No. 28/2, Belongs To T Premalatha, West By: Land In Survey No. 2 And 27, North By: Road And Then Portion Of Property In The Same Converted Sy No. 28. New Survey No. 28/1 Retained By Mr. T. Mahantesh, South By: Southern Side Portion In The Same Middle Portion Of Property Bearing Converted Sy No 28 New Survey No. 28/1 Retained By Mr. T. Mahantesh. Known Encumbrances : Nil | A. ROSARB (Base Branch Banashankari) B. 27710400000185 C. Rs.60,09,620/- as On 01.08.2026 With Further Interest Theron At The Contractual Rate Plus Costs Charges And Expenses Till Date Of Payment | 25.08.2026<br>2.00 PM To 6.00 PM | A. RS.1,83,00,000/- B. RS.18,30,000/- C. RS.25,00,000/- D. SYMBOLIC POSSESSION | AFTER 02.08.2026<br>(With Prior Permission From Authorised Officer) |

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction> and online auction portal [banknet.com](https://banknet.com). Pending Charges regarding Property Tax, E khata making charges and any other legal charges to be borne by the highest bidder. Also, prospective bidders may contact the Authorised Officer on Tel No. 080-25011441 and Mobile No.9137960132.

Date: 01.08.2026  
Place: Bengaluru

Sd/- Authorised Officer,  
Bank of Baroda

**Bank of Baroda**  
K G Road Branch  
No 2, Prithvi Building, K G Road, Bangalore - 560 009, Tel: 080-22268106/07, E-mail: [BANGAL@bankofbaroda.co.in](mailto:BANGAL@bankofbaroda.co.in)

## SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES "APPENDIX- IV-A [See provision to Rule 6 (2) & 8 (6)]

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 6 (2) & 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), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised 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                                                                                                                                                                                                          | Description of the Properties                                                                                                                                                                                                                                                                                                                                                                   | Total Dues                                                                                                                                             | Date & Time of e-Auction                | 1.Reserve Price 2.EMD Amount 3.Increment amount | Status of Possession (Constructive/ Physical) | Property Inspection date & time                |
|-------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------|-------------------------------------------------|-----------------------------------------------|------------------------------------------------|
| 1           | 1) Smt Madhumati K R, No 11, S S Residency, 2nd Floor, 2nd Cross, K N Extension, Yeshwanthpur, Bangalore - 560022.<br>2) Sri Sampath R, No 11, S S Residency, 2nd Floor, 2nd Cross, K N Extension, Yeshwanthpur, Bangalore - 560022 | All that piece and parcel of the Site No 35, BBMP Khatha No 74-253/23/35 New PID No 010-WA195-3 situated at Ward No 10, Hanuman Layout, Ramachandrapura Village, Yelahanka Hobli, Bangalore North Taluk, Bangalore. Measuring East To West 40 Feet and North to South 30 Feet totally 1200 Sq Ft and bounded on: East by: Site No 28, West by: Road, North by: Site No 36, South by: Site No 34 | Rs 53,17,233.97/- (Rupees Fifty Three seventeen thousand two hundred thirty three and ninety seven paise Only) Plus Interest and Other Charges thereon | 08.09.2026 between 02.00 PM to 06.00 PM | Rs 1,12,20,000<br>Rs 11,22,000/-<br>Rs 50,000/- | Physical Possession                           | With prior appointment from Authorised Officer |

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction.htm> and online auction portal <https://banknet.com> and also, prospective bidders may contact the Branch head on Tel No. 080-22268108 & Mobile 9905888988.

Date: 01.08.2026  
Place: Bengaluru

Sd/- Authorised Officer,  
Bank of Baroda, K.G. Road Branch