Form No. 16
[See Regulation-34(3)
By All Permissible Mode

DEBTS RECOVERY TRIBUNAL MUMBAI (DRT 3)

1st Floor, MTNL Telephone Exchange Building, Sector - 30A, Vashi, Navi Mumbai - 400703

RC/88/2021

Warrant of Attachment of Immovable Property Under Rule 48 of The Second Schedule To The Income Tax Act, 1961 Read with the Recovery of Debts & Bankruptcy Act 1993

Indian Overseas Bank
Versus
Mr. Rajendra Murlidhar Pagar. & Ors.

To,
Legal Heirs of
CD-1. Mr. Rajendra Murlidhar Pagar. Residing At: - Post Karsul, Taluka-niphad, District Nashik, Maharashtra - 422209.
CD-2. Mrs. Alka Rajendra Alias Lalitchandra Pagar, Residing At: - Post Karsul, Taluka Niphad, District Nashik, Maharashtra - 422209.
CD-3 Mr. Khanderao Bhikaji Takate, Residing At: - Post Karsul, Taluka Niphad, District Nashik, Maharashtra-422209.

Whereas You the CD have failed to pay the sum of Rs. 44,79,491,65/- (Rupees Forty Four Lakhs Seventy Nine Thousand Four Hundred Ninety One and Paise Sixty Five Only) with interest and costs in respect of Recovery Certificate No. RC/88/2021 drawn up by the Presiding Officer on 05/01/2018 in OA No. OA/1011/2018 Debts Recovery Tribunal Mumbai(DRT 3)

You are hereby prohibited and restrained, until further order, from transferring, alienating, creating third party interest, parting with possession, charging or dealing with the under mentioned properties in any manner and that all persons be and that they are prohibited from taking any benefit under such transfer, alienation, possession or charge.

Specification of Property

1. Survey No. 125, Area 0.92 H, Village Karsul, Taluka-niphad, District Nashik, Maharashtra - 422209.
2. Survey No. 504, Area 1.47 H, Village Karsul, Taluka-niphad, District Nashik, Maharashtra - 422209.

Given under my hand and the seal of the Tribunal, on this date :
05/05/2026

(Seal of Tribunal)

(Mukesh Chand Meena)
Recovery Officer -II,
Debts Recovery Tribunal, Mumbai (DRT 3)

भारतीय स्टेट बैंक
State Bank of India

POSSESTION NOTICE
(For Immovable Property)

Azadi Ka Amrit Mahotsav

Whereas, The undersigned being the Authorized officer of State Bank Of India under the Securitization and Reconstruction of Financial Assets and enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(12) read with rule 8 of the Security interest Enforcement Rules, 2002 issued and demand notice dated 11-06-2026 calling upon the borrower MAHALAXMI BIOMASS BRICKETS, Prop-Rupali Ganesh Jagtap to repay the amount mentioned in the notice being Rs. 29,11,780/- (Rupees Twenty Nine Lakh Eleven Thousand Seven Hundred Eighty only) as on 11/06/2026 together with interest as per the contractual rate within 60 days from the date of receipt of the Demand Notice. The borrowers having failed to repay the amount, notice is hereby given to the borrowers and the public in general that the undersigned has taken possession of the properties described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with rule 8 of the said rules on 14/08/2026. The borrowers in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of State Bank of India for an amount of Rs. 29,11,780/- (Rupees Twenty-Nine Lakh Eleven Thousand Seven Hundred Eighty only) as on 14/08/2026 Plus Unapplied interest and other Charges in Cash Credit & Term Loan, together with interests as per the contractual rate.

Description of immovable Property:

Hypothecation of all kinds of Plant and Machinery, Hypothecation of Machinery purchased out of bank finance. Hypothecation of all kinds of stock and debts, Raw Materials, Receivables and other assets (covered period not over 90 days) of the firm, present and future

Date: 14/08/2026 Authorized Officer
Place : Shrigonda State Bank of India

HINDUJA HOUSING FINANCE

HINDUJA HOUSING FINANCE LIMITED
Head Office: 169-173, 2nd Floor, Anna Salai, Little Mount, Saidapet, Chennai - 600 015.
E-mail ID : auction@hindujahousingfinance.com

Branch Office: Plot No. 119, Vitthal Shopping Complex, Near Dnkarshwar Temple, Jay Nagar, Jalgaon - 425001

DEMAND NOTICE U/s 13(2)

You the below mentioned borrower has availed loan by mortgaging the schedule mentioned property and you the below mention has stood as borrower/co-borrower guarantor for the loan agreement Consequent to the defaulters committed by you, your loan account has been classified as non-performing asset under the provisions of the Securitization & reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (in short SARFAESI Act). We Hinduja Housing Finance Limited had issued Demand Notice U/s 13(2) read with section 13(3) of the SARFAESI Act to the address furnished by you. The notices sent to you by the Registered Post/Blue Dart Courier are served, received back & returned unserved. The contents of the said notices are that you had committed default in payment of the various loans guarantee to you. Therefore, the present publication carried out to serve the notice as the provision of Section 13(2) of SARFAESI Act and in terms of provision to the rule 3(1) of the Security Interest (Enforcement) Rules, 2002.

Name of Borrower(s) & Guarantor (s)/ Account No.	Amount due as per Demand Notice	Date of Demand/NPA
MRS. MANISHA DOLE (Borrower) and MR. SHREESHKUMAR KADUU DLOY (Co-borrower) MH/JGN/LGN/A00000143	**Rs.20,58,542/- as on 27/07/2026**	**31/07/2026**
		06.07.2026

All that piece and parcel of land property Comprising in GPH No. 385, total Plot admeasuring area 45.52 Square Meters having constructed area Built up area 91.04 Square meters Situated at Shirsoli Pra. N., within the local limits of Grampanchayat Shirsoli Pra. N., Taluka and District Jalgaon.
PUSHTIKI Residential Plot having Boundries is as under : North : Property of Vitthal Chindhu Nagure, South : Property of Sukadyi Ukharda Aambatkar, East : Property of Garbad Vana Bnbade, West : National Highway and usage

MR. SACHIN PANDIT (Borrower) and MR. TUSHAR MURLIDHAR PANDIT, MRS. MANISHA MURLIDHAR PANDIT (Co-borrower) MH/JGN/LGN/A000000580	**Rs.29,24,737/- as on 11/06/2026**	**25/06/2026**
		05.06.2026

All that piece and parcel of the property bearing Middle side Duplex Block No 2 built-up area 81.30 sq mtr & total adm area 60.49 sq mtr of Plot No 18 of Gat No. 119 at Pimpardla Tal & Dist Jalgaon Within limits of Municipal corporation at Jalgaon Within Limits of Sub-Registrar Office at Jalgaon Tal & Dist. Jalgaon.
Boundries As under : - East : Block No 3 From Plot No 18, West : Block No 1 From Plot No 18, North : Gat No. 117, South : Southern side - 12 Mtrs Road

You are hereby called upon to pay Hinduja Housing Finance Limited within the period of 60 days from the date of publication of this Notice the aforesaid amount with interest and cost failing which Hinduja Housing Finance Limited will take necessary action under the Provisions of the said Act against all or any one or more of the secured assets including taking possession of secured assets of the borrowers, mortgagors and the guarantors. The power available to the Hinduja Housing Finance Limited under the said act include (1) Power to take possession of the secured assets of the borrowers/guar- antors including the rights to transfer by way of lease, assignment of sale for releasing secured assets (2) Take over management of the secured assets including rights to transfer by ways of lease, assignment or sale and realize the secured assets and any transfer as of secured assets by Hinduja Housing Finance Limited shall vest in all the rights and rebtitons the secured assets transferred as if the transfer has been made by you.
Terms of the Provision of the Section 13(13) of the said act, you are hereby prohibited from transferring, either by way of sale, lease or otherwise (in (other than in the normal course of your business), any of the secured assets as referred to above and hypothecated/mortgaged to the Hinduja Housing Finance Limited without prior consent of the Hinduja Housing Finance Limited

Contact to : Mr. Rushikesh Ubhale - 9923244698, Mr. Ganesh Patil - 9372483099,
Mr. Taufique Dabahe - 9021566780, Mr. Devidas Ghotekar - 9158138798

Date: 21/08/2026, **Hinduja Housing Finance Limited,**
Place: Jalgaon **Authorized Officer**

बैंक ऑफ़ बड़ौदा
Bank of Baroda

Branch: Beed Main
Address: DP Road, Sahyog Nagar, **Beed** Maharashtra 431122

POSSESSION NOTICE

ANNEXURE 3

(For Immovable Property Only)

Whereas,

The undersigned being the Authorised Officer of the Bank of Baroda under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Act, 2002 and in exercise of powers conferred under Section 13(2) read with **Rule** 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated **10-06-2026** calling upon the Borrower **M/s Mauli Bakery, Proprietor: Mr. Rushikesh Dinesh More, Address:** Plot No. D-2, MIDC, Bahirwadi, Beed-431122 and Guarantor **Mr. Shaikh Liyakat Mohammad Husain** (Guarantor) **Address:** Near New Idgah, Gore Wasati, Balapir, Beed 431122 to repay the amount mentioned in the notice being **Rs. 46,74,219.31 (Rupees Forty Six Lakh Seventy Four Thousand Two Hundred Nineteen and Paisa Thirty One Only)** + **plus further interest, penal interest, cost, other charges, expenses etc,** within **60 days** from the date of receipt of the said notice.

The Borrower having failed to repay the amount, notice is hereby given to the Borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him/her under **sub section (4) of Section 13** of the said Act read with Rule 8 of the **Security Interest (Enforcement) Rules 2002** on this **19th** day of **August** of the year **2026.**

The Borrower/Guarantor/Mortgagors in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Bank of Baroda for an amount of **Rs. 46,74,219.31 (Rupees Forty Six Lakh Seventy Four Thousand Two Hundred Nineteen and Paisa Thirty One Only)** and interest thereon at the contractual rate plus cost, charges and expenses till date of payment.

The borrower's attention is invited to sub-section (8) of Section 13 in respect of time available to redeem the secured assets.

DESCRIPTION OF THE IMMOVABLE PROPERTY

Register Mortgage of All That Part And Parcel of Residential N.A. Plot. Bearing P.T.R. House No.3736, Survey No. 109, At Village Taral Giram, Wasanwadi, Cannal Road, Beed, Taluka Beed, District Beed. That is Admeasuring 13.84 AAR (Gunthas) And Square Meters in the Name of Mr. Shaikh Liyakat Mohammad Husain.
Bounded by as following.
East :- Out of Sold Land
West :- 15 Feet width Road
North :- 30 Feet width Road
South :- Land of Rafik Mohammad Husain

sd/-
(Mr. Anurag)
Date : 19/08/2026 **Chief Manager & Authorised Officer**
Place : Beed **Bank of Baroda**

RARE ASSET RECONSTRUCTION LIMITED
Registered Office at 104-106, Gala Argos, Nr. Harikrupa Tower, Gujarat College Rd, Ahmedabad- 380006
Tel- 07945932702

PUBLIC NOTICE FOR SALE

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 8(6) and 9(1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower / Mortgagors and Guarantors that the below described immovable properties mortgaged/charged to Secured Creditors, the possession of which has been taken by the Authorised Officer (AO) of the Secured Creditor, will be sold on "As is, Where Is" "As is, What Is", "Whatever there is" and "Without Recourse" basis for recovery of dues from the Borrower/Guarantors.

Sr. No.	Name of the Borrower & Guarantors / Mortgagors	Particulars of the Property	Outstanding Dues as on 31.10.2023 plus further interest & charges there on (net of recoveries)	Possession Status	Reserve Price (Rs. in lakh)	EMD Amount (Rs. in lakh) & Last Payment Date	Date & Time of Auction
1	Borrower: Gupta Dinesh Surajprasad. Guarantors: Chavan Chandrakant Pundlik, Shinde Kiran Uttamrao	Commercial Shop at CTS no. 2295 & 2296, at post and Tal. Yeola Nagarparishad, Dist. Nashik- 423401 (Total area 531 sq. ft.)	Rs. 30,62,167/-	Physical Possession	25.25	2.50 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
2	Borrower: Rasal Popatrao Bhausaheb Guarantor: Kayat Sandip Baburao, Khairnar Nilesh Kishor	A) Land property within the limit of District Nashik, Taluka Niphad at Pimpalgaon Baswant in the limits of Grampanchayat Survey No. 543/2, Bhandari Sankul on the 3rd Floor, having flat No. 34, area admeasuring 750 Sq. ft.	Rs. 38,08,113/-	Symbolic Possession	21.40	2.20 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
3		B) Land property within the limit of District Nashik, Taluka Niphad at Pimpalgaon Baswant, in the limits of Grampanchayat property No. 866/A, shop area admeasuring 266 Sq.ft.	6.20	Symbolic Possession	6.20	0.60 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
4	Borrower: Chavan Chandrakant Pundlik	Commercial Shop No. 03, at Building Gat No. 101A/1 to 3/2, Plot No. 16, C.S.N. No. 3810 B, Near Sai Siddhi Hospital, Padegaon Road, Samarth nagar, Tal – Yeola, Dist. Nashik, 423401. (area: 131 Sq.ft.)	Rs. 36,63,085/-	Physical Possession	17.40	1.80 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
5	Guarantor: Mokal Ravindra Vishnu, Gupta Dinesh Surajprasad	Commercial Shop No. 04, at Building Gat No. 101A/1 to 3/2, Plot No. 16, C.S.N. No. 3810 B, Near Sai Siddhi Hospital, Padegaon Road, Samarth nagar, Tal – Yeola, Dist. Nashik, 423401. (area: 84 sq.ft.)		Physical Possession	11.15	1.19 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
6		Residential Flat No. 4, 2nd Floor at Building Gat No. 101A/1 to 3/2, Plot No. 16, C.S.N. No. 3810 B, Near Sai Siddhi Hospital, Padegaon Road, Samarth nagar Tal – Yeola, Dist. Nashik 423401. (area 349 sq.ft.).		Physical Possession	19.00	2.00 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
7	Borrower: Khode Kailas Ramchandra Guarantor: Purkar Sunil Sanjay, Mhake Dnyaneshwar Ramkrushan	Dist. Nashik. Tal. Niphad. At. Pimpalgaon. (B) Gram Panch. No. 6851/3 CSN No.5546 Plot No. 49/50 upon this Constructed Building Named Kanchan Apurva Flat No. 02, Ground Floor area 696.17 Sq.ft.	Rs. 19,02,870/-	Symbolic Possession	23.15	2.30 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
8	Borrower: Gaikwad Bhausaheb Sukadev Guarantor: Shaikh Mobin Nisar, Legal Heir of Gaikwad Nilesh Popat	All that piece and parcel of immovable property bearing Gram Panchayat property No. 1200A area adm. 46.46 Sq. Mtrs and constructed house thereon situated at Angangaon Gaothan, Tal. Yeola, Dist. Nashik	Rs. 8,78,366/-	Physical Possession	10.45	1.50 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
9	Borrower: Kokane Arjun Pavanraj Guarantor: Kotkar Rajesh Umakant , Jagdale Santosh Pandurang	All that Piece and Parcel of Residential Property bearing Gram Panchayat property No. 1200A area adm. 46.46 Sq. Mtrs and constructed building thereupon situated at Yeola, Taluka, Yeola, Dist. Nashik	Rs.20,24,009/-	Physical Possession	7.00	7.00 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
10	Borrower: Chandore Punam Ganesh Guarantor: Kurhe Manoj Ramdas, Bakare Manoj Krushnarao	Dist. Nashik, Tal. Niphad. At. Bramhangaon (Vinchur). Gat No. 1/1, Plot No. 25 out of this 77 Sq.mt.	Rs. 5,08,958/-	Physical Possession	15.75	1.50 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
11	Borrower: Hire Gorakh Sahebrao. Guarantor: Gunjal Haribhau Mhatabra, Zalte Gorakh Jairam	Non Agricultural plot Gat No 571/3/5, Plot No 13, Area 169.625 sq.mt. Dist. Nashik Tal. Chandwad at Chanadwad	Rs.29,85,906/-	Physical Possession	18.26	1.80 (21-09-2026)	22-09-2026 (Tuesday) 01:00 to 02:00 PM
12	Borrower: Shelar Dilip Sitaram Guarantor: Nyaharkar Mahesh Arun, Pawar Kiran Bhaurao	All that piece and parcel of immovable property bearing Gat No. 13/3, Plot No. 40 Gram Panchayat Property No. 637 area adm. 101.50 Sq. Mtrs and constructed building upon this area situated at Pimpalgaon Najik, Tal. Niphad, Dist. Nashik	Rs. 16,21,304/-	Physical Possession	20.76	2.10 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
13		All that piece and parcel of immovable property bearing Gat No. 130/1, Plot No. 10 (P) Gram Panchayat Property No. 1064/3 upon this constructed building Flat no. 3 area adm. 21.22 Sq. Mtrs, Situated at Pimpalgaon Najik, Tal. Niphad, Dist. Nashik		Physical Possession	5.85	0.60 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM
14	Borrower: Bhosale Ashok Keshav. Guarantor: Jagtap Vishnu Datta, Dagade Pankaj Manikchand	Dist. Tal. Nashik At. Mhasarul in the Limit of Nashik Mahanagar Palika. CSN No.202/6 At 9 - 10, out Of this part No.9 + 10, upon this constructed Building Bhagya Sankul Apartment, Flat No.3, area 113.84 Sq.mt.	Rs.79,51,356/-	Physical Possession	46.55	4.70 (05-09-2026)	07-09-2026 (Monday) 01:00 to 02:00 PM

List of the terms & conditions appearing in Bid Document

* Date & Time of E-Auction: as mentioned in above table (with auto extension clause in case of bid in last five minutes before closing) * All the properties can be inspected by the interested buyers on a mutually convenient date. * The Bids may be increased in multiples of Rs. 50,000/- (Rupees Fifty Thousands Only) * The Auction will be conducted through online portal: https://sarfaesi.auctiontiger.net, as per the further terms and conditions of the Tender document and as per the procedure set out therein. *The Tender Document can be obtained from https://sarfaesi.auctiontiger.net * Each Bid has to be supported by a deposit of the EMD as per the terms and conditions detailed in the Tender Document.* The successful bidder will be required to deposit 25% of the sale price (less the amount of EMD deposited) at the time of confirmation of sale. * The balance amount of the sale price is to be paid within 15 days of the confirmation of the sale or such extended period as may be agreed to by the AO. In case of failure to deposit the balance amount within the prescribed period, the deposited amount shall be forfeited, including EMD. * In the event the auction scheduled herein above fails for any reason whatsoever, Rare ARC has the right to sell the secured asset by any methods under the provisions of Rule 8(5) of the Security Interest (Enforcement) Rules, 2002 and SARFAESI Act, 2002 * At any stage of the auction, the Authorized Officer may accept/reject/modify/cancel the bid/ offer or postpone/ cancel auction without assigning any reason thereof and without any prior notice * For Queries related to User ID/password, Bidder may contact at any working day during office hours to Rare ARC's service provider: e-Procurement Technologies Ltd., (Auction Tiger), on email id: support@auctiontiger.net or on mobile no.: 91-9265562818, 9265562821, 9374519754 * For any query related to the auction, Bidder may contact at any working day during office hours: Mr. Kunjal Acharya, AO, Rare ARC on Mobile No.- 7069960299 or 8153834053, Email: jinala@rarearc.com snehal@rarearc.com, Website: www.rarearc.com

Statutory 15/30 Days sale notice under Rule 8(6) and 9(1) of Security Interest (Enforcement) Rules, 2002
Borrower/Guarantors/Mortgagor are hereby Notified for sale of immovable secured assets towards realization of outstanding dues of Secured Creditor. **Sd/-**
Date: August 21, 2026 **Authorized Officer,**
Place: Ahmedabad **Rare Asset Reconstruction Limited**

Bank of Maharashtra
Zonal Office : Latur
(Ground Floor, Jeevan Jyoti, LIC Building , Ambejogai Road, Old Renapur Naka, India Nagar, Latur – 413531)
टेलीफोन / Tele : ०२४८२-२४०१५८,५९ /(02382-240158,59) ई-मेल/e-mail : cmrecovery_lat@bankofmaharashtra.bank.in
प्रधान कार्यालय : लोकमंगल, १५०१, शिवाजीनगर, पुणे-५ / Head Office : Lokmangal,1501, Shivajinagar, Pune-5

Zen Ify Making Life Simpler
Bank of Maharashtra
YE AIR OF DEPOSITS
IRDA 2026-27

E-AUCTION SALE NOTICE

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) & 9 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 immovable 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 25/09/2026** 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 & Date	Short Description of Property	Reserve Price / Earnest Money Deposit / Bid Increment
1.	**Borrowers :** **1) Shri Balaji Trading Company Prop. Mr. Ritesh Ramesh Raje, Address:** Near Wale English School, Khadgaon Road, Latur-413512. **Guarantor : 2) Mr. Ramesh Dattatray Raje, Address :** S/o Dattatray Raje , Raj Laxmi Niwas, Opp. Paike Hospital, Padma Nagar, Latur-413512.	Demand Notice: Dt. 22/05/2026 **Led. Bal: Rs.1,89,84,200.95/- + unapplied interest: Rs.6,67,941.00/- Total Rs.1,96,52,141.95/- (Rupees One Crore Ninety Six Lakh Fifty Two Thousand One Hundred And Forty One And Ninety Five Paise Only)** **Symbolic Possession Date: 24/07/2026**	**Details of collateral security** **Property No.1** All that piece and parcel of residential land and building constructed at Sy No.244/1/2, CTS No.10295/H 6 & 7, Plot No.4 & 17 Adjacent D-1/1662, Old, R-3/209/2 New, Ambejogai Road, Old Renapur Naka, Latur-413512. Plot area admeasuring about 4460 Sq.Feet Built up area about 455 Sq.Meter. **Property Owned by Mr. Ramesh Dattatray Raje.** **Bounded as follows : North :** Plot No.5 &16, **East :** 20 Feet Wide Road, **West :** Latur Ambejogai Road, **South :** Plot No. 3 & 18. **CERSAI Asset ID-200063151467** **Possession : Symbolic**	**Reserve Price :** **Rs.9.72 Crore** **(Rupees Nine Crore seventy Two Lakh Only)** **EMD :** **Rs.9.72,000 /-** **(Rupees Nine Lakh Seventy Two Thousand Only)** **Bid Increment Amount** **Rs. 20,000.00/-** **(Rupees Twenty Thousand Only)**

NOTE:

Sr. No.	Particulars	Date & Time
1.	Date and time of E- Auction	For Sr. No. 1 and for Property No. 1 — **25/09/2026 between 11.00 a.m. and 5.00 p.m**
2.	Last Date of Submission of Bid with EMD	**24/09/2026 up to 04.00pm**
3.	Inspection Date & Time	For Sr. No. 1 and for Property No. 1 — **22/09/2026 to 23/09/2026 between 10:00 am. and 5:00 pm**

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 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, E mail id is **"support.baanknet@psballiance.com".**

Detailed terms and conditions of the sale is available at **https://bankofmaharashtra.bank.in** & **https://baanknet.com**

Date : 20/08/2026 Place : Latur **Sd/- Chief Manager & Authorized Officer Bank of Maharashtra.**

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kotak®

KOTAK MAHINDRA BANK LIMITED

Registered Office : 27, BKC, C-27, G Block, Bandra Kurla Complex, Bandra (East), Mumbai-400 051.
Branch Office : Kotak Infinity, 5th Floor, Building No. 21, Infinity IT Park, Off Western Express Highway, General A. K. Vaidya Marg, Malad (E), Mumbai-400 097. **• Corporate Identity Number :** L65110MH1985PLC038137 **• Website :** www.kotak.com

E-AUCTION CUM SALE NOTICE OF IMMOVABLE PROPERTIES

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 8 (6) & 9 (1) 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) and / or Mortgagor(s), that the below described immovable properties mortgaged / charged to **Kotak Mahindra Bank Limited** ("Secured Creditor"), the **Physical Possession** of which has been taken by the Authorized Officer of the Secured Creditor on **29.04.2025**, will be sold through E-Auction on **"AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS", "WHATEVER THERE IS BASIS"** and **"NO RECOURSE BASIS"** on **10.09.2026**, for recovery **Rs. 9,97,68,000/- (Rs. Nine Crore Ninety Seven Lakhs Sixty Eight Thousand Eight Hundred Ninety Nine and Paise Eighty Eight Only)** as on **01.08.2026** together with further interest and other charges thereon at the contractual rates upon the footing of compound interest until payment / realization due to **Kotak Mahindra Bank Limited**, being the Secured Creditor, from the Borrower / Mortgagor(s) / Co-Borrower(s) namely **M/s. Mahesh Trading Company** (Represented by **Prop. Mr. Suresh Arjun Kamankar**), **Mr. Suresh Arjun Kamankar, Mr. Mahesh Suresh Kamankar & Mrs. Tara Suresh Kamankar** in respect of loans granted to **M/s. Mahesh Trading Company** (Represented by **Prop. Mr. Suresh Arjun Kamankar**)
Terms of the provision of the Section 13(13) of the said act, you are hereby prohibited from transferring, either by way of sale, lease or otherwise (other than in the normal course of your business), any of the secured assets as referred to above and hypothecated/mortgaged to the Hinduja Housing Finance Limited without prior consent of the Hinduja Housing Finance Limited

LOT NO.	Name of the Mortgagor's	Details Of Immovable Properties put for E-Auction	Last date for submission of online bid	Date & Time of E-Auction	Reserve Price (Rs.)	Earnest Money Deposit (EMD) (Rs.)
I	**Mr. Suresh Arjun Kamankar**	All that piece and parcel of NA property bearing Plot No. 21 and Plot No. 35 adm area 180.00 Sq. Mtrs, each along with constructed bungalow thereon out of Gat ,No. 419/1/1 situated at village Sakheda within the limits of Grampanchayat Sakheda and within the limits Sub Registration office Niphad Tal. Niphad Dist. Nashik The said plot properties are bounded as follows: Directions / Plot No. 21 / Plot No. 35 East / Plot No. 35 / Colony Road West / Colony Road / Plot No. 21 Directions / Plot No. 21 / Plot No. 35 South / Plot No. 22 / Plot No. 34 North / Colony Road / Colony Road together with all existing buildings and structures thereon and buildings and structures as may be erected constructed there upon any time from/after the date of respective mortgages and all additions thereto and all fixtures and furniture's and plant and machinery attached to the earth or permanently fastened to anything attached to the earth, both present and future.	09.09.2026	10.09.2026	70,15,000/- (Rs. Seventy Lakhs Fifteen Thousand Only)	7,01,500/- (Rs. Seven Lakhs One Thousand Five Hundred Only)
II	**Mr. Suresh Arjun Kamankar**	All that piece and parcel of property being residential Plots as detailed in table below and carved out of Gat No. 998/A/1,Part situated at Village Grampanchayat Chatori, Taluka Niphad District Nashik within the limits of Panchayat Samiti Nashik Grampanchayat Chatori and bounded as below: Plot Nos. / Area admeasuring (in Sq. Mtrs.) / Gat No. / Boundaries as per approved layout: East / West / South / North 14 / 209 / Gat No. 988/A/1/Part / Plot No. 15 / Adj. Gat No. / Plot No. 25 / 9 Mtr. Colony Road 15 / 242 / Gat No. 988/A/1/Part / Plot No. 16 / Plot No. 14 / Plot No. 24 / 9 Mtr. Colony Road 16 / 242 / Gat No. 988/A/1/Part / Plot No. 17 / Plot No. 15 / Plot No. 23 / 9 Mtr. Colony Road 17 / 242 / Gat No. 988/A/1/Part / Plot No. 19 and 18 / Plot No. 16 / Plot No. 22 / 9 Mtr. Colony Road 18 / 187 / Gat No. 988/A/1/Part / 6 Mtr. Colony Road / Plot No. 17 / Plot No. 19 / 9 Mtr. Colony Road 19 / 187 / Gat No. 988/A/1/Part / 6 Mtr. Colony Road / Plot No. 17 / Plot No. 20 / Plot No. 18 20 / 187 / Gat No. 988/A/1/Part / 6 Mtr. Colony Road / Plot No. 22 / Plot No. 21 / Plot No. 17 21 / 187 / Gat No. 988/A/1/Part / 6 Mtr. Colony Road / Plot No. 22 / 6MT Colony Road / Plot No. 20 22 / 242 / Gat No. 988/A/1/Part / Plot No. 20 & 21 / Plot No. 23 / 6MT Colony Road / Plot No. 17 23 / 242 / Gat No. 988/A/1/Part / Plot No. 22 / Plot No. 24 / 6MT Colony Road / Plot No. 16 24 / 242 / Gat No. 988/A/1/Part / Plot No. 23 / Plot No. 25 / 6MT Colony Road / Plot No. 15 25 / 255.5 / Gat No. 988/A/1/Part / Plot No. 24 / Adj. Gat No. / 6 MT Colony Road / Plot No. 14 26 / 185 / Gat No. 988/A/1/Part / 6 MT Colony Road / Plot No. 27 / Plot No. 37 / 6 Mtr. Colony Road 27 / 185 / Gat No. 988/A/1/Part / Plot No. 26 / Plot No. 28 / Plot No. 36 / 6 Mtr. Colony Road 28 / 185 / Gat No. 988/A/1/Part / Plot No. 27 / Plot No. 29 / Plot No. 35 / 6 Mtr. Colony Road 29 / 185 / Gat No. 988/A/1/Part / Plot No. 28 / Plot No. 30 / Plot No. 34 / 6 Mtr. Colony Road 30 / 185 / Gat No. 988/A/1/Part / Plot No. 29 / Plot No. 31 / Plot No. 33 / 6 Mtr. Colony Road 31 / 212.75 / Gat No. 988/A/1/Part / Plot No. 30 / Adj. Gat No. / Plot No. 32 / 6 Mtr. Colony Road 32 / 231.25 / Gat No. 988/A/1/Part / Plot No. 33 / Adj. Gat No. / 6 MT Colony Road / Plot No. 31 33 / 185 / Gat No. 988/A/1/Part / Plot No. 34 / Plot No. 32 / 9MT Colony Road / Plot No. 30 34 / 185 / Gat No. 988/A/1/Part / Plot No. 35 / Plot No. 33 / 9 MT Colony Road / Plot No. 29 35 / 185 / Gat No. 988/A/1/Part / Plot No. 36 / Plot No. 34 / 9 MT Colony Road / Plot No. 28 36 / 185 / Gat No. 988/A/1/Part / Plot No. 37 / Plot No. 35 / 9 MT Colony Road / Plot No. 27 37 / 185 / Gat No. 988/A/1/Part / 6 MT Colony Road / Plot No. 36 / 9 MT Colony Road / Plot No. 26 together with all existing buildings and structures thereon and buildings and structures as may be erected constructed there upon any time from/after the date of respective mortgages and all additions thereto and all fixtures and furniture's and plant and machinery attached to the earth or permanently fastened to anything attached to the earth, both present and future.	09.09.2026	10.09.2026	3,61,00,000/- (Rs. Three Crore Sixty One Lakhs Only)	36,10,000/- (Rs. Thirty Six Lakhs Ten Thousand Only)

The undersigned may at his absolute discretion and on request from the prospective buyers, arrange for inspection of the said property on **28.08.2026** between **12:00 p. m. to 02:00 p. m.** through his authorised representative / agent.

Important Terms and Conditions : 1) The E-Auction shall be conducted only through **"Online Electronic Bidding"** through website **https://www.bankeauctions.com** on **10.05.2026** from **01.00 p.m. to 02.00 p. m.** with unlimited extensions of 5 minutes duration each. **2)** For details about E-Auction, the intending bidders may contact **M/s. C1 India Pvt. Ltd. through Mr. Dharani Krishna - Mobile - +91-9948182222; email id – andhra@c1india.com. 3)** The intending bidders may visit the Bank's official website - **https://www.kotak.com** or **https://www.kotak.com/en/business/auction-sale.html** for auction details and for the terms and conditions of sale. **4)** For detailed terms and conditions of auction sale, the bidders are advised to go through the portal **https://www.bankeauctions.com** and the said terms and conditions shall be binding on the bidders who participate in the bidding process. **5)** It is requested that the interested Bidder/s are required to generate the login ID and password from the portal **https://www.bankeauctions.com** before proceeding to the bid and other documents. **6)** The bid and other documents shall be to be submitted / uploaded online only along with KYC documents of the Bidder/s on the portal **https://www.bankeauctions.com** / on or before **09.09.2026** upto **04.00 p. m.** and the scanned copies of the duly filled and signed bid documents and KYCs of the Bidder/s should be sent by mail to or **pradeep.vishwakarma4@kotak.com** and / or **vishnu.chauhan2@kotak.com** and / or **dushyantsinh.zala@kotak.com** and / or **mayur.pagare@kotak.com.** The Bidder shall write the subject of the email "For purchase of Property in the matter of **"M/s Mahesh Trading Co." - <Lot I and II>. 7)** Prospective bidders may avail online training, for generating Login ID and password and for bidding process, from **M/s. C1 India Pvt Ltd** on above mentioned contact numbers. **8)** Earnest Money Deposit (EMD) shall be deposited through **RTGS / NEFT / FUND TRANSFER** to the credit of Account No. **0641012527270001**, Kotak Mahindra Bank Ltd., Nariman Point Branch, Mumbai, **IFSC Code: KKBK0000958**, on or before **09.09.2026** up to **04:00 p. m.** The NEFT / RTGS / FUND TRANSFER shall only be done from the account/s of the intending bidder/s only. In case of