

03-08-2026

Shri Karan Kumar S/o Shri Bijendra Singh (Borrower + Mortgagor) Add1: House No. 3/427 Gali No. 07, Gurana Road Baraut. District Baghpat (UP) -250611 Add2: House No. 11/748 Mohalla Vijay Nagar, Patti Baru, Gali No. 07, Gurana Road, Baraut District-Baghpat (UP)	Shri Manoj Kumar S/o Shri Bijendra Singh (Co-Borrower + Mortgagor) Add1: House No. 3/427 Gali No. 07, Gurana Road Baraut. District Baghpat (UP) -250611 Add2: House No. 11/748 Mohalla Vijay Nagar, Patti Baru, Gali No. 07, Gurana Road, Baraut District-Baghpat (UP)
Mrs Poonam W/o Vinod Kumar (Guarantor) Add: 11/748 Gali No. 01 Gurana Road Baraut District Baghpat (UP)-250611	

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 property Mortgaged to the Secured Creditor, the Symbolic possession of which has been taken by the Authorized Officer of the Bank/ Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the above mentioned borrower (s) and guarantor (s).

The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties

SCHEDULE OF THE SECURED ASSETS

S N o	Branch	Description of the movable & immovable property	Mortgaged/ Owner's Name (mortgagers of property (ies)	A) Dt. Of Demand Notice u/s 13(2) of SARFESI ACT 2002	A) Reserve Price (Rs. in Lakhs)	Date/ Time of E-Auction	Details of the encumbrances known
				B) Outstanding Amount as per Demand Notice u/s 13(2) of	B) EMD		
	Account Name						

Name & Address of Borrower/Guarantors	SARFAESI Act 2002 C) Present Outstanding as on 29.06.2026 D) Possession Date u/s 13(4) of SARFAESI ACT 2002 E) Nature of Possession Symbolic/Physical/Constructive	C) Bid Increase Amount	24-08-2026 From 11:00 AM to 04:00 PM	n to the secured creditors
1. Shri Karan Kumar S/o Shri Bijendra Singh (Borrower + Mortgagor) Shri Manoj Kumar S/o Shri Bijendra Singh (Co-Borrower + Mortgagor) Mrs Poonam W/o Vinod Kumar (Guarantor) BO: Baraut, Baghpat (004200)	A residential house, having municipal no. 11/748, measuring area 44.31 Sq Mtrs, situated at Qusba Baraut Mohalla Vijay Nagar Gurana Road under limits of Nagar Palika Parishad Baraut Tehsil Baraut District Baghpat. The property is in the name of Shri Manoj Kumar and Shri Karan Kumar. Boundaries of property are as under: - East-Rasta 9 Feet Wide West-House of Kamdar. North-House of Ajeet. South-House of Vahid Thekedar.	A) 13.05.2024 B) Rs. 10,47,527.00 + further intt. W.e.f. 01.05.2024 + legal & other charges C) Rs. 12,74,728 + intt. w.e.f. 30.06.2026 + Legal & other expenses since NPA D) 08.08.2024 E) Symbolic	(A) Rs.10.13 Lakh (B) Rs. 1.013 Lakh (C) Rs.0.10Lakh	Not known any

TERMS & CONDITIONS OF E-AUCTION SALE

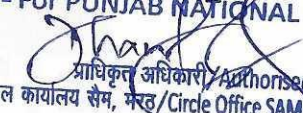
The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions:

1. The properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS"
2. The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorized Officer, but the Authorized Officer shall not be answerable for any error, misstatement or omission in this proclamation.
3. The Sale will be done by the undersigned through e-auction platform provided at the Website <http://www.baanknet.com> on **24-08-2026 @ 11.00 AM to 04:00 PM**
4. For detailed term and conditions of the sale, please refer <http://www.baanknet.com>.

Date: 03-08-2026

Place: Meerut

For Punjab National Bank


For PUNJAB NATIONAL BANK

प्राधिकृत अधिकारी / Authorised Officer
मण्डल कार्यालय सैम, मेरठ / Circle Office SAM, Meerut

Authorized Officer