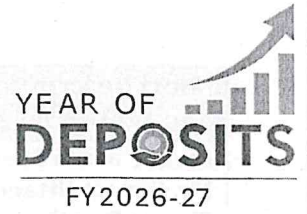
**Bank of Maharashtra****अंचल कार्यालय पुणे शहर****Zonal Office Pune City****"यशोमंगल" 1183-ए, एफ. सी. रोड, शिवाजीनगर, पुणे 5**
"Yashomangal" 1183-A, F.C. Road, Shivajinagar, Pune 5**विधि विभाग****Law Department**फोन नं.: 020-2557 3423 & Email –
legal_pcr@bankofmaharashtra.bank.in;

AX6/Legal/EAuction/2026-27/

Date 17.07.2026

To,

Mr. Shyam Uttamrao Devdhe (Borrower) Flat No. 104, 1 st Floor, F-Building, Cluster-Chandrama, DSK Vishwa CHSL, Gat No. 90, S. No. 126/2/3, 126/12, 126/13 & 126/16, Kirkitwadi, Tal.-Haveli, Pune-411041	Mrs. Ranjana Shyam Devdhe (Co-Borrower) Flat No. 104, 1 st Floor, F-Building, Cluster-Chandrama, DSK Vishwa CHSL, Gat No. 90, S. No. 126/2/3, 126/12, 126/13 & 126/16, Kirkitwadi, Tal.-Haveli, Pune-411041
Mr. Shyam Uttamrao Devdhe (Borrower) (Prop.: M/s Shyamelex) Old IUDP Colony, Near Gajanan Maharaj Temple, Pusad Naka, Washim-444505	Mrs. Ranjana Shyam Devdhe (Co-Borrower) Old IUDP Colony, Near Gajanan Maharaj Temple, Pusad Naka, Washim-444505

Dear Sir / Madam,

Sub: Notice for sale of immovable properties (Appendix - IV -A) Under the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002

Please take note that in terms of the powers vested in the undersigned as the Authorised Officer of Bank of Maharashtra under the Securitization and Reconstruction of Financial Assets Act, 2002 (SARFAESI Act) and the Rules, the Authorized Officer of the Bank has taken possession of the assets mentioned below for taking action under the SARFAESI Act and to sell the said assets for recovery of **Rs. 1123125.80 (Rupees Eleven Lakh Twenty Three Thousand One Hundred Twenty Five and Paise Eighty only)** plus interest, other charges, costs and expenses thereon from **22.11.2022 (date of issue of Demand Notice u/sec 13(2) of SARFAESI Act)**, less recovery if any, minus recovery if any.

The details of the property, reserve price and earnest money is as under:

Short description of the immovable property and type of possession	Reserve Price / Earnest Money Deposit /Bid Increment
Flat No. 104, 1 st Floor, F-Building, Cluster-Chandrama, DSK Vishwa CHSL, Gat No.-90, S. No. 126/2/3, 126/12, 126/13 & 126/16, Kirkitwadi, Taluka-Haveli, Dist.- Pune. Mortgaged property is bounded as follows: On or Towards North: By Marginal Open Space On or Towards East: Flat No. 105 On or Towards West: Passage & Marginal Open Space On or Towards South: Flat No. 107	Reserve Price – Rs. 28,16,000/- (Rupees Twenty Eight Lakhs Sixteen Thousand Only) EMD - Rs.2,81,600/- (Rupees Two Lakhs Eighty One Thousand Six Hundred Only) Bid increment Amount- Rs 25,000/- (Rupees Twenty Five Thousand Only)



Short description of the immovable property and type of possession	Reserve Price / Earnest Money Deposit /Bid Increment
Owner of the Property – Mr. Shyam Uttamrao Devdhe & Mrs. Ranjana Shyam Devdhe Encumbrances: Not Known Type of possession: Symbolic	

Date of E-auction: 18.08.2026

It is observed that the amount due to the Bank is not yet paid by you. Please note that the Authorized Officer of the Bank under the powers vested in him under the SARFAESI Act and Rules, shall be selling the said properties or any part of it by any mode prescribed by the Act to any purchaser/s on the terms and conditions as may be determined by the Bank in its sole discretion, after expiry of a period of 30 days from the date of publication of Public Notice for Sale if the entire amount due to the Bank together with up to date interest, costs and charges are not paid by you during this period.

The borrower's attention is invited to the provisions of sub-section 8 of Sec 13 of the Act, in respect of time available, to redeem the secured assets.

Please refer to Public Notice for Sale through E-auction dated 15.07.2026 under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act (SARFAESI Act), 2002 published in Financial Express and Loksatta dated 17.07.2026.

Yours faithfully,


(Shrikant Shekhar)
Chief Manager & Authorized Officer
Bank of Maharashtra
Pune City Zone

