



Regional office: Bank of Baroda,
Baroda City Region, 5th Floor, Suraj Plaza-III,
Sayajigunj, Baroda-390020, Gujarat
Ph.: 91-265-23610026, 236313, 34, 36 / 9427564244
E: rm.baroda@bankofbaroda.com

E- AUCTION 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 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 Authorized Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" for recovery of below mentioned account/s. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/-Auction Date & Time, EMD and Bid Increase Amount are mentioned below:

Sr. No.	Name & address of Borrower/s / Guarantor/s Mortgagor s & Branch Name	Description of the immovable property with known encumbrances, if any	Total dues	1. Reserve Price (2. Earnest Money Deposit (EMD) 3. Bid Increase Amount	Name of Contact Person for Inquiry
1	(Industrial Area Gorwa, Branch) Mukutav Tulsiav Galkwad (Borrower) Address: 128 Jeshi Society Nr Gurukrupa Society, Refinery Road Opp Sahyog Soc. Gorwa, Vadodra, Gujarat-390016	1 BHK Flat no. G-402, Tower-S, girraj nagar, opp. Bajwa lake, nr. Bajwa water tank, bajwa-karachiya main road, bajwa, vadodra. Super built up area 54.60 Sq. Mtr. In the name of Mr. Mukutav Tulsiav Galkwad. Bounded as under: North: Flat No. H-403, South: Flat No. G-401, East: Flat No. G-403, West: 12.00 Mtr. Road. Status of Possession: Physical (Residential Flat)	Rs. 4,40,189.41/- Plus, further interest thereon & legal expenses and cost from 29-09-2023 less recovery up to date.	1. Rs. 8,95,500.00/- 2. Rs. 89,550/- 3. Rs. 10,000/-	Mr. Pandey R K 9687689112
2	(Ragopura Road Branch) Mrs. Gayatriben Manojkumar Joshi and Mr. Vraj Manojkumar Joshi (Borrower & Co-Borrower). Address: 704 Tower B, Ashwamegh Complex, Shiyabaug Road, Baroda, 390011 Address: A-15 Jay Armb Society, Sayad Vasana Road Gohi Vadodra Gujarat 390007	All that piece & parcel of immovable Residential property situated at Flat No. B-704 Tower-B 7th Floor of Ashwamegh Complex Super Built up Area. 70.80 Sq Mtrs at Mouje Babajipura Tal & Dist. Vadodra, City Vadodra bearing Survey No. Tikka No. 14/3, C.S. No. 14 and bounded as under: East: Flat No. B-705, West: Flat No. B-703, North: Margin Space, South: Vadodra District. Status of Possession: Physical (Residential)	Rs. 20,26,110.08/- Plus, further interest thereon & legal expenses and cost from 12-04-2023 less recovery up to date.	1. Rs. 12,87,000/- 2. Rs. 1,28,700/- 3. Rs. 10,000/-	Mr. Patra Ranjan Kumar 6357363580
3	(New VIP Road Branch) Mr. Anjanbhai Rupabhai Suthar (Borrower). Mrs. Anshiben Arjanbhai Suthar (Co-applicant). A-403, Vashnavi Willow, Opp. M. M. Vora Showroom, Vadodra, Gujarat - 390025	The property being project (scheme known as "Vashnavi Willow", Flat No. A-403, on 4th Floor, Tower-A being constructed / under construction on land non-agriculture plot of land in Mouje: Danteshwar, Vadodra lying being land bearing R.S. No. 245, area adm. 2630 Sq. Mtrs. In Mouje Village Danteshwarpali scheme, Super Built-Up area adm. 320 Sq. Ft. at Registration District and Sub-District Vadodra District Vadodra. The property is bounded as under: East: Flat No. A-405 & A-406 West: Compound Wall. North: Flat No. A-402, South: Flat No. A-404. Status of Possession: Physical (Residential Flat)	Rs. 18,44,205/- plus interest and cost from 06.08.2023 less recovery up to date	1. Rs. 9,45,000/- 2. Rs. 94,500/- 3. Rs. 10,000/-	Mr. Singh Vimal Kumar 9687689200
4	(New VIP Road Branch) Mrs. Dipitben Ashokkumar Darvar (Borrower), At: C-47 Vrindavan Park Opposite Super Bakery Vadodra, Gujarat-390018 Mr. Ashok Chandrakant Darvar (Co-applicant), At: C-47 Vrindavan Park Opposite Super Bakery Vadodra, Gujarat-390018	Residential property front located at Flat No. J-109, 2nd floor, having construction area 25.00 sq meter, situated at Radha Park Society, Opposite Siddhi Vinayak Society, besides Sardar Estate New Vip Road Vadodra, Gujarat-390018. The property is bounded as under: East: Sardar Estate, West: Margin the Radha Park society, North: Flat No. J-108, South: Flat No. J-110. Status of Possession: Physical (Residential Flat)	Rs. 6,38,903/- Plus, further interest and cost from 16/05/2024 less recovery up to date	1. Rs. 1,90,000/- 2. Rs. 19,000/- 3. Rs. 20,000/-	Mr. Singh Vimal Kumar 9687689200
5	(Novino Tarsali Branch) Mrs. Shardaben Sureshbhai Nikum (borrower) Mrs. Anshiben Arjanbhai Suthar (Co-applicant) 153, Ramnagar Kalai Fatak, Alidra, Vadodra- 390011	All that Piece & Parcel of Residential Flat situated at Flat No. 507, 5th Floor, Tower-B, Sahajanand Flat, Opposite Swami Narayan Temple, bearing R.S. No. 118/100, C.S. No. 1293/8 of mouje- Valsad, Tal and Dist. Vadodra. With super built-up area 70.14 sq mtr. built up area 43.05 sq mtr. and undivided share of land measuring 31.35 SqMtr. The property belongs to Mrs. Shardaben Sureshbhai Nikum and Mr. Sureshbhai Pambhar Nikum, bounded as under: East: Flat No. 37, West: Flat No. 33, North: Open Space & Road, South: Open Land. Status of Possession: Physical (Residential)	Rs. 12,56,415.55/-+ interest and legal charges thereon as on date.	1. Rs. 7,65,000/- 2. Rs. 76,500/- 3. Rs. 10,000/-	Mr. Verma Shekhar 6359001576
6	(Sayajigunj Branch) Mr. Anishbhai Musabhai Patel (Borrower) & Mrs. Halimaben Anishbhai Patel (Co-Borrower) Address-1: G-46, Sahakar Nagar, Opp. Basil School, Tandadiya Road, Vadodra - 390018 Address-2: Block No. 104, Momin Park, Near Aman Park, Near Dabhi Chokdi, Jamnagar, Bharuch - 392150	All that part & parcel of the immovable property of Naland bearing Plot of land in Mouje Kadia, Jamnagar, Branch lying being land bearing Revenue Survey No. 301/6 Paik Known as 'MOMIN PARK' Paik Plot No. 104 adm. 45.98 Sq. Mtrs. Common Plot and Road adm. 10.00 Sq. Mtrs. of Village Kadia, Taluka-Jambusar Dist. Bharuch and bounded as under: East: Road, West: Plot No. 99, North: Plot No. 103, South: Plot No. 105. Status of Possession: Physical (Residential House)	Rs. 8,88,010.60/- plus interest and cost from 04.12.2023 and less recovery up to date.	1. Rs. 9,00,000/- 2. Rs. 90,000/- 3. Rs. 10,000/-	Mrs. Mishra Aliva Anwesha 9687689135
7	(Sayajigunj Branch) Mr. Prakash Motiram Keshwani (Borrower) Address: E-28 E-3 Shivdharra Flats, Near RTO, Wariyasi, Vadodra, Gujarat, 390006	All that part & parcel of the immovable property of land bearing Mouje Kadia Revenue Survey No. 822/1 adm. 100/77 Sq. Mtrs. on which SHIV DHARA FLATS occupying Ground Floor Flat No. E/2, built up area adm. SUPER BUILT UP AREA 345.00 Sq. Ft. in the Registration District, Sub-District and District Vadodra in the name of Mr. Prakash Motiram Keshwani and bounded as under: East: Flat No. E/1, West: Internal Road, North: Related Other Property, South: Common Passage & Flat No. E/1. Status of Possession: Physical (Residential Flat)	Rs. 14,16,275.99/- plus interest and cost from 04.12.2023 and less recovery up to date.	1. Rs. 10,00,000/- 2. Rs. 1,00,000/- 3. Rs. 10,000/-	Mrs. Mishra Aliva Anwesha 9687689135
8	(Sayajigunj Branch) Mrs. Anjali Prakashkumar Suryavanshi (Borrower) Address: 103 Sai Shyam Dabhoiya Pole, Bh. Shanidev Temple Wadi, Vadodra, Gujarat-390017	All that part & parcel of the immovable property situated at Flat No. 103 First Floor "Sai Shyam" adm. 39.96 Sq Mtrs Mouje Kadia Vadodra Vibhag-A Tikka No. 8/2, City Survey No. 353,354,123 in the Registration District, Sub-District and District Vadodra in the name of Mrs. Anjali Prakashkumar Suryavanshi D/o Prakashkumar Balwantrao Suryavanshi & Neel Parkankumar Seth S/o Parkankumar Krishnakant Seth and bounded as under: East: By Lane West: By OTS North: By C.S. No. 121, South: By C.S. No. 128. Status of Possession: Physical (Residential Flat)	Rs. 10,70,465.00/- Plus, further interest thereon & legal expenses and cost from 14-05-2023 less recovery up to date.	1. Rs. 14,00,000.00/- 2. Rs. 1,40,000/- 3. Rs. 10,000/-	Mrs. Mishra Aliva Anwesha 9687689135
9	(Sayajigunj Branch) Sunchem Industries (Borrower) Address: B-41 Patel Shanikeshji Ind Estate, Marjusa Tar Savi, Vadodra, Gujarat-390019 Shah Mayur Dineshchandra (Co-Borrower) Address: 302 Shyam Complex Opp. Kalavati Hospital Opp. Ganesh Vidhyalay Hami Wariyasi Ring Road Vadodra Gujarat 390022	All that part and parcel of the Residential Flat No. 1 TF-302, 3rd Floor of Shyam Complex, old Survey Block No. 177 Paik measuring 6436 Sq. Mtrs. TP No. 5 Final Plot No. 170, Area adm. 59.47 Sq. Mtrs, undivided land 37.65 Sq. Mtrs Behind Meera Society, Opp. Ganesh Vadhalyaya, Hami Wariyasi Ring Road, Mouje- Sayajipura, Sub District and District Vadodra The property is bounded as under: East: Flat No. 760, West: After stairs Flat No. 303, North: Flat No. 301, South: 750 Meter Road. Status of Possession: Physical (Residential)	Rs. 10,00,000.00/- Plus, further interest thereon & legal expenses and cost from 31-07-2017 less recovery up to date.	1. Rs. 8,90,000/- 2. Rs. 89,000/- 3. Rs. 10,000/-	Mrs. Mishra Aliva Anwesha 9687689135
10	(O. P. ROAD Branch) Mrs. Jaychamunda Enterprise (Borrower) & Mr. Priyank Anil Kumar Pandya (Prop.), Miss. Khushboo Anil Kumar Pandya (Guarantor) Address: F-302, Nandanvan complex, Kaladarshin char rakista waghodiya road, Vadodra-390019	EM of residential 2 BHK Flat R.S. No. 437/1, 438, T.P.S. No. 3, F.P. No. 752, 754 & 759, Flat No. 302, 3rd Floor, Tower-A, "Nandanvan Housing Complex", Opp. Vign Mangal, Nalanda Water Tank Road, measuring 9552 Sq. M. adm. 87.73 sq. mt. (943.97 sq. ft.) Property Owner: Kunalbhai Vinodbhai Patel. Boundaries of the property: East: Building OTS, West: Building margin, North: Flat No. 102, South: Building OTS. Status of Possession: Physical (Residential)	Rs. 17,14,968.34/- plus interest and other cost from NPA 10.06.2023 & less recovery up to date.	1. Rs. 8,95,500/- 2. Rs. 89,550/- 3. Rs. 10,000/-	Mr. Amit Dutt 9687689130
11	(Gohi Road Branch) Lalitkumar Bherulal Bagora (Borrower) Address: 102 Sagar Flat Nr Prabhat Char Rashtriya, Vaghodia Ro, Vadodra, Vadodra, Gujarat-390019	Immovable property being non-agriculture land bearing Flat No. C-302, 4th Floor, Shree Nand Residency, measuring 49.76 Sq. meters, Revenue Survey No. 706/1 of Mouje Gorwa in registration District and Sub-District - Vadodra in the name of Mrs. Kanta Lalitkumar Bagora & Mr. Lalitkumar Bherulal Bagora. The boundaries are: East: Flat No. C-301, West: Common Plot, North: Flat No. B-303, South: Land of R.S. No. 706/1 Paik. Status of Possession: Physical (Residential)	Rs. 14,12,911/- plus interest and cost from NPA a/c less recovery up to date.	1. Rs. 8,37,000/- 2. Rs. 83,700/- 3. Rs. 10,000/-	Mr. Kumar Ritesh Ranjan 9687689202
12	(Panigote Branch) Maaghavi Govindbhai Lakhtaria (Borrower) Address: 102 Sagar Flat Nr Prabhat Char Rashtriya, Vaghodia Ro, Vadodra, Vadodra, Gujarat-390019	Flat No. B/102, "Sagar Flats", BH Chandranagar Society, Nr Prabhat Char Rashtriya, Vaghodia Road, Vadodra, situated in R.S. No. 941, T.P. No. 4, O.P. No. 435, Village - Bagod, Sub Dist. & Dist. Vadodra. Bounded as follows: North: Flat No. B-102, Flat No. B-102, South: House of Somabhai House of Somabhai, East: Flat No. B-101, West: Property adjoining with F.P. No. 434 Status of Possession: Physical (Residential)	Rs. 6,86,678.29/- Plus, further interest thereon & legal expenses and cost from 21-04-2021 less recovery up to date.	1. Rs. 8,91,000/- 2. Rs. 89,100/- 3. Rs. 10,000/-	Mr. KUMAR MANISH 9687689131
13	(Karelibaug Branch) Mrs. Kalpi Intra (Partnership) Address: 405, Vihar Trade Center, Near Waves Club, Vasna Bhai Road, Vadodra 391410. Mr. Sanjay J. Limbani (Partner) Address: 690, Gurukrupa Navaratri Chok, Chhotra- Udegur Vadodra Gujarat 391165. Mr. Krunal V. Patel (Partner) Address: Po: Segwa Ta: Sinor Dist: Baroda, Gujarat 391111.	Property 1: Residential 3-BHK Flat No. F101, Tower-F, 1st Floor, "Shreeji Gold", Opp. Bandhan Party Plot, Nr. C.K. Prajapati School, Laxmipura Road, Block/Survey No.: 255, C.S. No. 3883, Mouje-Gorwa, Vadodra. Built-up Area: 87.73 sq. mt. (943.97 sq. ft.) Property Owner: Kunalbhai Vinodbhai Patel. Boundaries of the property: East: Building OTS, West: Building margin, North: Flat No. 102, South: Building OTS. Status of Possession: Physical (Residential 3-BHK Flat) Property 2: Residential 3-BHK Flat No. F102, Tower-F, 1st Floor, "Shreeji Gold", Opp. Bandhan Party Plot, Nr. C.K. Prajapati School, Laxmipura Road, Block/Survey No.: 255, C.S. No. 3883, Mouje-Gorwa, Vadodra. Built-up Area: 87.73 sq. mt. (943.97 sq. ft.) Property Owner: Kunalbhai Vinodbhai Patel. Boundaries of the property: East: Building OTS, West: Society Internal Road, North: Flat No. E-101, South: Flat No. F-101. Status of Possession: Physical (Residential 3-BHK Flat)	Rs. 67,46,149.49/- Plus, further interest thereon & legal expenses and cost from demand notice 17/11/2025 less recovery up to date.	1. Rs. 31,34,700/- 2. Rs. 13,470/- 3. Rs. 20,000/-	Mr. Ashish 9687689118
14	(Karelibaug Branch) Mrs. Martin (Proprietorship) Address: B-302 Pinkal Apartment, Nr Deep Chambers, D- Mart, Manjapur, Vadodra, Gujarat, 390011. Mrs. Bakulaben Kishoribhai Karkar (Prop.) Address: B-302 Pinkal Apartment, Nr Deep Chambers, D- Mart, Manjapur, Vadodra, Gujarat, 390011.	Property 1: All that Piece or Parcel of immovable Residential 3-BHK Flat: 303, Tower-F, 3rd Floor, "Shreeji Gold", Opp. Bandhan Party Plot, Nr. C.K. Prajapati School, Laxmipura road, Vadodra. R.S. No. 255, Admeasuring about H. are 01-17-36, C.S. No. 3883, measuring 11615. Sq. Mtr. Scheme Developed admeasuring 944.00 Sq. Ft. Situated in Gorwa, Taluka & District Vadodra, in the name of Mrs. Bakula Kishoribhai Karkar, bounded as follows: East: Naliya Road, West: Building OTS, North: Flat No. E/304, South: Flat No. E/304. Status of Possession: Physical (Residential 3-BHK Flat) Property 2: All that Piece or Parcel of immovable Residential 3-BHK Flat: 304, Tower-F, 3rd Floor, "Shreeji Gold", Opp. Bandhan Party Plot, Nr. C.K. Prajapati School, Laxmipura road, Vadodra. R.S. No. 255, Admeasuring about H. are 01-17-36, C.S. No. 3883, measuring 11615. Sq. Mtr. Scheme Developed admeasuring 944.00 Sq. Ft. Situated in Gorwa, Taluka & District Vadodra, in the name of Mrs. Bakula Kishoribhai Karkar and bounded as follows: East: Naliya Road, West: Building OTS, North: Flat No. E/303, South: Building Margin. Status of Possession: Physical (Residential 3-BHK Flat)	Rs. 91,76,237.54/- Plus, further interest thereon & legal expenses and cost from demand notice 16/11/2025 less recovery up to date.	1. Rs. 34,50,600/- 2. Rs. 3,45,060/- 3. Rs. 20,000/-	Mr. Ashish 9687689118
15	(Karelibaug Branch) Mr. Krunal Vinod Patel (Borrower) Address: Po: Segwa Ta: Sinor Dist: Baroda, Gujarat 391111.	Residential 3-BHK Flat situated at R.S. No. 255, C.S. No. 3883, Flat No. F-502 (5th Floor), "Shreeji Gold", Nr. C. K. Prajapati School, Opp. Bandhan Party Plot, Laxmipura Road, property situated at NA land of R.S. No. 255 adm. H. are 01-17-36, C.S. No. 3883 adm. 11615.5 Sq. Mtrs, 944 Sq. Ft. undivided area 330 Sq. Ft. situated at Mouje Gorwa in Registration District, Sub District & District Vadodra- 390018, in the name of Mr. Krunalbhai Vinodbhai Patel and bounded as under: - East: - Building OTS, West: Society Road, North: - Flat No. F-501, South: Building OTS. Status of Possession: Physical (Residential 3-BHK Flat)	Rs. 31,38,409.63/- Plus, further interest thereon & legal expenses and cost from demand notice 16/11/2025 less recovery up to date.	1. Rs. 34,50,000/- 2. Rs. 3,45,060/- 3. Rs. 20,000/-	Mr. Ashish 9687689118
16	(Karelibaug Branch) Mrs. K. Creations (Prop.) Address: 3rd- 316- Phoenix, Nr Siddharth Annexe 2, Sama Savi Road, Vadodra, Gujarat, 390008. Mr. Krushankant Rameshprashad Brahmabhatt (Borrower) & Mrs. Arti Krushnakant Brahmabhatt (Guarantor). Address: C-30 Dhanlaxmi Soc, No.1 BH Aryakanya Vidhyalaya Kareli Baug Baroda Gujarat- 390018.	Commercial Office No. 316, (Third Floor), Phoenix Avenue, B/s. Pavanver Plaza, Opp. IOD Petrol Pump, Sama- Savi Road, Vadodra. Block No. 354/1, C.S. No. 2, P.F. No. 80 Paik, carpet area admeasuring 24,1403 Sq. Mtrs., built-up area admeasuring 35,5520 Sq. Mtrs., super built-up area admeasuring 39,8316 Sq. Mtrs., and undivided land admeasuring 12,6355 Sq. Mtrs. Registration District and Sub-District Vadodra. Property in the name of Brahmabhatt Arti Krushnakant & bounded as under: East: Third Floor, Office No. 317, West: Third Floor, Office No. 315, North: Compound Wall, South: Common Passage. Status of Possession: Symbolic (Commercial Shop)	Rs. 10,50,325.87/- plus interest and other cost from NPA 17.03.2026 & less recovery up to date.	1. Rs. 13,00,000/- 2. Rs. 1,30,000/- 3. Rs. 20,000/-	Mr. Ashish 9687689118

Date & Time of E Auction: 23.09.2026, 02:00 PM to 06:00 PM
Inspection Date & Time: 18.09.2026, 11:00AM to 05:00 PM
Status of Possession : Sr. no. 1 to 15 Physical Possession & Sr. No. 16 Symbolic Possession

* Encumbrances Known to Bank: Nil Note: For Sr. No. 16 Only

As the Properties/ property are in symbolic possession E-Auction Sale Notice is subject to following conditions :-

- Properties/ property are in Symbolic Possession and Bidder is purchasing the Properties/ property in symbolic possession at his/own risk & responsibility.
- Bank will hand over the possession of Properties/ property symbolically only and Successful Auction bidder/purchaser will not claim physical possession from the Bank.
- Bank will not be responsible or duty bound for handing over of physical possession.
- Successful Auction Purchaser will not be entitled to claim any interest, in any case of return of money.
- Successful Auction Purchaser has to submit the Declaration Cum Undertaking confirming the above terms & condition immediately after E-Auction.
- Subsequent to sale if Successful bidder fails to submit Declaration Cum Undertaking, the bid EMD amount will be forfeited.

For detailed terms and conditions of sale, please refer/visit to the website link <https://bankofbaroda.bank.in/e-auction> and online auction portal <https://baanknet.com> Prospective bidders may contact Mr. Vipin Jain, Senior Manager, Mobile No. 6357014005, Auction Facilitation Center, 4th Floor, ROSARB, Suraj Plaza-3, Sayajigunj, Vadodra.

Date: 07.09.2026, Place :- Vadodra

Authorised Officer, Baroda City Region, Bank of Baroda,



Canara Bank

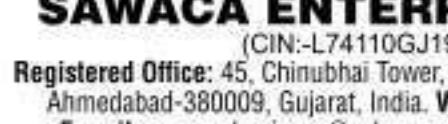
DHRANGADHRA BRANCH
No. 8104235536

NOTICE FOR PUBLIC AUCTION OF PLEDGED GOLD JEWELLERY/ORNAMENT/COINS

The under mentioned persons are hereby informed that they have failed to pay off the liabilities in the loan accounts. Notices sent to them by Registered Post. They are therefore requested to pay off the liability and other charges and redeem the pledged securities before 17.09.2026 failing which the said securities will be sold by the Bank in public auction (Online) at the cost of the borrower on 17.09.2026.

Date of Loan	Account No.	Name of the Borrower & Address	Description of gold ornaments pledged	Net weight in Grams.
30.01.2024	180266 454858	Sri/Smt MILANBHAI PRAVINBHAI PATEL Add-Plot no-22, LC Society, Near Sadhna Society Halvad Road, Dhrangadhara-363310 Mb-9974160755	Handpan	21.60

Total Outstanding Dues- Rs. 1,25,845.76 + Interest & Cost
Date of Auction : 17.09.2026
Time of Auction : 1 PM to 3 PM
Place of Auction : www.bankauctions.com
Reserve Price : Rs. 3,06,936/- (Reserve Price may vary as change in Gold Rates)
Date : 08-09-2026, Place : Dhrangadhra Manager, Canara Bank



Sawaca Enterprises Limited

NOTICE TO THE MEMBERS FOR THE 32ND ANNUAL GENERAL MEETING

Registered Office: 45, Chinubhai Tower, Opp. Handloom House, Ashram Road, Ahmedabad-380009, Gujarat, India. **Website:** www.sawacabusiness.com
E-mail: sawaca_business@yahoo.com, **Contact No:** +91-79 2658 3309

NOTICE is hereby given that the Thirty Second Annual General Meeting (AGM) of the Company will be held on Wednesday, 30th September, 2026 at 01:00 p.m. (IST) through video conferencing ("VC")/other audio visual means ("OAVM") to transact the business, as set out in the Notice of the AGM which is being circulated for convening the AGM. This is in Compliance with relevant provisions of the Companies Act, 2013 and rules made there under and SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015, read with all applicable circulars on the matter issued by the Ministry of Corporate Affairs ("MCA") and the Securities and Exchange Board of India ("SEBI").

The Notice of the AGM along with the Annual Report 2025-26 is being sent only by electronic mode to those Members whose email address are registered with the Company/ Depository in accordance with the aforesaid MCA and SEBI Circulars. Members may note that the Notice and Annual Report 2025-26 will also be available on the Company's website www.sawacabusiness.com, website of the Stock Exchange i.e. BSE Limited at www.bseindia.com and on the NSDL website at www.evoting.nsdl.com. Members can attend and participate in the AGM through the VCO/AVM facility only. The instruction for joining the AGM are provided in the Notice of the AGM. Members attending the meeting through VCO/AVM shall be counted for the purpose of reckoning the quorum under section 103 of the Companies Act, 2013.

The Company is providing remote e-voting facility ("remote e-voting") to all its members to cast their votes on all the resolutions which is set out in the Notice of the AGM. Members have the option to cast their votes on any of the resolutions using remote e-voting facility or e-voting during the AGM. Detailed procedure for the remote e-voting/ e-voting during the AGM is provided in the Notice of the AGM.

In case you have not registered your e-mail address with the Company/ Depository. Please follow below Instructions for registration of email Id for obtaining Annual Report and login details for e-voting:-

Physical Holding Members holding shares In physical mode are requested to register/ update the same by writing to the Company with details of folio number and attaching a self-attested copy of PAN card at sawaca_business@yahoo.com or Company's Registrar and Transfer Agent- Bigshare Services Private Limited at investor@bigshareonline.com

Demat Holding Please Contact your Depository Participant (DP) and register your email address In your demat account, as per the process advise by your DP.

By Order of the Board of Director For, Sawaca Enterprises Limited
Sd/- Shetal S Shah
 Chairman & Managing Director (DIN:02148909)

Date:- Sept 07, 2026
Place:- Ahmedabad



Bank of Baroda

RO-SARB, Bank of Baroda, Regional Office,
 1st Floor, Mahalaxmi Tower, Tithal Road, Valsad, Gujarat - 396001
Email : sarbul@bankofbaroda.co.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 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) 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" for recovery of below mentioned account/s. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/-Auction Date & Time, EMD and Bid Increase Amount are mentioned below:

Sr./ Lot No.	Branch Name Contact No	Name & address of Borrower/s / Guarantor/s	Short Description of property with known encumbrances, if any / Status of Possession	Total dues	1. Reserve Price 2. Earnest Money Deposit (EMD) 3. Bid Increase Amount
1	ROSARB 9924290330	Amees Industries Plot No A 1 18 Gids Ind Estate Ta Pardi 396125 Mr. Amitkumar Dineshchandra Mehta and Pribhen Rameshchandra Doshi Row House C/23, Royal Pardi Complex, Sulabh Nagar, Behind Kumarsahla, Killa Pardi 396125	Row House: All The Piece and Parcel of Property Bearing N A Plot No C-23 Admeasuring 94.46 Sq. Mtrs. Of Block/Survey No 80/1 Admeasuring 7837 Sq. Mtrs. Known As "Royal Complex" Situated Within Village Killa Pardi, Keshba Municipal Borough, Tal. Pardi Bounded as Under: East: Internal Road, West: Survey No 79 North: Plot No C/24 South: Plot No C/22 (Physical Possession)	Rs. 65,59,062/- as on 31.08.2026	1. Rs. 28,86,840/- 2. Rs. 2,88,684/- 3. Rs. 10,000/- (With unlimited extension of 10 minutes each)
2	ROSARB 9924290330	Rushabhkumar Dineshbhai Trivedi 82/8 Near Radhakrishna Temple, Manibaug-2, Abrama, Valsad, Gujarat - 396001	All that piece and parcel of residential plot with Residential House With Plot No 39 admeasuring 851.00 sq ft (79.06 sq. mts) know as lake view bungalows on Naland bearing survey no 348/1/pakse 1 total admeasuring 20546.00 sq mtrs new block / survey no 2777 situated at durgu within the municipal limits of village Durgu, Tal Vapi Dist Valsad in the name of Mr. Rushabh kumar Dineshbhai Trivedi And Mr. Nalrik Dineshbhai Trivedi And The Boundaries Are As Under: North: Agriculture Open Land, South: Society Internal Road, East: Plot No 40, West: Plot No 38 (Physical Possession)	Rs. 61,99,827/- as on 06.09.2026	1. Rs. 40,59,036/- 2. Rs. 4,05,903.60/- 3. Rs. 10,000/- (With unlimited extension of 10 minutes each)
3	ROSARB 9924290330	M/s Sai Narrow Fabrics, Mr. Jitendra Kumar Jayantilal Mali, Smt. Urmilaben Jayantilal Mali, Mr. Rakesh J Mali (1) Plot no.718 RS No.69/P and 71/P New GIDD Gundlav Opposite Investa Pumps Tal Dist Valsad 396035 (21/699 Opposite Bajjan Baug Bandra Road, Valsad Tal Dist Valsad 396001	Land & Building: Equitable Mortgage of all piece and parcel of NA land and building (Ground Floor + First Floor) bearing gram panchayat house no.31275 which is constructed on the NA land bearing R S/ block number 155b/5 and khata number 1231 land admeasuring 296.09 sq. mtrs. and the construction area is ground floor plus first floor total admeasuring 3000 Sq. Fts. Which is situated within the Grampanchayat limits of Pamera Tal Dist Valsad (Physical Possession)	Rs. 46,63,653.00 as on 31.08.2026	1. Rs. 33,73,753/- 2. Rs. 3,37,375.30/- 3. Rs. 25,000/- (With unlimited extension of 10 minutes each)

• Date of E-Auction : 24-09-2026 • Time