

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 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 he below described immovable properties mortgaged/charged to the Secured Creditor, the Constructive/Physical/Symbolic(Which is applicable) possession of which has been taken by the 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 respective borrowers/guarantors. The reserve price and earnest money deposit will be as mentioned in the below against the respective properties.

Date of E-Auction : 10-09-2026

(E-auction timings: 11.00 a.m. to 5.00 p.m. with an unlimited extension of 10 minutes each)

Last Date of EMD : 09-09-2026 upto 11.00 PM

Name of Borrower/Mortgagor Description of Secured Assets	Reserve Price EMD (₹)	Demand Notice Dt. Possession Dt. Amt. Due to Bank
THE BIDDER SHALL IMPROVE THE OFFER IN MULTIPLE OF RS.25000/- (RS.TWENTY FIVE THOUSAND ONLY)		
CIRCLE OFFICE, BHOPAL Auth. Officer : Shri Sandeep Kumar Sahu Phone No. 0755-2550020/7000086955		
Shri Radheyshyam Patel S/o Shri Patiram Patel Flat No S-2, Admeasuring 36.40 Sq. Mtr., Second Floor of Multi Storied Building BANSIKA APARTMENT, Constructed on Plot No.74, Priyanka Nagar, MP Police Grah Nirman Sahakari Samiti Bhopal, Village-Gehunkheda, Inside Main Road, Ward No.84, Huzur, Bhopal, Boundaries : East - Stairs & Corridor, West-Others Land, North-Plot No.75, South- Flat No. S-1, Property Owner: Shri Shri Radheyshyam Patel & Smt. Manju Singrole (Physical Possession)	(₹) 9,77,113.36 (₹) 97,711.33	14-10-2021 31-12-2021 (₹) 1701756.24 + interest & other charges
Praful Deshmukh S/o Shivrao Deshmukh (Symbolic Possession) All that part and parcel of the property consisting of Residential Flat No. T-300, Third Floor, "Asta Apartment", Constructed on plot No. 143-A, PHN. 39, Kaveri Grih Nirman Sehkar Sanstha Maryadit, Gram- Banjari, Tehsil-Huzur, Distt- Bhopal, Area : 550 Sq.ft., Boundaries : East- House No. 144-A, West - House No. 142-A, North- Colony Road, South- House No.154-A	(₹) 10,80,000/- (₹) 1,08,000/-	09-01-2026 20-03-2026 (₹) 993282.43 + interest & other charges
Padma Ayyer, Guarantor : Shri Santosh Rao (Physical Possession) EM of IP: Flat No. F-2, Madhura Plaza, Gehukheda, Police Grah Nirman Sahkari Sansthan Maryadit, Kolar Road, Bhopal M.P. Area-813.70 Sq.ft, in the name of Smt. Padma Ayyer, Boundaries :- East - Plot No.13, West- Corridor & Flat No. F-1, North- Flat, No. F-3, South- Plot No.2	(₹) 25,02,414/- (₹) 2,50,241.40/-	04-11-2025 11-03-2026 (₹) 2117294.76 + interest & other charges

Terms & Conditions: (1) The sale shall be subject to the terms & conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions. (2) The properties are being sold on 'AS IS WHERE IS BASIS' and 'AS IS WHAT IS BASIS' AND 'WHATEVER THERE IS BASIS'. (3) The particulars of Secured Assets specified in the Schedule herein above have been stated to the best of the information of the Secured Creditor, but the Secured Creditor shall not be answerable for an error, misstatement or omission in this proclamation. (4) The sale will be done by the undersigned through e-auction platform provided at the Website <https://baanknet.com> on 10.09.2026. Interested Bidders/Buyers will have to do registration on website <https://baanknet.com> of bank's authorized service provider PSB Alliance and have to transfer EMD Money in their Global EMD Wallet through online mode, well before time. If EMD amount is not available in Global EMD Wallet then, system will not allow to place bid. For detailed terms & conditions of the sale please refer <https://baanknet.com> & www.pnb.bank.in.

Place: Bhopal, Date : 25.08.2026

Authorized Officer, Punjab National Bank