

आस्ति वसूली शाखा Asset Recovery Branch  
Door No 26-15-150, Changalraopeta  
विशाखापटनम VISAKHAPATNAM 530001

Telephone No.0891-2537782 ई मेल email: ubin0817295@unionbankofindia.bank.in

To:

**M/s Kesava Pattabhi Dairy Farms:**

**Principle Borrowers:**

|     |                                                                                                                                                                                                                                                                            |      |                                                                                                                                                                                                                                                                 |
|-----|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1a. | M/s. Kesava Pattabhi Dairy Farms<br>(Partnership Firm)<br>Represented by Managing Partners:<br>a) Mr. Boddu Srinivasu &<br>b) Mr. Vaitla Naveen<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437 | 2a.  | Mr. Boddu Srinivasu (Managing<br>Partner),<br>S/o (late) Boddu Chandra Rao<br>M/s. Kesava Pattabhi Dairy Farms<br>(Partnership Firm)<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437 |
| 3a. | Mr. Vaitla Naveen (Managing Partner),<br>S/o Vaitla Visweswara Rao<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                                          | 4a.  | Mr. Kora Jagan (Partner),<br>S/o Kora Surya Rao<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                                                  |
| 5a. | Smt. Boddu Ramanamma (Partner),<br>W/o (late) Boddu Chandra Rao<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                                             | 6a.  | Smt. Alapati Durga Prasanna<br>(Partner),<br>W/o Vaitla Naveen,<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                                  |
| 7a. | Mr. Vaitla Visweswara Rao (Partner),<br>S/o V Janaki Ramayya,<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                                               | 8a.  | Smt. Vaitla Raja Rajeswari,<br>(Partner)<br>W/o Vaitla Visweswara Rao,<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                           |
| 9a. | Smt. Vaitla Keerthi (Partner),<br>W/o Sateesh Sankaran,<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                                                     | 10a. | Smt. Boddu Bhagyalakshmi<br>(Partner),<br>W/o Boddu Srinivasu<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu,<br>Kattamuru -Peddapuram Road,<br>Kattamuru, Peddapuram Mandal,<br>E.G.Dist - 533437                                    |

| Guarantors: |                                                                                                                                                                                               |      |                                                                                                                                              |
|-------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|----------------------------------------------------------------------------------------------------------------------------------------------|
| 11a.        | <b>Mr. Boddu Srinivasu</b><br>S/o (late) Baddu Chandra Rao<br>D.No 9-2 survey no 577, Near Kittaya Cheruvu, Kattamuru Village, Peddapuram Mandal, Kakinada District-533437                    | 12a. | <b>Smt. Boddu Bhagyalakshmi</b><br>W/o Boddu Srinivasu<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437           |
| 13a.        | <b>Smt. Boddu Ramanamma</b><br>W/o (late) Boddu Chandra Rao<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437                                                       | 14a. | <b>Mr. Kora Jagan</b><br>S/o Kora Surya Rao<br>D.No. 19-1-357/C/1, Bank Colony, Near LIC office, Peddapuram Mandal Kakinada District -533437 |
| 15a.        | <b>Mr. Vaitla Naveen</b><br>S/o Vaitla Visweswara Rao<br>D.No 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                                          | 16a. | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D.No 15-113, Subbareddy Colony Jangareddigudem, W. Godavari, AP-534447           |
| 17a.        | <b>Mr. Vaitla Visweswara Rao,</b><br>S/o V Janaki Ramayya,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004                                                         | 18a. | <b>Smt. Vaitla Raja Rajeswari,</b><br>W/o Vaitla Visweswara Rao,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004  |
| 19a.        | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>D. No. 82, 28th Main, 37B cross, Jayanagar, 9th block, Sanjay Gandhi Hospital, Bangalalore South, Karnataka                           | 20a. | <b>Mr. Mullapudi Veera Venkata Satyanarayana rao,</b><br>S/o M Bojja Raju<br>D.No.7-9-6, Sambamurthy Street, Ramaraopet, Kakinada-533004     |
| 21a.        | <b>Mr. Alapati Durga Prasad</b><br>S/o A Jayabrahmananda Swami,<br>D.No 15-113, Subbareddy Colony Jangareddigudem, W. Goadvari, AP-534447                                                     | 22a. | <b>Mr. Kora Surya Rao</b><br>S/o Kora Jaya Rao,<br>D.No. 9-2, SC Peta, Kattamuru Mandal, Peddapuram mandal, AP-533437                        |
| 23a.        | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>H. No. 1171, 2 <sup>nd</sup> Floor, 18A Main, 2 <sup>nd</sup> B Cross, JP Nagar, 2 <sup>nd</sup> Phase, Bengaluru, Karnataka - 560078 | 24a. | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D. No. 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.    |

**M/s. Venkata Ramana Chandra Agros Private Limited:**

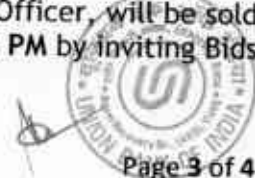
| Principle Borrower: |                                                                                                                                                                                                                                         |     |                                                                                                                                                                                                                              |
|---------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1b.                 | <b>M/s. Venkata Ramana Chandra Agros Pvt Ltd.</b><br>Rep. by its Managing Director:<br>a) Mr. Boddu Srinivasu &<br>b) Mrs. Boddu Bhagyalakshmi<br>D. No. 9-2, Kattamuru Village, Peddapuram Mandal, East Godavari District, AP - 533437 | 2b. | <b>Mr. Boddu Srinivasu (Managing Director)</b><br>S/o (late) Boddu Chandra Rao<br><b>M/s. Venkata Ramana Chandra Agros Pvt Ltd.</b><br>D. No. 9-2, Kattamuru Village, Peddapuram Mandal, East Godavari District, AP - 533437 |
| 3b.                 | <b>Smt. Boddu Bhagyalakshmi (Director)</b><br>W/o Boddu Srinivasu<br><b>M/s. Venkata Ramana Chandra Agros Pvt Ltd</b><br>D. No. 9-2, Kattamuru Village, Peddapuram Mandal, East Godavari District, AP - 533437                          |     |                                                                                                                                                                                                                              |

| Guarantors: |                                                                                                                                                                                               |      |                                                                                                                                                |
|-------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|------------------------------------------------------------------------------------------------------------------------------------------------|
| 4b.         | <b>Mr. Boddu Srinivasu</b><br>S/o (late) Boddu Chandra Rao<br>D. No 9-2 Survey no 577, Near Kittaya Cheruvu, Kattamuru Village, Peddapuram Mandal, Kakinada District-533437                   | 5b.  | <b>Smt. Boddu Bhagyalakshmi</b><br>W/o Boddu Srinivasu<br>D. No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437            |
| 6b.         | <b>Smt. Boddu Ramanamma</b><br>W/o (late) Boddu Chandra Rao<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437.                                                      | 7b.  | <b>Mr. Kora Jagan</b><br>S/o Kora Surya Rao<br>D.No. 19-1-357/C/1, Bank Colony, Near LIC office, Peddapuram Mandal, Kakinada District -533437. |
| 8b.         | <b>Mr. Vaitla Naveen</b><br>S/o Vaitla Visweswara Rao<br>D.No 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                                          | 9b.  | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D. No 15-113, Subbareddy Colony, Jangareddigudem, W. Godavari, AP-534447           |
| 10b.        | <b>Mr. Vaitla Visweswara Rao,</b><br>S/o V Janaki Ramayya,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004                                                         | 11b. | <b>Smt. Vaitla Raja Rajeswari,</b><br>W/o Vaitla Visweswara Rao,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004    |
| 12b.        | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>D. No. 82, 28th Main 37B cross, Jayanagar 9th block, Sanjay Gandhi Hospital, Bangalaoore South, Karnataka                             | 13b. | <b>Mr. Mullapudi Veera Venkata Satyanarayana rao,</b><br>S/o M Bojja Raju<br>D.No.7-9-6, Sambamurthy Street, Ramaraopet, Kakinada-533004       |
| 14b.        | <b>Mr. Alapati Durga Prasad</b><br>S/o A Jayabrahmananda Swami,<br>D.No 15-113, Subbareddy Colony Jangareddigudem, W. Goadvari, AP-534447                                                     | 15b. | <b>Mr. Kora Surya Rao</b><br>S/o Kora Jaya Rao,<br>D.No. 9-2, SC Peta, Kattamuru Mandal, Peddapuram mandal, AP-533437                          |
| 16b.        | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>H. No. 1171, 2 <sup>nd</sup> Floor, 18A Main, 2 <sup>nd</sup> B Cross, JP Nagar, 2 <sup>nd</sup> Phase, Bengaluru, Karnataka - 560078 | 17b. | <b>Smt. Alapati Durga Prasanna</b><br>W/o Mr. Vaitla Naveen<br>D. No 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.    |

Dear Sir/Madam,

Sub: Notice of 15 days for sale of immovable secured assets under Rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002.

1. Union Bank of India, Suryaraopeta Branch, Kakinada, the secured creditor, caused a demand notice dated 13.12.2023 under Section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, calling upon you to pay the dues within the time stipulated therein. Since you failed to comply with the said notice within the period stipulated, the Authorised Officer, has taken constructive possession of the immovable secured assets under Section 13(4) of the Act read with Rule 8 of Security Interest (Enforcement) Rules, 2002 on 16.10.2024 for Property mentioned in sale notice for sale of immovable properties [Appendix - IV-A].
2. As you have failed to clear the dues of the secured creditor, the scheduled immovable secured assets that have been taken possession of by the Authorised Officer, will be sold by holding public E-auction on 29-09-2026 from 12:00 Noon to 5:00 PM by inviting Bids from the public through online mode on [www.baanknet.com](http://www.baanknet.com).



3. The Reserve Price will be ₹ 8,34,30,000.00 (Rupees Eight Crore Thirty-Four Lakh and Thirty Thousand Only).
4. For detailed Terms and Conditions of the sale, please refer to the link provided in <https://www.unionbankofindia.bank.in/auction-property/view-auction-property.aspx> and the same is also enclosed herewith.

Yours faithfully,

कृते यूनियन बैंक ऑफ इंडिया / For UNION BANK OF INDIA  
एसेट रिकवरी ब्रांच (एआरबी) / Asset Recovery Br., (ARB)

मुख्य प्रबंधक / Chief Manager, Visakhapatnam Branch  
विशालपट्टनम / VISAKHAPATNAM  
**AUTHORISED OFFICER**  
**FOR UNION BANK OF INDIA**

Place: Visakhapatnam  
Date: 02-09-2026

Encl: Sale Notice



आस्ति वसूली शाखा Asset Recovery Branch

Door No 26-15-150 Changalraopeta

विशाखापटनम VISAKHAPATNAM 530001 Telephone No.0891-2537782

ई मेल email: [ubin0817295@unionbankofindia.bank.in](mailto:ubin0817295@unionbankofindia.bank.in)

[Appendix - IV - A]

[See proviso to rule 8(6)]

### SALE NOTICE FOR SALE 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) 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, the constructive possession of which has been taken by the Authorised Officer of Secured Creditor-Union Bank of India, will be sold on "As is where is", "As is what is", and "Whatever there is" on 29-09-2026 from 12:00 Noon to 5:00 PM, for recovery of Rs.19,61,56,253.69 (Rupees Nineteen Crore Sixty-One Lakh Fifty-Six Thousand Two Hundred and Fifty-Three and Paise Sixty-Nine Only) [out of which Rs. 11,66,00,830.68 (Rupees Eleven Crore Sixty-Six Lakh Eight Hundred and Thirty and Paise Sixty-Eight Only) is due from M/s Kesava Pattabhi Dairy Farms and it's Guarantors and Rs. 7,95,55,423.00 (Rupees Seven Crore Ninety-Five Lakh Fifty-Five Thousand Four Hundred and Twenty-Three Only) due from M/s Venkata Ramana Chandra Agros Private Limited and it's Guarantors] together with contractual rate of interest as of 31-08-2026 plus further interest, costs and charges due to the Union Bank of India from Borrower and Guarantors of M/s Kesava Pattabhi Dairy Farms and M/s Venkata Ramana Chandra Agros Private Limited respectively:

#### M/s Kesava Pattabhi Dairy Farms:

##### Principle Borrowers:

|     |                                                                                                                                                                                                                                                                  |     |                                                                                                                                                                                                                                                    |
|-----|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1a. | M/s. Kesava Pattabhi Dairy Farms (Partnership Firm)<br>Represented by Managing Partners:<br>a) Mr. Boddu Srinivasu &<br>b) Mr. Vaitla Naveen<br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E. G. Dist - 533437 | 2a. | Mr. Boddu Srinivasu (Managing Partner),<br>S/o (late) Boddu Chandra Rao<br>M/s. Kesava Pattabhi Dairy Farms (Partnership Firm)<br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E. G. Dist - 533437 |
| 3a. | Mr. Vaitla Naveen (Managing Partner),<br>S/o Vaitla Visweswara Rao<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                         | 4a. | Mr. Kora Jagan (Partner),<br>S/o Kora Surya Rao<br>M/s. Kesava Pattabhi Dairy Farms<br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                              |
| 5a. | Smt. Boddu Ramanamma (Partner),<br>W/o (late) Boddu Chandra Rao<br>M/s. Kesava Pattabhi Dairy Farms                                                                                                                                                              | 6a. | Smt. Alapati Durga Prasanna (Partner),<br>W/o Vaitla Naveen,<br>M/s. Kesava Pattabhi Dairy Farms                                                                                                                                                   |

|                    |                                                                                                                                                                                                                                   |      |                                                                                                                                                                                                                                         |
|--------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                    | Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                                                                                                    |      | Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                                                                                                          |
| 7a.                | <b>Mr. Vaitla Visweswara Rao (Partner),</b><br>S/o V Janaki Ramayya,<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437 | 8a.  | <b>Smt. Vaitla Raja Rajeswari, (Partner)</b><br>W/o Vaitla Visweswara Rao,<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437 |
| 9a.                | <b>Smt. Vaitla Keerthi (Partner),</b><br>W/o Sateesh Sankaran,<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437       | 10a. | <b>Smt. Boddu Bhagyalakshmi (Partner),</b><br>W/o Boddu Srinivasu<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437          |
| <b>Guarantors:</b> |                                                                                                                                                                                                                                   |      |                                                                                                                                                                                                                                         |
| 11a.               | <b>Mr. Boddu Srinivasu</b><br>S/o (late) Baddu Chandra Rao<br>D.No 9-2 survey no 577, Near Kittaya Cheruvu, Kattamuru Village, Peddapuram Mandal, Kakinada District                                                               | 12a. | <b>Smt. Boddu Bhagyalakshmi</b><br>W/o Boddu Srinivasu<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437                                                                                                      |
| 13a.               | <b>Smt. Boddu Ramanamma</b><br>W/o (late) Boddu Chandra Rao<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437                                                                                           | 14a. | <b>Mr. Kora Jagan</b><br>S/o Kora Surya Rao<br>D.No. 19-1-357/C/1, Bank Colony, Near LIC office, Peddapuram Mandal Kakinada District -533437                                                                                            |
| 15a.               | <b>Mr. Vaitla Naveen</b><br>S/o Vaitla Visweswara Rao<br>D.No 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                                                                              | 16a. | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D.No 15-113, Subbareddy Colony Jangareddigudem, W. Godavari, AP                                                                                                             |
| 17a.               | <b>Mr. Vaitla Visweswara Rao,</b><br>S/o V Janaki Ramayya,<br>D.No 8-5-18B, Venkata Narayana Street,<br>Gandhinagar, Kakinada, AP-533004                                                                                          | 18a. | <b>Smt. Vaitla Raja Rajeswari,</b><br>W/o Vaitla Visweswara Rao,<br>D.No 8-5-18B, Venkata Narayana Street,<br>Gandhinagar, Kakinada, AP-533004                                                                                          |
| 19a.               | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>D. No. 82, 28th Main, 37B cross, Jayanagar, 9th block, Sanjay Gandhi Hospital, Bangalore South, Karnataka                                                                 | 20a. | <b>Mr. Mullapudi Veera Venkata Satyanarayana rao,</b><br>S/o M Bojja Raju<br>D.No.7-9-6, Sambamurthy Street, Ramaraopet, Kakinada-533004                                                                                                |
| 21a.               | <b>Mr. Alapati Durga Prasad</b><br>S/o A Jayabrahmananda Swami,<br>D.No 15-113, Subbareddy Colony Jangareddigudem, W. Goadvari, AP                                                                                                | 22a. | <b>Mr. Kora Surya Rao</b><br>S/o Kora Jaya Rao,<br>D.No. 9-2, SC Peta, Kattamuru Mandal, Peddapuram mandal, AP-533437                                                                                                                   |
| 23a.               | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>H. No. 1171, 2 <sup>nd</sup> Floor, 18A Main, 2 <sup>nd</sup> B Cross, JP Nagar, 2 <sup>nd</sup> Phase, Bengaluru, Karnataka - 560078                                     | 24a. | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D. No. 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                                                                               |

**M/s. Venkata Ramana Chandra Agros Private Limited:**

**Principle Borrower:**

|     |                                                                                                                                                                                                                                        |     |                                                                                                                                                                                                                      |
|-----|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1b. | M/s. Venkata Ramana Chandra Agros Pvt Ltd.<br>Rep. by its Managing Director:<br>a) Mr. Boddu Srinivasu &<br>b) Mrs. Boddu Bhagyalakshmi<br>D. No. 9-2, Kattamuru Village,<br>Peddapuram Mandal, East Godavari<br>District, AP - 533437 | 2b. | Mr. Boddu Srinivasu (Managing Director)<br>S/o (late) Boddu Chandra Rao<br>M/s. Venkata Ramana Chandra Agros Pvt Ltd.<br>D. No. 9-2, Kattamuru Village,<br>Peddapuram Mandal, East Godavari<br>District, AP - 533437 |
| 3b. | Smt. Boddu Bhagyalakshmi (Director)<br>M/s. Venkata Ramana Chandra Agros Pvt Ltd<br>D. No. 9-2, Kattamuru Village,<br>Peddapuram Mandal, East Godavari<br>District, AP - 533437                                                        |     |                                                                                                                                                                                                                      |

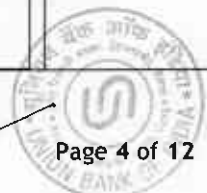
**Guarantors:**

|      |                                                                                                                                                                                              |      |                                                                                                                                               |
|------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| 4b.  | Mr. Boddu Srinivasu<br>S/o (late) Boddu Chandra Rao<br>D. No 9-2 Survey no 577, Near Kittaya<br>Cheruvu, Kattamuru Village,<br>Peddapuram Mandal, Kakinada District                          | 5b.  | Smt. Boddu Bhagyalakshmi<br>W/o Boddu Srinivasu<br>D. No 9-2, Kattamuru village,<br>Peddapuram Mandal,<br>Kakinada District-533437            |
| 6b.  | Smt. Boddu Ramanamma<br>W/o (late) Boddu Chandra Rao<br>D.No 9-2, Kattamuru village,<br>Peddapuram Mandal, Kakinada<br>District-533437.                                                      | 7b.  | Mr. Kora Jagan<br>S/o Kora Surya Rao<br>D.No. 19-1-357/C/1, Bank Colony,<br>Near LIC office, Peddapuram Mandal,<br>Kakinada District -533437. |
| 8b.  | Mr. Vaitla Naveen<br>S/o Vaitla Visweswara Rao<br>D.No 8-5-18B, Venkata Narayana<br>Street, Gandhi Nagar, Kakinada -<br>533004, AP.                                                          | 9b.  | Smt. Alapati Durga Prasanna<br>W/o Vaitla Naveen,<br>D. No 15-113, Subbareddy Colony,<br>Jangareddigudem, W. Godavari, AP                     |
| 10b. | Mr. Vaitla Visweswara Rao,<br>S/o V Janaki Ramayya,<br>D.No 8-5-18B, Venkata Narayana<br>Street, Gandhinagar, Kakinada, AP-<br>533004                                                        | 11b. | Smt. Vaitla Raja Rajeswari,<br>W/o Vaitla Visweswara Rao,<br>D.No 8-5-18B, Venkata Narayana<br>Street, Gandhinagar, Kakinada, AP-<br>533004   |
| 12b. | Smt. Vaitla Keerthi,<br>W/o Sateesh Sankaran,<br>D. No. 82, 28th Main 37B cross,<br>Jayanagar 9th block, Sanjay Gandhi<br>Hospital, Bangalaoe South, Karnataka                               | 13b. | Mr. Mullapudi Veera Venkata<br>Satyanarayana rao,<br>S/o M Bojja Raju<br>D.No.7-9-6, Sambamurthy Street,<br>Ramaraopet, Kakinada-533004       |
| 14b. | Mr. Alapati Durga Prasad<br>S/o A Jayabrahmananda Swami,<br>D.No 15-113, Subbareddy Colony<br>Jangareddigudem, W. Goadvari, AP                                                               | 15b. | Mr. Kora Surya Rao<br>S/o Kora Jaya Rao,<br>D.No. 9-2, SC Peta, Kattamuru Mandal,<br>Peddapuram mandal, AP-533437                             |
| 16b. | Smt. Vaitla Keerthi,<br>W/o Sateesh Sankaran,<br>H. No. 1171, 2 <sup>nd</sup> Floor, 18A Main, 2 <sup>nd</sup> B<br>Cross, JP Nagar, 2 <sup>nd</sup> Phase, Bengaluru,<br>Karnataka - 560078 | 17b. | Smt. Alapati Durga Prasanna<br>W/o Mr. Vaitla Naveen<br>D. No 8-5-18B, Venkata Narayana<br>Street, Gandhi Nagar, Kakinada -<br>533004, AP.    |

The details of the Reserve price of the secured assets and earnest money deposit are mentioned below:

| S. No.  | Description of the Immovable Properties                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Reserve Price/ EMD/ Bid Increment   |                                              |                                     |                                        |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
|---------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------|----------------------------------------------|-------------------------------------|----------------------------------------|-------|------------------|-------|-----------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|---|--------------------------------------------------------------------------------|--------------|------|-------|------------|---|--------------------------------------------------------------------------------|--------------|------|-------|------------|---|--------------------------------------------------------------------------------|--------------|------|-------|------------|---|--------------------------------------------------------------------------------|--------------|------|-------|------------|---|--------------------------------------------------------------------------------|--------------|------|-------|------------|---|--------------------------------------------------------------------------------|--------------|------|-------|------------|--|
| 1.      | <p>All that Part &amp; Parcel of the Property consisting of commercial/Industrial building and vacant land situated in S.No. 577 which is an extent of Ac 9.00 cents = 43,560 Sq. Yards consisting of RCC Building / AC Shed at Kattamuru Village, Peddapuram Mandal, Kakinada District, SRO Peddapuram, With in the following boundaries:</p> <table><tr><td>EAST</td><td>Land belonging to Adusumilli Veeraraghavamma</td></tr><tr><td>WEST</td><td>Land belonging to Tsaliki Satya Manasa</td></tr><tr><td>NORTH</td><td>Road</td></tr><tr><td>SOUTH</td><td>Land belonging to others</td></tr></table> <p><u>Additional Information:</u><br/>[Out of the total extent of Ac 9.00 Cent, an extent of Ac 1.00 Cent is converted into non-agricultural land and remaining Ac 8.00 Cent is not converted as Non- Agricultural Land]</p> <p>Executed MOD in favour of Union Bank of India (E-Andhra Bank) vide 11045/2018 &amp; 1326/2023 by Mr. Mullapudi Veera Venkata Satyanarayana Rao, Mr. Vaitla Visweswara Rao &amp; Mrs. Boddu Ramanamma at Joint Sub Registrar, Kakinada and Joint SRO, Peddapuram respectively.</p>                                                                                                                                                                                                                                                                                                                                               | EAST                                | Land belonging to Adusumilli Veeraraghavamma | WEST                                | Land belonging to Tsaliki Satya Manasa | NORTH | Road             | SOUTH | Land belonging to others          | <p><b>Common Reserve Price, EMD and Bid Increment for Property Serial No. 1 to 3.</b></p> <p><b>Reserve Price:</b><br/>₹8,34,30,000.00 (Rupees Eight Crore Thirty-Four Lakh and Thirty Thousand Only)</p> <p><b>EMD:</b><br/>₹ 83,43,000.00 (Rupees Eighty-Three Lakh and Forty-Three Thousand only)</p> <p><b>Bid Increment:</b><br/>₹ 8,34,500.00 (Rupees Eight Lakh Thirty-Four Thousand and Five Hundred Only)</p> |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| EAST    | Land belonging to Adusumilli Veeraraghavamma                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                     |                                              |                                     |                                        |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| WEST    | Land belonging to Tsaliki Satya Manasa                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                     |                                              |                                     |                                        |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| NORTH   | Road                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                                     |                                              |                                     |                                        |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| SOUTH   | Land belonging to others                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                     |                                              |                                     |                                        |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 2.      | <p>The details of the Plant and Machinery in the account of M/s Kesava Pattabhi Dairy Farm are mentioned below:</p> <table><tr><th>Sl. No.</th><th>Description of the Equipment / Machinery</th><th>Technical Specs. / S. No./ Capacity</th><th>Year of Mfg.</th><th>Qty</th><th>Date of Purchase</th></tr><tr><td>1</td><td colspan="5"><b>Main Plant &amp; Machinery</b></td></tr><tr><td>1</td><td>Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.</td><td>2x8 HB 50 LL</td><td>2019</td><td>1 Set</td><td>24.12.2019</td></tr><tr><td>2</td><td>Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.</td><td>2x8 HB 50 LL</td><td>2020</td><td>1 Set</td><td>31.08.2020</td></tr><tr><td>3</td><td>Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.</td><td>2x8 HB 50 LL</td><td>2020</td><td>1 Set</td><td>31.08.2020</td></tr><tr><td>4</td><td>Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.</td><td>2x8 HB 50 LL</td><td>2020</td><td>1 Set</td><td>11.09.2020</td></tr><tr><td>5</td><td>Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.</td><td>2x8 HB 50 LL</td><td>2021</td><td>1 Set</td><td>05.02.2021</td></tr><tr><td>6</td><td>Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.</td><td>2x8 HB 50 LL</td><td>2019</td><td>1 Set</td><td>15.11.2019</td></tr></table> | Sl. No.                             | Description of the Equipment / Machinery     | Technical Specs. / S. No./ Capacity | Year of Mfg.                           | Qty   | Date of Purchase | 1     | <b>Main Plant &amp; Machinery</b> |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  | 1 | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL | 2019 | 1 Set | 24.12.2019 | 2 | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL | 2020 | 1 Set | 31.08.2020 | 3 | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL | 2020 | 1 Set | 31.08.2020 | 4 | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL | 2020 | 1 Set | 11.09.2020 | 5 | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL | 2021 | 1 Set | 05.02.2021 | 6 | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL | 2019 | 1 Set | 15.11.2019 |  |
| Sl. No. | Description of the Equipment / Machinery                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Technical Specs. / S. No./ Capacity | Year of Mfg.                                 | Qty                                 | Date of Purchase                       |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 1       | <b>Main Plant &amp; Machinery</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                     |                                              |                                     |                                        |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 1       | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 2x8 HB 50 LL                        | 2019                                         | 1 Set                               | 24.12.2019                             |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 2       | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 2x8 HB 50 LL                        | 2020                                         | 1 Set                               | 31.08.2020                             |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 3       | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 2x8 HB 50 LL                        | 2020                                         | 1 Set                               | 31.08.2020                             |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 4       | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 2x8 HB 50 LL                        | 2020                                         | 1 Set                               | 11.09.2020                             |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 5       | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 2x8 HB 50 LL                        | 2021                                         | 1 Set                               | 05.02.2021                             |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |
| 6       | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 2x8 HB 50 LL                        | 2019                                         | 1 Set                               | 15.11.2019                             |       |                  |       |                                   |                                                                                                                                                                                                                                                                                                                                                                                                                        |  |  |  |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |   |                                                                                |              |      |       |            |  |

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|------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------|------------------|------|-------|------------|
| 7                                                                                  | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                     | 2x8 HB 50 LL     | 2019 | LS    | 13.11.2019 |
| 8                                                                                  | Milk Filter Sock, Fly Curtain, Fly Sheet.                                                                                                          |                  | 2021 | LS    | 05.02.2021 |
| 9                                                                                  | Spinning Fans, Swinging Cow Brushes                                                                                                                |                  | 2020 | 3,4   | 31.08.2020 |
| 10                                                                                 | Modules, Automation Kit, Electric Motor, Electric Pump, 63VA Transformer                                                                           | 63 KVA           | 2020 | LS    | 31.08.2020 |
| 11                                                                                 | Tip Tank ST 250, Water Valve                                                                                                                       | ST250            | 2020 | LS    | 31.08.2020 |
| 12                                                                                 | Water Bowls, Calf Box, Cow Shower without FRP                                                                                                      |                  | 2020 | LS    | 31.08.2020 |
| 13                                                                                 | Feed mixer Wagon                                                                                                                                   |                  | 2020 | 1 Set | 31.08.2020 |
| 14                                                                                 | Bucket Milking Machine, Buffalo BMS, Combination Brush, Milk tube with Nipple                                                                      |                  | 2020 | LS    | 21.09.2020 |
| 15                                                                                 | Bucket Milking Machine, Buffalo BMS, Combination Brush, Milk tube with Nipple                                                                      |                  | 2020 | LS    | 21.09.2020 |
| 16                                                                                 | Clamps with US Bolts                                                                                                                               |                  | 2020 | LS    | 03.12.2020 |
| 17                                                                                 | Brush Sets, Fly Curtains, Fly Sheets, Feeding Buckets, Filter Sock                                                                                 |                  | 2021 | LS    | 12.01.2021 |
| 18                                                                                 | Plug Rubber, Clamp Rings                                                                                                                           |                  | 2021 | LS    | 05.02.2021 |
| 19                                                                                 | Spinning Fans                                                                                                                                      |                  | 2021 | 16    | 09.02.2021 |
| 20                                                                                 | Cubicle Divider with Clamps                                                                                                                        |                  | 2019 | LS    | 13.11.2019 |
| 21                                                                                 | Straight Blades, Stop Cable Wiper, MCB VFD, Junction Box, Cables, Drive Kit                                                                        |                  | 2019 | LS    | 13.11.2019 |
| 22                                                                                 | Milk Filter Sock                                                                                                                                   |                  | 2022 | LS    | 25.01.2022 |
| 23                                                                                 | Liners, Short P. Tubes                                                                                                                             |                  | 2021 | LS    | 10.12.2021 |
| 24                                                                                 | 18"X9" Oil Cooled Hammer Mill Pulverizer with Blower, Cyclone attached, with 20HP Motor, Machine Bed with Motor Rails, Belt & Pulley, Make: Selvin | 20 HP            | 2021 | LS    | 04.02.2021 |
| <b>II Utilities &amp; Services (including pipe fittings &amp; insulations etc)</b> |                                                                                                                                                    |                  |      |       |            |
| 25                                                                                 | 160 KVA 3 Phase Oil Type Transformer, Make: Kirloskar                                                                                              | 160 KVA, 3 Phase | 2020 | 1     | 07.10.2020 |
| 26                                                                                 | DG Set - 62.5KVA, Make: Jakson                                                                                                                     | 62.5 KVA         | 2020 | 1     | 04.09.2020 |
| 27                                                                                 | Aluminium Armoured Cables, Copper Armoured Cables                                                                                                  |                  | 2020 | LS    | 11.12.2020 |

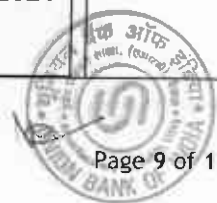


|    |                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                         |                                    |              |      |                  |
|----|--------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|--------------|------|------------------|
|    | 28                                                                                                                             | Aluminium Armoured Cables                                                                                                                                                                                                                                                                                                                                                               |                                    | 2021         | LS   | 01.01.2021       |
|    | 29                                                                                                                             | Racks & Links, UPS Batteries                                                                                                                                                                                                                                                                                                                                                            |                                    | 2021         | LS   | 09.01.2021       |
|    | 30                                                                                                                             | Electrical Panel Boards                                                                                                                                                                                                                                                                                                                                                                 |                                    | 2021         | LS   | 31.01.2021       |
|    | 31                                                                                                                             | Cable Trays, Junction Boxes, Copper Flex Cables                                                                                                                                                                                                                                                                                                                                         |                                    | 2021         | LS   | 12.03.2021       |
|    | 32                                                                                                                             | LED Lights                                                                                                                                                                                                                                                                                                                                                                              |                                    | 2020         | LS   | 08.12.2020       |
|    | 33                                                                                                                             | Flood Lights                                                                                                                                                                                                                                                                                                                                                                            |                                    | 2020         | LS   | 15.12.2020       |
|    | 34                                                                                                                             | Bus Bar Insulators, PG Glands, Lightning Arrestors                                                                                                                                                                                                                                                                                                                                      |                                    | 2020         | LS   | 29.12.2020       |
|    | 35                                                                                                                             | Flexible Wires                                                                                                                                                                                                                                                                                                                                                                          |                                    | 2020         | LS   | 29.12.2020       |
|    | 36                                                                                                                             | DC Glands, Aluminium Lugs,                                                                                                                                                                                                                                                                                                                                                              |                                    | 2020         | LS   | 29.12.2020       |
|    | 37                                                                                                                             | Metal Boxes                                                                                                                                                                                                                                                                                                                                                                             |                                    | 2021         | LS   | 02.01.2021       |
|    | 38                                                                                                                             | DC Glands, Aluminium Lugs,                                                                                                                                                                                                                                                                                                                                                              |                                    | 2021         | LS   | 21.01.2021       |
|    | 39                                                                                                                             | DC Glands, GI Saddles, Surface Box                                                                                                                                                                                                                                                                                                                                                      |                                    | 2021         | LS   | 03.02.2021       |
| 3. | The details of the Plant and Machinery in the account of M/s Venkata Ramana Chandra Agros Private Limited are mentioned below: |                                                                                                                                                                                                                                                                                                                                                                                         |                                    |              |      |                  |
|    | Sl. No.                                                                                                                        | Description of the Machinery                                                                                                                                                                                                                                                                                                                                                            | Technical Specs. / S No./ Capacity | Year of Mfg. | Qty. | Date of Purchase |
|    | I                                                                                                                              | <b>Main Plant and Machinery</b>                                                                                                                                                                                                                                                                                                                                                         |                                    |              |      |                  |
|    | 1                                                                                                                              | Roller Conveyors, Tripping Bars, SS Electronic Weighing Machines, Weigh Bowls, AISI 304 Tanks for Dumping, NT 50X 49Plates, Centrifugal Pumps, Can Drip Saver, Lid Wash, Can Scrubber, Powder Mixer Single Cone Blender Machine, Centrifugal Pumps - 2nos., AISI 304 Tanks, Centrifugal Milk Pumps, Can Steaming Block, Simplex Filter, SS Machinery for Cleaning, AISI 304 Panner HUPS | AISI 304 specified tanks           | 2020         | LS   | 28.12.2020       |
|    | 2                                                                                                                              | AISI 316 Tanks for Dosing Lye and Acid Tanks-2500 Ltrs.                                                                                                                                                                                                                                                                                                                                 | 2500 Lts.                          | 2020         | 5    | 25.11.2020       |
|    | 3                                                                                                                              | AISI Tanks For CIP Clean In Process (2.5KL*4)                                                                                                                                                                                                                                                                                                                                           | 2500 Lts.                          | 2020         | 4    | 25.11.2020       |
|    | 4                                                                                                                              | AISI 304 Tank 5KL Milk insulated Tanks (5KL*2)                                                                                                                                                                                                                                                                                                                                          | 5000 Lts.                          | 2020         | 2    | 24.11.2020       |
|    | 5                                                                                                                              | AISI 316, AISI 304 Tanks for Melting, Boiling, Storage, Multi-Purpose                                                                                                                                                                                                                                                                                                                   | AISI 316<br>AISI 304               | 2020         | LS   | 28.12.2020       |

|    |                                                                                                                                                                                                                                                                                                                                                                                |                      |      |    |            |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|------|----|------------|
| 6  | AISI 304 Pipe & Pipe Fittings, Flow Plates, aisi 304 Tanks for Inoculation, Coagulation                                                                                                                                                                                                                                                                                        | AISI 316<br>AISI 304 | 2021 | LS | 29.01.2021 |
| 7  | AISI 304 Milk Insulated tanks 10KL*2, 5KL                                                                                                                                                                                                                                                                                                                                      | 10 KL                | 2021 | LS | 14.07.2021 |
| 8  | AISI 304 Tank                                                                                                                                                                                                                                                                                                                                                                  | AISI 304             | 2021 | 1  | 12.07.2021 |
| 9  | Hot water insulated tank with heaters                                                                                                                                                                                                                                                                                                                                          |                      | 2021 | LS | 07.12.2021 |
| 10 | Control Panel, AISI 304 Pipe & Pipe Fittings, Pipes                                                                                                                                                                                                                                                                                                                            | AISI 304             | 2021 | LS | 05.02.2021 |
| 11 | 80mm Thick PUFF Insulated Panels for Ceiling walls and Partition, 60mm Thick PUFF Slab for Floor Insulation, Flashing Items.                                                                                                                                                                                                                                                   |                      | 2020 | LS | 27.10.2020 |
| 12 | SS Pipes -72mtrs, Amul Drain Trap - 15nos.,                                                                                                                                                                                                                                                                                                                                    | L- 72 Mts            | 2020 | LS | 20.10.2020 |
| 13 | SS Pipes (For Milk Transfer)                                                                                                                                                                                                                                                                                                                                                   |                      | 2021 | LS | 27.03.2021 |
| 14 | Plate Heat Exchanger - Milk Chiller                                                                                                                                                                                                                                                                                                                                            |                      | 2021 | 1  | 10.08.2021 |
| 15 | SS Pipes (For Milk Transfer)                                                                                                                                                                                                                                                                                                                                                   |                      | 2021 | LS | 10.08.2021 |
| 16 | Centrifugal Milk Pump, Stools, Lid wash                                                                                                                                                                                                                                                                                                                                        |                      | 2021 | LS | 23.09.2021 |
| 17 | Milk Analysers 05 Nos                                                                                                                                                                                                                                                                                                                                                          |                      | 2021 | LS | 30.10.2021 |
| 18 | Milk Analysers 10 Nos                                                                                                                                                                                                                                                                                                                                                          |                      | 2021 | LS |            |
| 19 | Continuous butter melting VAT (Ghee Section)                                                                                                                                                                                                                                                                                                                                   |                      | 2021 | LS | 27.10.2021 |
| 20 | Working Tables & Plungers                                                                                                                                                                                                                                                                                                                                                      |                      | 2021 | LS | 15.09.2021 |
| 21 | Metaflex Hinged Door and Chute Door.                                                                                                                                                                                                                                                                                                                                           |                      | 2020 | LS | 28.11.2020 |
| 22 | Air Cooled Condensing Unit for Milk Cold Room, Blast Chiller, Curd Cold Room, High Efficiency Evaporators, Axial Flow Fans, for Milk Cold Room, Curd Blast Chiller, Curd Cold Room, Control Panels for Curd Blast Chiller & Curd cold room refrigeration units, Refrigerant Piping with Suction Line Insulation, Control Cabling, Refrigeration controls for Cold Store Units, |                      | 2020 | LS | 17.12.2020 |

|    |                                                                                                                            |                   |      |    |            |
|----|----------------------------------------------------------------------------------------------------------------------------|-------------------|------|----|------------|
|    | Heater Coil for Induction Room                                                                                             |                   |      |    |            |
| 23 | IBT System for Milk Chilling                                                                                               |                   | 2021 | 1  | 01.04.2021 |
| 24 | IBT System for Milk Chilling                                                                                               |                   | 2021 |    | 04.01.2021 |
| 25 | Silicon Sealants, Rivets, Fasteners, PVC Grippers, Floor Insulation Accessories like Bitumen, Tarfelt & Shalicote          |                   | 2020 | LS | 17.12.2020 |
| 26 | Crate washer, rolling conveyor near packing machines.                                                                      |                   | 2021 | LS | 22.10.2021 |
| 27 | Crate Conveyer - 15mts, with Packing Tables and servo motor                                                                |                   | 2021 | LS | 10.08.2021 |
| 28 | Glass Bottles for milk packing (Farm Fresh Milk)                                                                           |                   | 2021 | LS | 12.04.2021 |
| 29 | Date Coding Machine for Packing Machine                                                                                    |                   | 2021 | LS | 27.07.2021 |
| 30 | Date Coding Machine (Ink Jet)                                                                                              |                   | 2022 | LS | 27.07.2022 |
| 31 | Paneer vacuum packing double head machine.                                                                                 |                   | 2021 | LS | 30.12.2021 |
| 32 | Hand Sealing Machine for ghee packing                                                                                      |                   | 2022 | LS | 28.05.2022 |
| 33 | Empty Buckets for curd packing                                                                                             |                   | 2022 | LS | 03.01.2022 |
| 34 | Curd Cup filling machine Alteration charges from 200gm and 400gm                                                           |                   | 2021 | LS | 08.05.2021 |
| 35 | 5Kl Per Hr Milk/Curd Packing machine                                                                                       | 5KL/Hr            | 2021 | LS | 03.03.2021 |
| 36 | 5Kl Per Hr Milk/Curd Packing machine                                                                                       | 5KL/Hr            | 2021 | LS | 03.03.2021 |
| 37 | Cup Curd Filling machine                                                                                                   |                   | 2021 | LS | 03.03.2021 |
| 38 | Ghee Sealing machine for glass jars (Vad Sealing)                                                                          |                   | 2022 | LS | 28.05.2022 |
| 39 | Curd Milk Pasteurization Module, Cream Separation Station - 5000LPH Capacity, Ghee Clarification Station - 800LPH capacity | 5KL/Hr<br>800L/Hr | 2020 | LS | 12.11.2020 |
| 40 | Stabilizers for packing machines                                                                                           |                   | 2022 | LS | 13.05.2022 |
| 41 | Homogenizer Tetra Alex Machine                                                                                             |                   | 2020 | LS | 12.11.2020 |
| 42 | PH Booster, Make: CHEMBOND                                                                                                 |                   | 2021 | LS | 21.12.2021 |

|    |                                                                                                                                                                   |             |      |    |            |
|----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|------|----|------------|
| 43 | 5000LPH Fully Automatic R.O. Water Plant, 1KL SS Tank                                                                                                             | 5KL/Hr      | 2021 | LS | 25.04.2021 |
| 44 | Lab Equipment viz., Digital Water Bath, Hot Air Oven, Auto Clave, Laboratory Centrifuge, Hot Plate, Medium Duty Stirrer, BOD Incubator, Laminar Air Flow, Balance |             | 2021 | LS | 31.08.2021 |
| 45 | Nilkamal 10 Ltr milk crates 2000 Nos                                                                                                                              | 10 KL       | 2021 | LS | 31.08.2021 |
| 46 | Nilkamal 12 Ltr milk crates 2000 Nos                                                                                                                              | 12 KL       | 2021 | LS | 20.07.2021 |
| 47 | Nilkamal 12 Ltr glass bottle crates 2500 Nos                                                                                                                      | 12 KL       | 2021 | LS | 20.07.2021 |
| 48 | Nilkamal 24 Nos glass bottle crates 2000 Nos                                                                                                                      | 24 capacity | 2021 | LS | 31.08.2021 |
| 49 | Geeta SS Cans for milk procurement                                                                                                                                | SS cans     | 2022 | LS | 29.01.2022 |
| 50 | Lab Material glass tubes, pipets, borosil brand.                                                                                                                  |             | 2021 | LS | 08.09.2021 |
| 51 | Shellmax Boiler model: SM 10DH/10.54, Gas Fired                                                                                                                   | Gas Fired   | 2020 | 1  | 30.12.2020 |
| 52 | Pipes and fittings of boiler and IBT erection charges, GI pipes, Alm Insulators, Glass Whool, Thermocol Insulation, M.S Pipes, Pressure Valves, Butterfly valves. |             | 2020 | LS | 29.10.2020 |
| 53 | Wood Boiler 0.7 Ton                                                                                                                                               | 0.7 Ton     | 2022 | LS | 12.05.2022 |
| 54 | For Wood Boiler attachments                                                                                                                                       |             | 2020 | LS | 25.05.2020 |
| 55 | Economizer for wood Boiler                                                                                                                                        |             | 2020 | LS | 31.05.2020 |
| 56 | MS Tubes, GP Tubes, GI Tubes (Structural Material of Boiler)                                                                                                      |             | 2021 | LS | 23.01.2021 |
| 57 | MS Plates, MS Angles, MS Rounds (Structural Material of Boiler)                                                                                                   |             | 2021 | LS | 12.02.2021 |
| 58 | GI Tubes, GP Tubes, MS Rounds (Structural Material of Boiler)                                                                                                     |             | 2020 | LS | 26.09.2020 |
| 59 | GP Tubes, MS Flats, GP Sheets (Structural Material of Boiler)                                                                                                     |             | 2020 | LS | 18.08.2020 |
| 60 | Aluminum Armoured Cables                                                                                                                                          |             | 2020 | LS | 11.12.2020 |
| 61 | Copper Armoured Cables, Aluminum Armoured Cables,                                                                                                                 |             | 2021 | LS | 01.01.2021 |



|    |                                                                                                          |                   |      |       |            |
|----|----------------------------------------------------------------------------------------------------------|-------------------|------|-------|------------|
| 62 | 15KVA 3PH Stabilizers - 2nos.,                                                                           | 15KVA,<br>3 Phase | 2021 | 2     | 09.01.2021 |
| 63 | MCC Panel Board with Electrical Items, Bus Bar, Wiring                                                   |                   | 2021 | LS    | 19.03.2021 |
| 64 | Panel Board, Cable Trays                                                                                 |                   | 2021 | LS    | 27.03.2021 |
| 65 | Panel Board Electrical Consumables                                                                       |                   | 2020 | LS    | 12.11.2020 |
| 66 | Copper Armoured Cables, Aluminums Armoured Cables,                                                       |                   | 2021 | LS    | 05.01.2021 |
| 67 | Flexible Cables, Copper Lus, GI perforated Trays, Bus Bar, Hooters                                       |                   | 2021 | LS    | 06.04.2021 |
| 68 | Core Flexible Cables, Copper Armored Cables                                                              |                   | 2021 | LS    | 06.10.2021 |
| 69 | 3Pole Capacitor Duty Contactor, Make: Siemens                                                            |                   | 2022 | 1     | 17.06.2022 |
| 70 | Cable Trays                                                                                              |                   | 2021 | 5     | 16.06.2021 |
| 71 | MCCB's, Relays, Voltmeters, PVC Junction Boxes                                                           |                   | 2021 | LS    | 30.06.2021 |
| 72 | Direct On-Line Starters, 16Amps Sockets & Switches                                                       |                   | 2021 | LS    | 07.01.2021 |
| 73 | 25KVAR Capacitor Duty Contactors                                                                         | 25 KVAR           | 2022 | 2     | 02.07.2022 |
| 74 | 8 Stage Relays                                                                                           |                   | 2022 | 1     | 14.07.2022 |
| 75 | Direct On-Line Starters, Copper Flexible Cables, Relays                                                  |                   | 2021 | LS    | 06.07.2021 |
| 76 | Copper Flexible wires, Flexible Pipes, Junction Boxes, Surface Boxes, 3 Pin Sockets, Bus Bars, Glands PG |                   | 2021 | LS    | 11.08.2021 |
| 77 | Starter Panels, Direct On Line Starters, Relays, MCCB's                                                  |                   | 2021 | LS    | 11.08.2021 |
| 78 | Starter Panels, Relays                                                                                   |                   | 2021 | LS    | 11.08.2021 |
| 79 | 100A Bus Bar, MCB Channels 16A Plug & Socket, DOL Starters                                               | 100A Bus Bar      | 2021 | LS    | 21.08.2021 |
| 80 | 18" Exhaust Fans, 18" Pedestal Air circulators                                                           | 18"               | 2021 | 5     | 23.08.2021 |
| 81 | Core Copper Flexible Cables, MCB's, Copper Lugs                                                          |                   | 2021 | LS    | 02.09.2021 |
| 82 | PVC Boxes, Modular Plates, Sockets, Copper Flexible Cables                                               |                   | 2021 | LS    | 01.10.2021 |
| 83 | MCC Panel                                                                                                |                   | 2021 | 1 Set | 08.01.2021 |

|     |                                                                                                                                                                         |         |      |    |            |
|-----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|------|----|------------|
| 84  | 6A Plug Tops, 3Pin Plug Tops, Switches & Sockets                                                                                                                        |         | 2021 | LS | 13.10.2021 |
| 85  | Copper Flexible Cables, DC Glands                                                                                                                                       |         | 2021 | LS | 12.01.2021 |
| 86  | Transformer Boxes, 3Phase MCCB's                                                                                                                                        |         | 2021 | LS | 19.01.2021 |
| 87  | Auxiliary Contactors,                                                                                                                                                   |         | 2021 | LS | 03.12.2021 |
| 88  | Handles, Auxiliary Contact Blocks                                                                                                                                       |         | 2021 | LS | 27.12.2021 |
| 89  | Electrical Goods, glands, PVC and ss glands                                                                                                                             |         | 2021 | LS | 04.10.2021 |
| 90  | Electrical Goods, glands, PVC and ss glands                                                                                                                             |         | 2021 | LS | 26.04.2021 |
| 91  | Electrical Goods, glands, PVC and ss glands                                                                                                                             |         | 2021 | LS | 26.04.2021 |
| 92  | Channels for tanks and supporting pillars                                                                                                                               |         | 2021 | LS | 30.04.2021 |
| 93  | Supporting structure for silos and other machines.                                                                                                                      |         | 2021 | LS | 04.08.2021 |
| 94  | Spares for Air compressors                                                                                                                                              |         | 2021 | LS | 04.06.2021 |
| 95  | Spares for machine in the processing plant                                                                                                                              |         | 2021 | LS | 15.04.2021 |
| 96  | Milk Crates 12ltr (Blue Crates)                                                                                                                                         | 12 Ltrs | 2022 | LS | 14.05.2022 |
| 97  | Paneer Hoops For Panner Making                                                                                                                                          |         | 2021 | LS | 26.08.2021 |
| 98  | Glass Bottles Manual Cleaning Machine                                                                                                                                   |         | 2022 | LS | 19.02.2022 |
| 99  | Spares for cold-rooms                                                                                                                                                   |         | 2020 | LS | 17.12.2020 |
| 100 | SS Cans                                                                                                                                                                 |         | 2020 | LS |            |
| 101 | Turn Tables, Bottle Rinsing Machine, 6-Head Automatic Filling Machine, Automatic Capping Machine with Auto Cap Dispenser, SS Slat Chain Conveyer with Motor, Gear Boxes |         | 2021 | LS | 03.03.2021 |
| 102 | Printers - Domino AX Series - AX 150 Printer Standard                                                                                                                   | AX-150  | 2021 | LS | 27.07.2021 |
| 103 | Printer - Domino TTO, RH IM Printer, V20i - 2nos., Touch Pad                                                                                                            | V20i    | 2021 | LS | 22.07.2021 |
| 104 | Air Compressor, Make: ELGI, with 500l Air Tank, Air Dryer and other accessories                                                                                         | ELGI    | 2020 | LS | 03.11.2020 |
| II  | <b>Utilities &amp; Services (including pipe fittings &amp; insulations etc.)</b>                                                                                        |         |      |    |            |
| 105 | 3 Phase Oil Type Copper Wound Distribution 500KVA Transformer, Make: Kirloskar                                                                                          | 500KVA  | 2020 | 1  | 07.10.2020 |
| 106 | Electrical Consumables                                                                                                                                                  |         | 2021 | LS | 28.07.2021 |

|     |                                                                      |        |      |    |            |
|-----|----------------------------------------------------------------------|--------|------|----|------------|
| 107 | 24W, 18W, 18W, 20W LED Lights                                        | LED    | 2021 | LS | 19.08.2021 |
| 108 | 24Watt LED Light                                                     | LED    | 2020 | 9  | 15.12.2020 |
| 109 | Dummy Plates & Metal Boxes                                           | 24watt | 2020 | LS | 24.12.2020 |
| 110 | DL Glands, MCB Encloser, Core Flexible Wires                         |        | 2021 | LS | 01.03.2021 |
| 111 | Flexible Pipes                                                       |        | 2021 | LS | 15.06.2021 |
| 112 | Dummy Plates & Fan Regulators                                        |        | 2021 | LS | 30.07.2021 |
| 113 | Dummy Plates, 6A Switches, 5Pin Sockets, Fan Regulators              | 6A     | 2021 | LS | 18.09.2021 |
| 114 | Switches, Sockets, Fan Regulators, Indicators                        |        | 2021 | LS | 18.09.2021 |
| 115 | Pole Isolators, MCB's Ceiling Plates, Angle Holders & Batten Holders |        | 2021 | LS | 18.09.2021 |
| 116 | PVC Saddles, Dummy Plates, LED Lights                                |        | 2021 | LS | 20.09.2021 |
| 117 | MCB switches                                                         |        | 2021 | LS | 05.11.2021 |
| 118 | Wire Coils, Sockets & Switches                                       |        | 2022 | LS | 02.07.2022 |
| 119 | 4 Way Connectors, Metal Boxes, LED Bulbs, Dummy Plates               |        | 2020 | LS | 12.12.2020 |
| 120 | Post Lights, Flood Lights, LED Lights                                |        | 2020 | LS | 12.08.2020 |
| 121 | GI Flats of different sizes                                          |        | 2020 | LS | 19.11.2020 |
| 122 | Weighing scales for plant purpose.                                   |        | 2021 | LS | 26.10.2021 |

Encumbrances as mentioned in Terms and condition available in the bank's website.

For detailed terms and conditions of the sale, please refer to the link provided in <https://www.unionbankofindia.bank.in/auction-property/viewauction-property.aspx> .  
The same is also enclosed herewith.

Place: Visakhapatnam  
Date: 02-09-2026

कृपे युनियन बैंक ऑफ इंडिया / For UNION BANK OF INDIA  
एसेट रिकवरी शाखा (मुम्बई) / Asset Recovery Br. (ARB)  
मुख्य प्रबंधक / Chief Manager / अधिकारी / Authorized Officer  
विशाल / VISHAL  
Authorized Officer  
Union Bank of India

Encl: Terms of sale



**TERMS AND CONDITIONS OF SALE OF IMMOVABLE SECURED ASSETS**

|                                         |                                                                                                                                                                                                                                                                                      |
|-----------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. Name and address of the Borrower(s): | <b>M/s. Kesava Pattabhi Dairy Farms</b>                                                                                                                                                                                                                                              |
| 1a.                                     | <b>M/s. Kesava Pattabhi Dairy Farms (Partnership Firm)</b><br><b>Represented by Managing Partners:</b><br><b>a) Mr. Boddu Srinivasu &amp; b) Mr. Vaitla Naveen</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437 |
| 2a.                                     | <b>Mr. Boddu Srinivasu (Managing Partner),</b><br>S/o (late) Boddu Chandra Rao<br><b>M/s. Kesava Pattabhi Dairy Farms (Partnership Firm)</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                       |
| 3a.                                     | <b>Mr. Vaitla Naveen (Managing Partner),</b><br>S/o Vaitla Visweswara Rao<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                               |
| 4a.                                     | <b>Mr. Kora Jagan (Partner),</b><br>S/o Kora Surya Rao<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                                                  |
| 5a.                                     | <b>Smt. Boddu Ramanamma (Partner),</b><br>W/o (late) Boddu Chandra Rao<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                                  |
| 6a.                                     | <b>Smt. Alapati Durga Prasanna (Partner),</b><br>W/o Vaitla Naveen,<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                                     |
| 7a.                                     | <b>Mr. Vaitla Visweswara Rao (Partner),</b><br>S/o V Janaki Ramayya,<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                                    |
| 8a.                                     | <b>Smt. Vaitla Raja Rajeswari, (Partner)</b><br>W/o Vaitla Visweswara Rao,<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                              |
| 9a.                                     | <b>Smt. Vaitla Keerthi (Partner),</b><br>W/o Sateesh Sankaran,<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G.Dist - 533437                                                          |
| 10a.                                    | <b>Smt. Boddu Bhagyalakshmi (Partner),</b><br>W/o Boddu Srinivasu<br><b>M/s. Kesava Pattabhi Dairy Farms</b><br>Sy. No. 577, Near Kittaya Cheruvu, Kattamuru -Peddapuram Road, Kattamuru, Peddapuram Mandal, E.G. Dist. - 533437                                                     |

|                                      |                                                           |                                                                                                                                                                                                                                                        |
|--------------------------------------|-----------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name and address of the Guarantor(s) | <b>M/s. Venkata Ramana Chandra Agros Private Limited:</b> |                                                                                                                                                                                                                                                        |
|                                      | 1b.                                                       | <b>M/s. Venkata Ramana Chandra Agros Pvt Ltd.</b><br><b>Rep. by its Managing Director:</b><br><b>a) Mr. Boddu Srinivasu &amp; b) Mrs. Boddu Bhagyalakshmi</b><br>D. No. 9-2, Kattamuru Village, Peddapuram Mandal, East Godavari District, AP - 533437 |
|                                      | 2b.                                                       | <b>Mr. Boddu Srinivasu (Managing Director)</b><br>S/o (late) Boddu Chandra Rao<br><b>M/s. Venkata Ramana Chandra Agros Pvt Ltd.</b><br>D. No. 9-2, Kattamuru Village, Peddapuram Mandal, East Godavari District, AP - 533437                           |
|                                      | 3b.                                                       | <b>Smt. Boddu Bhagyalakshmi (Director)</b><br>W/o Boddu Srinivasu<br><b>M/s. Venkata Ramana Chandra Agros Pvt Ltd</b><br>D. No. 9-2, Kattamuru Village, Peddapuram Mandal, East Godavari District, AP - 533437                                         |
|                                      | <b>Guarantors of M/s Kesava Pattabhi Dairy Farms:</b>     |                                                                                                                                                                                                                                                        |
|                                      | 11a.                                                      | <b>Mr. Boddu Srinivasu</b><br>S/o (late) Baddu Chandra Rao<br>D.No 9-2 survey no 577, Near Kittaya Cheruvu, Kattamuru Village, Peddapuram Mandal, Kakinada District-533437                                                                             |
|                                      | 12a.                                                      | <b>Smt. Boddu Bhagyalakshmi</b><br>W/o Boddu Srinivasu<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437                                                                                                                     |
|                                      | 13a.                                                      | <b>Smt. Boddu Ramanamma</b><br>W/o (late) Boddu Chandra Rao<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437                                                                                                                |
|                                      | 14a.                                                      | <b>Mr. Kora Jagan</b><br>S/o Kora Surya Rao<br>D.No. 19-1-357/C/1, Bank Colony, Near LIC office, Peddapuram Mandal, Kakinada District -533437                                                                                                          |
|                                      | 15a.                                                      | <b>Mr. Vaitla Naveen</b><br>S/o Vaitla Visweswara Rao<br>D.No 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                                                                                                   |
|                                      | 16a.                                                      | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D.No 15-113, Subbareddy Colony, Jangareddigudem, West Godavari, AP-534447                                                                                                                  |
|                                      | 17a.                                                      | <b>Mr. Vaitla Visweswara Rao,</b><br>S/o V Janaki Ramayya,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004                                                                                                                  |
|                                      | 18a.                                                      | <b>Smt. Vaitla Raja Rajeswari,</b><br>W/o Vaitla Visweswara Rao,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004                                                                                                            |
|                                      | 19a.                                                      | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>D. No. 82, 28th Main, 37B cross, Jayanagar, 9th block, Sanjay Gandhi Hospital, Bangalalore South, Karnataka                                                                                    |
|                                      | 20a.                                                      | <b>Mr. Mullapudi Veera Venkata Satyanarayana rao,</b><br>S/o M Bojja Raju<br>D.No.7-9-6, Sambamurthy Street, Ramaraopet, Kakinada-533004                                                                                                               |
|                                      | 21a.                                                      | <b>Mr. Alapati Durga Prasad</b><br>S/o A Jayabrahmananda Swami,                                                                                                                                                                                        |

|      |                                                                                                                                                                                               |
|------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|      | D.No 15-113, Subbareddy Colony, Jangareddigudem, West Goadvari, AP-534447                                                                                                                     |
| 22a. | <b>Mr. Kora Surya Rao</b><br>S/o Kora Jaya Rao,<br>D.No. 9-2, SC Peta, Kattamuru Mandal, Peddapuram mandal, AP-533437                                                                         |
| 23a. | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>H. No. 1171, 2 <sup>nd</sup> Floor, 18A Main, 2 <sup>nd</sup> B Cross, JP Nagar, 2 <sup>nd</sup> Phase, Bengaluru, Karnataka - 560078 |
| 24a. | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D. No. 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                                     |

**Guarantors of M/s. Venkata Ramana Chandra Agros Private Limited:**

|      |                                                                                                                                                                              |
|------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 4b.  | <b>Mr. Boddu Srinivasu</b><br>S/o (late) Boddu Chandra Rao<br>D. No 9-2 Survey no 577, Near Kittaya Cheruvu, Kattamuru Village, Peddapuram Mandal, Kakinada District-533437. |
| 5b.  | <b>Smt. Boddu Bhagyalakshmi</b><br>W/o Boddu Srinivasu<br>D. No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437.                                         |
| 6b.  | <b>Smt. Boddu Ramanamma</b><br>W/o (late) Boddu Chandra Rao<br>D.No 9-2, Kattamuru village, Peddapuram Mandal, Kakinada District-533437.                                     |
| 7b.  | <b>Mr. Kora Jagan</b><br>S/o Kora Surya Rao<br>D.No. 19-1-357/C/1, Bank Colony, Near LIC office, Peddapuram Mandal, Kakinada District -533437.                               |
| 8b.  | <b>Mr. Vaitla Naveen</b><br>S/o Vaitla Visweswara Rao<br>D.No 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                         |
| 9b.  | <b>Smt. Alapati Durga Prasanna</b><br>W/o Vaitla Naveen,<br>D. No 15-113, Subbareddy Colony, Jangareddigudem, West Godavari, AP-534447.                                      |
| 10b. | <b>Mr. Vaitla Visweswara Rao,</b><br>S/o V Janaki Ramayya,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004.                                       |
| 11b. | <b>Smt. Vaitla Raja Rajeswari,</b><br>W/o Vaitla Visweswara Rao,<br>D.No 8-5-18B, Venkata Narayana Street, Gandhinagar, Kakinada, AP-533004                                  |
| 12b. | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>D. No. 82, 28th Main 37B cross, Jayanagar 9th block, Sanjay Gandhi Hospital, Bangalaores South, Karnataka            |
| 13b. | <b>Mr. Mullapudi Veera Venkata Satyanarayana rao,</b><br>S/o M Bojja Raju<br>D.No.7-9-6, Sambamurthy Street, Ramaraopet, Kakinada-533004                                     |
| 14b. | <b>Mr. Alapati Durga Prasad</b><br>S/o A Jayabrahmananda Swami,<br>D.No 15-113, Subbareddy Colony, Jangareddigudem, West Goadvari, AP-534447                                 |

|      |                                                                                                                                                                                               |
|------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 15b. | <b>Mr. Kora Surya Rao</b><br>S/o Kora Jaya Rao,<br>D.No. 9-2, SC Peta, Kattamuru Mandal, Peddapuram mandal, AP-533437                                                                         |
| 16b. | <b>Smt. Vaitla Keerthi,</b><br>W/o Sateesh Sankaran,<br>H. No. 1171, 2 <sup>nd</sup> Floor, 18A Main, 2 <sup>nd</sup> B Cross, JP Nagar, 2 <sup>nd</sup> Phase, Bengaluru, Karnataka - 560078 |
| 17b. | <b>Smt. Alapati Durga Prasanna</b><br>W/o Mr. Vaitla Naveen<br>D. No 8-5-18B, Venkata Narayana Street, Gandhi Nagar, Kakinada - 533004, AP.                                                   |

2. Name and address of the Secured Creditor **Base Branch:**  
Suryaraopeta Branch, Kakinada.  
Presently the Account is in Union Bank of India, Asset Recovery Branch, Door No. 26-15-150, Andhra Bank Building, Changalraopeta, Visakhapatnam 530 001.

**3. Description of immovable secured assets to be Sold: -**

**Description of the Immovable Properties**

**Property No. 1:**

All that Part & Parcel of the Property consisting of commercial/Industrial building and vacant land situated in S.No. 577 which is an extent of Ac 9.00 cents = 43,560 sq.yards consisting of RCC Building / AC Shed at Kattamuru Village, Peddapuram Mandal, Kakinada District, SRO Peddapuram, With in the following boundaries:

|       |                                              |
|-------|----------------------------------------------|
| EAST  | Land belonging to Adusumilli Veeraraghavamma |
| WEST  | Land belonging to Tsaliki Satya Manasa       |
| NORTH | Road                                         |
| SOUTH | Land belonging to others                     |

**Additional Information:**

[Out of the total extent of Ac 9.00 Cent, an extent of Ac 1.00 Cent is converted into non-agricultural land and remaining Ac 8.00 Cent is not converted as Non- Agricultural Land]

Executed MOD in favour of Union Bank of India (E-Andhra Bank) vide 11045/2018 & 1326/2023 by Mr. Mullapudi Veera Venkata Satyanarayana Rao, Mr. Vaitla Visweswara Rao & Mrs. Boddu Ramanamma at Joint Sub Registrar, Kakinada and Joint SRO, Peddapuram respectively.

**Property No. 2:**

The details of the Plant and Machinery in the account of M/s Kesava Pattabhi Dairy Farm are mentioned below:

| Sl. No.  | Description of the Equipment/ Machinery                                        | Technical Specs. / S. No./ Capacity | Year of Mfg. | Qty   | Date of Purchase |
|----------|--------------------------------------------------------------------------------|-------------------------------------|--------------|-------|------------------|
| <b>I</b> | <b>Main Plant &amp; Machinery</b>                                              |                                     |              |       |                  |
| 1        | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL                        | 2019         | 1 Set | 24.12.2019       |
| 2        | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL                        | 2020         | 1 Set | 31.08.2020       |
| 3        | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL                        | 2020         | 1 Set | 31.08.2020       |
| 4        | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL                        | 2020         | 1 Set | 11.09.2020       |
| 5        | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL                        | 2021         | 1 Set | 05.02.2021       |
| 6        | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery. | 2x8 HB 50 LL                        | 2019         | 1 Set | 15.11.2019       |

|    |                                                                                                                                                     |                  |      |       |            |
|----|-----------------------------------------------------------------------------------------------------------------------------------------------------|------------------|------|-------|------------|
| 7  | Equipment for Milking System 2x8 HB 50 LL in conjunction with Dairy Machinery.                                                                      | 2x8 HB 50 LL     | 2019 | LS    | 13.11.2019 |
| 8  | Milk Filter Sock, Fly Curtain, FlySheet.                                                                                                            |                  | 2021 | LS    | 05.02.2021 |
| 9  | Spinning Fans, Swinging Cow Brushes                                                                                                                 |                  | 2020 | 3,4   | 31.08.2020 |
| 10 | Modules, Automation Kit, Electric Motor, Electric Pump, 63VA Transformer                                                                            | 63 KVA           | 2020 | LS    | 31.08.2020 |
| 11 | Tip Tank ST 250, Water Valve                                                                                                                        | ST250            | 2020 | LS    | 31.08.2020 |
| 12 | Water Bowls, Calf Box, Cow Shower without FRP                                                                                                       |                  | 2020 | LS    | 31.08.2020 |
| 13 | Feed mixer Wagon                                                                                                                                    |                  | 2020 | 1 Set | 31.08.2020 |
| 14 | Bucket Milking Machine, Buffalo BMS, Combination Brush, Milk tube with Nipple                                                                       |                  | 2020 | LS    | 21.09.2020 |
| 15 | Bucket Milking Machine, Buffalo BMS, Combination Brush, Milk tube with Nipple                                                                       |                  | 2020 | LS    | 21.09.2020 |
| 16 | Clamps with US Bolts                                                                                                                                |                  | 2020 | LS    | 03.12.2020 |
| 17 | Brush Sets, Fly Curtains, Fly Sheets, Feeding Buckets, Filter Sock                                                                                  |                  | 2021 | LS    | 12.01.2021 |
| 18 | Plug Rubber, Clamp Rings                                                                                                                            |                  | 2021 | LS    | 05.02.2021 |
| 19 | Spinning Fans                                                                                                                                       |                  | 2021 | 16    | 09.02.2021 |
| 20 | Cubicle Divider with Clamps                                                                                                                         |                  | 2019 | LS    | 13.11.2019 |
| 21 | Straight Blades, Stop Cable Wiper, MCB VFD, Junction Box, Cables, Drive Kit                                                                         |                  | 2019 | LS    | 13.11.2019 |
| 22 | Milk Filter Sock                                                                                                                                    |                  | 2022 | LS    | 25.01.2022 |
| 23 | Liners, Short P.Tubes                                                                                                                               |                  | 2021 | LS    | 10.12.2021 |
| 24 | 18"X9" Oil Cooled Hammer Mill Pulverizer with Blower, Cyclone attached, with 20HP Motor, Machine Bed with Motor Rails, Belt & Pulley, Make:: Selvin | 20 HP            | 2021 | LS    | 04.02.2021 |
| II | Utilities & Services (including pipe fittings & insulations etc)                                                                                    |                  |      |       |            |
| 25 | 160kva 3pHASE Oil Type Transformer, Make:: Kirloskar                                                                                                | 160 KVA, 3 Phase | 2020 | 1     | 07.10.2020 |
| 26 | DG Set - 62.5KVA, Make:: Jakson                                                                                                                     | 62.5 KVA         | 2020 | 1     | 04.09.2020 |
| 27 | Aluminum Armoured Cables, Copper Armoured Cables                                                                                                    |                  | 2020 | LS    | 11.12.2020 |
| 28 | Aluminum Armoured Cables                                                                                                                            |                  | 2021 | LS    | 01.01.2021 |
| 29 | Racks & Links, UPS Batteries                                                                                                                        |                  | 2021 | LS    | 09.01.2021 |
| 30 | Electrical Panel Boards                                                                                                                             |                  | 2021 | LS    | 31.01.2021 |
| 31 | Cable Trays, Junction Boxes, Copper Flex Cables                                                                                                     |                  | 2021 | LS    | 12.03.2021 |
| 32 | LED Lights                                                                                                                                          |                  | 2020 | LS    | 08.12.2020 |
| 33 | Flood Lights                                                                                                                                        |                  | 2020 | LS    | 15.12.2020 |
| 34 | Bus Bar Insulators, PG Glands, Lightning Arrestors                                                                                                  |                  | 2020 | LS    | 29.12.2020 |
| 35 | Flexible Wires                                                                                                                                      |                  | 2020 | LS    | 29.12.2020 |
| 36 | DC Glands, Aluminum Lugs,                                                                                                                           |                  | 2020 | LS    | 29.12.2020 |
| 37 | Metal Boxes                                                                                                                                         |                  | 2021 | LS    | 02.01.2021 |
| 38 | DC Glands, Aluminum Lugs,                                                                                                                           |                  | 2021 | LS    | 21.01.2021 |
| 39 | DC Glands, GI Saddles, Surface Box                                                                                                                  |                  | 2021 | LS    | 03.02.2021 |



**Property No. 3:**

The details of the Plant and Machinery in the account of M/s Venkata Ramana Chandra Agros Private Limited are mentioned below:

| Sl. No. | Description of the Machinery                                                                                                                                                                                                                                                                                                                                                                   | Technical Specs. / S No./ Capacity | Year of Mfg. | Qty. | Date of Purchase |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|--------------|------|------------------|
| I       | <b>Main Plant and Machinery</b>                                                                                                                                                                                                                                                                                                                                                                |                                    |              |      |                  |
| 1       | Roller Conveyors, Tripping Bars, SS Electronic Weighing Machines, Weigh Bowls, AISI 304 Tanks for Dumping, NT 50X 49 Plates, Centrifugal Pumps, Can Drip Saver, Lid Wash, Can Scrubber, P powder Mixer Single Cone Blender Machine, Centrifugal Pumps - 2nos., AISI 304 Tanks, Centrifugal Milk Pumps, Can Steaming Block, Simplex Filter, SS Machinery for Cleaning, AISI 304 Panner HUPS     | AISI 304 specified tanks           | 2020         | LS   | 28.12.2020       |
| 2       | AISI 316 Tanks for Dosing Lye and Acid Tanks-2500 Lts.                                                                                                                                                                                                                                                                                                                                         | 2500 Lts.                          | 2020         | 5    | 25.11.2020       |
| 3       | AISI Tanks For CIP Clean In Process (2.5KL*4)                                                                                                                                                                                                                                                                                                                                                  | 2500 Lts.                          | 2020         | 4    | 25.11.2020       |
| 4       | AISI 304 Tank 5KL Milk insulated Tanks (5KL*2)                                                                                                                                                                                                                                                                                                                                                 | 5000 Lts.                          | 2020         | 2    | 24.11.2020       |
| 5       | AISI 316, AISI 304 Tanks for Melting, Boiling, Storage, Multi Purpose                                                                                                                                                                                                                                                                                                                          | AISI 316<br>AISI 304               | 2020         | LS   | 28.12.2020       |
| 6       | AISI 304 Pipe & Pipe Fittings, Flow Plates, aisi 304 Tanks for Inoculation, Coagulation                                                                                                                                                                                                                                                                                                        | AISI 316<br>AISI 304               | 2021         | LS   | 29.01.2021       |
| 7       | AISI 304 Milk Insulated tanks 10KL*2, 5KL                                                                                                                                                                                                                                                                                                                                                      | 10 KL                              | 2021         | LS   | 14.07.2021       |
| 8       | AISI 304 Tank                                                                                                                                                                                                                                                                                                                                                                                  | AISI 304                           | 2021         | 1    | 12.07.2021       |
| 9       | Hot water insulated tank with heaters                                                                                                                                                                                                                                                                                                                                                          |                                    | 2021         | LS   | 07.12.2021       |
| 10      | Control Panel, AISI 304 Pipe & Pipe Fittings, Pipes                                                                                                                                                                                                                                                                                                                                            | AISI 304                           | 2021         | LS   | 05.02.2021       |
| 11      | 80mm Thick PUFF Insulated Panels for Ceiling walls and Partition, 60mm Thick PUFF Slab for Floor Insulation, Flashing Items.                                                                                                                                                                                                                                                                   |                                    | 2020         | LS   | 27.10.2020       |
| 12      | SS Pipes -72mtrs, Amul Drain Trap - 15nos.,                                                                                                                                                                                                                                                                                                                                                    | L- 72 Mts                          | 2020         | LS   | 20.10.2020       |
| 13      | SS Pipes (For Milk Transfer)                                                                                                                                                                                                                                                                                                                                                                   |                                    | 2021         | LS   | 27.03.2021       |
| 14      | Plate Heat Exchanger - Milk Chiller                                                                                                                                                                                                                                                                                                                                                            |                                    | 2021         | 1    | 10.08.2021       |
| 15      | SS Pipes (For Milk Transfer)                                                                                                                                                                                                                                                                                                                                                                   |                                    | 2021         | LS   | 10.08.2021       |
| 16      | Centrifugal Milk Pump, Stools, Lid wash                                                                                                                                                                                                                                                                                                                                                        |                                    | 2021         | LS   | 23.09.2021       |
| 17      | Milk Analysers 05 nos                                                                                                                                                                                                                                                                                                                                                                          |                                    | 2021         | LS   | 30.10.2021       |
| 18      | Milk Analysers 10 nos                                                                                                                                                                                                                                                                                                                                                                          |                                    | 2021         | LS   |                  |
| 19      | Continuous butter melting VAT (Ghee Section)                                                                                                                                                                                                                                                                                                                                                   |                                    | 2021         | LS   | 27.10.2021       |
| 20      | Working Tables & Plungers                                                                                                                                                                                                                                                                                                                                                                      |                                    | 2021         | LS   | 15.09.2021       |
| 21      | Metaflex Hinged Door and Chute Door.                                                                                                                                                                                                                                                                                                                                                           |                                    | 2020         | LS   | 28.11.2020       |
| 22      | Air Cooled Condensing Unit for Milk Cold Room, Blast Chiller, Curd Cold Room, High Efficiency Evaporators, aXIAL Flow Fans, for Milk Cold Room, Curd Blast Chiller, Curd Cold Room, Control Panels for Curd Blast Chiller & Curd cold room refrigeration units, Refrigerant Piping with Suction Line Insulation, COntrol Cabling, Refrigeration controls for Cold Store Units, Heater Coil for |                                    | 2020         | LS   | 17.12.2020       |



|    |                                                                                                                                                                   |                   |      |    |            |
|----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|------|----|------------|
|    | Induction Room                                                                                                                                                    |                   |      |    |            |
| 23 | IBT System for Milk Chilling                                                                                                                                      |                   | 2021 | 1  | 01.04.2021 |
| 24 | IBT System for Milk Chilling                                                                                                                                      |                   | 2021 |    | 04.01.2021 |
| 25 | Silicon Sealants, Rivets, Fasteners, PVC Grippers, Floor Insulation Accessories like Bitumen, Tarfelt & Shalacote                                                 |                   | 2020 | LS | 17.12.2020 |
| 26 | Crate washer, rolling conveyer near packing machines.                                                                                                             |                   | 2021 | LS | 22.10.2021 |
| 27 | Crate Conveyer - 15mts, with Packing Tables and servo motor                                                                                                       |                   | 2021 | LS | 10.08.2021 |
| 28 | Glass Bottles for milk packing (Farm Fresh Milk)                                                                                                                  |                   | 2021 | LS | 12.04.2021 |
| 29 | Date Coding Machine for Packing Machine                                                                                                                           |                   | 2021 | LS | 27.07.2021 |
| 30 | Date Coding Machine (Ink Jet)                                                                                                                                     |                   | 2022 | LS | 27.07.2022 |
| 31 | Paneer vacuum packing double head machine.                                                                                                                        |                   | 2021 | LS | 30.12.2021 |
| 32 | Hand Sealing Machine for ghee packing                                                                                                                             |                   | 2022 | LS | 28.05.2022 |
| 33 | Empty Buckets for curd packing                                                                                                                                    |                   | 2022 | LS | 03.01.2022 |
| 34 | Curd Cup filling machine Alteration charges from 200gm and 400gm                                                                                                  |                   | 2021 | LS | 08.05.2021 |
| 35 | 5KL Per hr Milk/Curd Packing machine                                                                                                                              | 5KL/Hr            | 2021 | LS | 03.03.2021 |
| 36 | 5KL Per hr Milk/Curd Packing machine                                                                                                                              | 5KL/Hr            | 2021 | LS | 03.03.2021 |
| 37 | Cup Curd Filling machine                                                                                                                                          |                   | 2021 | LS | 03.03.2021 |
| 38 | Ghee Sealing machine for glass jars (Vad Sealing)                                                                                                                 |                   | 2022 | LS | 28.05.2022 |
| 39 | Curd Milk Pasteurisation Module, Cream Separation Station - 5000LPH Capacity, Ghee Clarification Station - 800LPH capacity                                        | 5KL/Hr<br>800L/Hr | 2020 | LS | 12.11.2020 |
| 40 | Stabilizers for packing machines                                                                                                                                  |                   | 2022 | LS | 13.05.2022 |
| 41 | Homogenizer Tetra Alex Machine                                                                                                                                    |                   | 2020 | LS | 12.11.2020 |
| 42 | PH Booster, Make:: CHEMBOND                                                                                                                                       |                   | 2021 | LS | 21.12.2021 |
| 43 | 5000LPH Fully Automatic R.O. Water Plant, 1KL SS Tank                                                                                                             | 5KL/Hr            | 2021 | LS | 25.04.2021 |
| 44 | Lab Equipment viz., DIGITAL Water Bath, Hot Air Oven, Auto Clave, Laboratory Centrifuge, Hot Plate, Medium Duty Stirrer, BOD Incubator, Laminar Air Flow, Balance |                   | 2021 | LS | 31.08.2021 |
| 45 | Nilkamal 10ltr milk crates 2000nos                                                                                                                                | 10 KL             | 2021 | LS | 31.08.2021 |
| 46 | Nilkamal 12ltr milk crates 2000nos                                                                                                                                | 12 KL             | 2021 | LS | 20.07.2021 |
| 47 | Nilkamal 12Ltr glass bottle crates 2500nos                                                                                                                        | 12 KL             | 2021 | LS | 20.07.2021 |
| 48 | Nilkamal 24nos glass bottle crates 2000nos                                                                                                                        | 24 capacity       | 2021 | LS | 31.08.2021 |
| 49 | Geeta SS Cans for milk procurement                                                                                                                                | SS cans           | 2022 | LS | 29.01.2022 |
| 50 | Lab Material glass tubes, pipets, borosil brand.                                                                                                                  |                   | 2021 | LS | 08.09.2021 |
| 51 | Shellmax Boiler model:: SM 10DH/10.54, Gas Fired                                                                                                                  | Gas Fired         | 2020 | 1  | 30.12.2020 |
| 52 | Pipes and fittings of boiler and IBT erection charges, GI pipes, Alm Insulators, Glass Wool, Thermocol Insulation, M.S Pipes, Pressure Valves, Butterfly valves.  |                   | 2020 | LS | 29.10.2020 |
| 53 | Wood Boiler 0.7 Ton                                                                                                                                               | 0.7 Ton           | 2022 | LS | 12.05.2022 |
| 54 | For Wood Boiler attachments                                                                                                                                       |                   | 2020 | LS | 25.05.2020 |
| 55 | Economizer for wood Boiler                                                                                                                                        |                   | 2020 | LS | 31.05.2020 |



|    |                                                                                                          |                   |      |       |            |
|----|----------------------------------------------------------------------------------------------------------|-------------------|------|-------|------------|
| 56 | MS Tubes, GP Tubes, GI Tubes (Structural Material of Boiler)                                             |                   | 2021 | LS    | 23.01.2021 |
| 57 | MS Plates, MS Angles, MS Rounds (Structural Material of Boiler)                                          |                   | 2021 | LS    | 12.02.2021 |
| 58 | GI Tubes, GP Tubes, MS Rounds (Structural Material of Boiler)                                            |                   | 2020 | LS    | 26.09.2020 |
| 59 | GP Tubes, MS Flats, GP Sheets (Structural Material of Boiler)                                            |                   | 2020 | LS    | 18.08.2020 |
| 60 | Aluminum Armoured Cables                                                                                 |                   | 2020 | LS    | 11.12.2020 |
| 61 | Copper Armoured Cables, Aluminum Armoured Cables,                                                        |                   | 2021 | LS    | 01.01.2021 |
| 62 | 15KVA 3PH Stabilizers - 2nos.,                                                                           | 15KVA,<br>3 Phase | 2021 | 2     | 09.01.2021 |
| 63 | MCC Panel Board with Electrical Items, Bus Bar, Wiring                                                   |                   | 2021 | LS    | 19.03.2021 |
| 64 | Panel Board, Cable Trays                                                                                 |                   | 2021 | LS    | 27.03.2021 |
| 65 | Panel Board Electrical Consumables                                                                       |                   | 2020 | LS    | 12.11.2020 |
| 66 | Copper Armoured Cables, Aluminium Armoured Cables,                                                       |                   | 2021 | LS    | 05.01.2021 |
| 67 | Flexible Cables, Copper Lugs, GI perforated Trays, Bus Bar, Hooters                                      |                   | 2021 | LS    | 06.04.2021 |
| 68 | Core Flexible Cables, Copper Armoured Cables                                                             |                   | 2021 | LS    | 06.10.2021 |
| 69 | 3Pole Capacitor Duty Contactor, Make:: Siemens                                                           |                   | 2022 | 1     | 17.06.2022 |
| 70 | Cable Trays                                                                                              |                   | 2021 | 5     | 16.06.2021 |
| 71 | MCCB's, Relays, Voltmeters, PVC Junction Boxes                                                           |                   | 2021 | LS    | 30.06.2021 |
| 72 | Direct On-Line Starters, 16Amps Sockets & Switches                                                       |                   | 2021 | LS    | 07.01.2021 |
| 73 | 25KVAR Capacitor Duty Contactors                                                                         | 25 KVAR           | 2022 | 2     | 02.07.2022 |
| 74 | 8 Stage Relays                                                                                           |                   | 2022 | 1     | 14.07.2022 |
| 75 | Direct On-Line Starters, Copper Flexible Cables, Relays                                                  |                   | 2021 | LS    | 06.07.2021 |
| 76 | Copper Flexible wires, Flexible Pipes, Junction Boxes, Surface Boxes, 3 Pin Sockets, Bus Bars, Glands PG |                   | 2021 | LS    | 11.08.2021 |
| 77 | Starter Panels, Direct On Line Starters, Relays, MCCB's                                                  |                   | 2021 | LS    | 11.08.2021 |
| 78 | Starter Panels, Relays                                                                                   |                   | 2021 | LS    | 11.08.2021 |
| 79 | 100A Bus Bar, MCB Channels 16A Plug & Socket, DOL Starters                                               | 100A Bus Bar      | 2021 | LS    | 21.08.2021 |
| 80 | 18" Exhaust Fans, 18" Pedestal Air circulators                                                           | 18"               | 2021 | 5     | 23.08.2021 |
| 81 | Core Copper Flexible Cables, MCB's, Copper Lugs                                                          |                   | 2021 | LS    | 02.09.2021 |
| 82 | PVC Boxes, Modular Plates, Sockets, Copper Flexible Cables                                               |                   | 2021 | LS    | 01.10.2021 |
| 83 | MCC Panel                                                                                                |                   | 2021 | 1 Set | 08.01.2021 |
| 84 | 6A Plug Tops, 3Pin Plug Tops, Switches & Sockets                                                         |                   | 2021 | LS    | 13.10.2021 |
| 85 | Copper Flexible Cables, DC Glands                                                                        |                   | 2021 | LS    | 12.01.2021 |
| 86 | Transformer Boxes, 3Phase MCCB's                                                                         |                   | 2021 | LS    | 19.01.2021 |
| 87 | Auxiliary Contactors,                                                                                    |                   | 2021 | LS    | 03.12.2021 |
| 88 | Handles, Auxiliary Contact Blocks                                                                        |                   | 2021 | LS    | 27.12.2021 |
| 89 | Electrical Goods, glands, pvc and ss glands                                                              |                   | 2021 | LS    | 04.10.2021 |

|                                                                                    |                                                                                                                                                                         |         |      |    |            |
|------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|------|----|------------|
| 90                                                                                 | Electrical Goods, glands, pvc and ss glands                                                                                                                             |         | 2021 | LS | 26.04.2021 |
| 91                                                                                 | Electrical Goods, glands, pvc and ss glands                                                                                                                             |         | 2021 | LS | 26.04.2021 |
| 92                                                                                 | Channels for tanks and supporting pillars                                                                                                                               |         | 2021 | LS | 30.04.2021 |
| 93                                                                                 | Supporting structure for silos and other machines.                                                                                                                      |         | 2021 | LS | 04.08.2021 |
| 94                                                                                 | Spares for Air compressors                                                                                                                                              |         | 2021 | LS | 04.06.2021 |
| 95                                                                                 | Spares for machine in the processing plant                                                                                                                              |         | 2021 | LS | 15.04.2021 |
| 96                                                                                 | Milk Crates 12ltr (Blue Crates)                                                                                                                                         | 12 Ltrs | 2022 | LS | 14.05.2022 |
| 97                                                                                 | Paneer Hoops For panner Making                                                                                                                                          |         | 2021 | LS | 26.08.2021 |
| 98                                                                                 | Glass Bottles Manual Cleaning Machine                                                                                                                                   |         | 2022 | LS | 19.02.2022 |
| 99                                                                                 | Spares for coldrooms                                                                                                                                                    |         | 2020 | LS | 17.12.2020 |
| 100                                                                                | SS Cans                                                                                                                                                                 |         | 2020 | LS |            |
| 101                                                                                | Turn Tables, Bottle Rinsing Machine, 6-Head Automatic Filling Machine, Automatic Capping Machine with Auto Cap Dispenser, SS Slat Chain Conveyer with Motor, Gear Boxes |         | 2021 | LS | 03.03.2021 |
| 102                                                                                | Printers - Domino AX Series - AX 150 Printer Standard                                                                                                                   | AX-150  | 2021 | LS | 27.07.2021 |
| 103                                                                                | Printer - Domino TTO, RH IM Printer, V20i - 2nos., Touch Pad                                                                                                            | V20i    | 2021 | LS | 22.07.2021 |
| 104                                                                                | Air Compressor, Make:: ELGI, with 500l Air Tank, Air Dryer and other accessories                                                                                        | ELGI    | 2020 | LS | 03.11.2020 |
| <b>II Utilities &amp; Services (including pipe fittings &amp; insulations etc)</b> |                                                                                                                                                                         |         |      |    |            |
| 105                                                                                | 3Phase Oil Type Copper Wound Distribution 500KVA Transformer, Make: : Kirloskar                                                                                         | 500KVA  | 2020 | 1  | 07.10.2020 |
| 106                                                                                | Electrical Consumables                                                                                                                                                  |         | 2021 | LS | 28.07.2021 |
| 107                                                                                | 24W, 18W, 18W, 20W LED Lights                                                                                                                                           | LED     | 2021 | LS | 19.08.2021 |
| 108                                                                                | 24Watt LED Light                                                                                                                                                        | LED     | 2020 | 9  | 15.12.2020 |
| 109                                                                                | Dummy Plates & Metal Boxes                                                                                                                                              | 24watt  | 2020 | LS | 24.12.2020 |
| 110                                                                                | DL Glands, MCB Encloser, Core Flexible Wires                                                                                                                            |         | 2021 | LS | 01.03.2021 |
| 111                                                                                | Flexible Pipes                                                                                                                                                          |         | 2021 | LS | 15.06.2021 |
| 112                                                                                | Dummy Plates & Fan Regulators                                                                                                                                           |         | 2021 | LS | 30.07.2021 |
| 113                                                                                | Dummy Plates, 6A Switches, 5Pin Sockets, Fan Regulators                                                                                                                 | 6A      | 2021 | LS | 18.09.2021 |
| 114                                                                                | Switches, Sockets, Fan Regulators, Indicators                                                                                                                           |         | 2021 | LS | 18.09.2021 |
| 115                                                                                | Pole Isolators, MCB's Ceiling Plates, Angle Holders & Batten Holders                                                                                                    |         | 2021 | LS | 18.09.2021 |
| 116                                                                                | PVC Saddles, Dummy Plates, LED Lights                                                                                                                                   |         | 2021 | LS | 20.09.2021 |
| 117                                                                                | MCB switches                                                                                                                                                            |         | 2021 | LS | 05.11.2021 |
| 118                                                                                | Wire Coils, Sockets & Switches                                                                                                                                          |         | 2022 | LS | 02.07.2022 |
| 119                                                                                | 4 Way Connectors, Metal Boxes, LED Bulbs, Dummy Plates                                                                                                                  |         | 2020 | LS | 12.12.2020 |
| 120                                                                                | Post Lights, Flood Lights, LED Lights                                                                                                                                   |         | 2020 | LS | 12.08.2020 |
| 121                                                                                | GI Flats of different sizes                                                                                                                                             |         | 2020 | LS | 19.11.2020 |
| 122                                                                                | Weighing scales for plant purpose.                                                                                                                                      |         | 2021 | LS | 26.10.2021 |

**Note: Common reserve price, EMD and Bid increment for property S.No.1,2 and 3**

4.The details of encumbrances, if any known to the Secured Creditor

NIL



|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 5. Details of Stay / Status Quo / Litigation pending against the property, if any, known to the secured creditor in Courts/Tribunals etc.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | The sale of the property is subject to the outcome of <b>S.A. No. 209/2025 &amp; S.A. No. 43/2025</b> , which is pending before Honorable Debt Recovery Tribunal, Visakhapatnam.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| 6. Last date for submission of EMD                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | EMD shall be deposited and Linked/Mapped with the Property ID before the expiry of auction time prior to placing the bid.<br>It is advisable to deposit and Link / Map the EMD amount with the property ID well in advance to avoid any technical glitch.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| 7. Date & Time of auction                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | <b>29-09-2026, Tuesday from 12:00 NOON to 05:00 PM</b><br>(with 10 min unlimited auto extensions)<br>E-auction website- <a href="https://baanknet.com">https://baanknet.com</a> .                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| 8. The secured debt for the recovery of which the immovable secured asset is to be sold                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | <b>Total Dues as of 31-08-2026:</b><br><b>Rs.19,61,56,253.69 (Rupees Nineteen Crore Sixty-One Lakh Fifty-Six Thousand Two Hundred and Fifty-Three and Paise Sixty-Nine Only) [out of which Rs. 11,66,00,830.68 (Rupees Eleven Crore Sixty-Six Lakh Eight Hundred and Thirty and Paise Sixty-Eight Only) is due from M/s Kesava Pattabhi Dairy Farms and it's Guarantors and Rs. 7,95,55,423.00 (Rupees Seven Crore Ninety-Five Lakh Fifty-Five Thousand Four Hundred and Twenty-Three Only) due from M/s Venkata Ramana Chandra Agros Private Limited and it's Guarantors]</b> together with contractual rate of interest as of 31-08-2026 plus further interest, costs and charges due to the Union Bank of India from Borrower/Guarantor. |
| 9.1. Reserve price for the property / Properties below which the property will not be sold                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | <b>Common Reserve Price for property Serial No. 1, 2 and 3:</b><br><b>₹8,34,30,000.00</b><br><b>(Rupees Eight Crore Thirty-Four Lakh and Thirty Thousand Only)</b><br><br><b>Properties below which the property will not be sold:</b><br>Reserve price of the property mentioned above plus one bid increment for each property.                                                                                                                                                                                                                                                                                                                                                                                                           |
| 9.2. EMD Payable                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 10% of the Reserve Price mentioned above.<br><b>₹ 83,43,000.00</b><br><b>(Rupees Eighty-Three Lakh and Forty-Three Thousand only)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| <b>10.1. Registration</b><br>The Online E-Auction will be held through web portal/website <a href="https://baanknet.com">https://baanknet.com</a> on the date and time mentioned above with unlimited extension of 10 minutes. The intending bidders / purchasers required to register through <a href="https://baanknet.com">https://baanknet.com</a> (Buyer Registration - link provided in the home page of the website) by using their mobile number and valid email-id. The intending bidders / purchasers further required to upload KYC documents and Bank Details. The intending bidders / purchasers can be guided by the Buyer Manual provided in the home page of the website. |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| <b>10.2. KYC Verification</b><br>While registering as buyer/bidder, the intending bidder / purchaser are required to upload KYC documents and Bank account details. Further, for approval of the KYC documents the bidder/ purchasers should have "Digi Locker" facility. Registration formalities shall be completed well in advance.                                                                                                                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| <b>10.3. EMD Payment</b><br>On completion of KYC verification, the intending bidders / purchasers may login and make the EMD payment, for EMD payment intending bidder/purchasers can be guided by the buyer manual provided therein after login as buyer. Payment can be made through payment gateway and also by way of creating challans and deposit the amount in the wallet. The payment shall be ensured                                                                                                                                                                                                                                                                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |

well in advance before the stipulated time. If the required EMD amount is not held in the buyer Wallet, the intending bidders / purchasers will not be allowed to bid the property.

#### 10.4 Bidding

The bidder has to select the property for which offer is submitted from the list mentioned in the above website and/ or bidder can directly enter Property ID.

#### 10.5. Help Desk

- For queries contact Number: 8291220220 & email ID [support.BAANKNET@psballiance.com](mailto:support.BAANKNET@psballiance.com).
- For Registration and Login and Bidding Rules visit Buyer Manual link provided in the home page of <https://baanknet.com>.
- For auction related queries e-mail to [ubin0817295@unionbankofindia.bank](mailto:ubin0817295@unionbankofindia.bank) or contact 9324517291.

#### 10.6 Steps Involved

- Register on <https://baanknet.com> using mobile number and email ID.
- Upload requisite KYC Documents.
- Pay EMD amount by Payment Gateways and also by Generate challan and transfer EMD amount to bidder's EMD Wallet.
- Link/ Map the EMD amount with the property ID from the wallet of the bidder/ purchaser ID.
- Submission of bid shall be through Online mode on the auction date and time.
- In case of successful Bid, the balance bid amount to be paid as per the terms as mentioned hereunder.

Bidders are advised to go through the website: <https://baanknet.com> and <https://www.unionbankofindia.co.in/auction-property/view-auction-property.aspx> for detailed terms and conditions of Auction Sale before submitting their bids and taking part in the E-Auction sale proceedings. Successful bidder will be intimated through e-mail after the closing of the e-Bidding Process.

11. The intending bidders may, if they choose, after taking prior appointment from the Authorised Officer, inspect the immovable/movable secured assets to be sold before the date of E-Auction. It shall be the sole responsibility of the bidders to inspect and satisfy themselves about the secured assets and specification before submitting the bid. On participation by any person or corporate it shall be deemed that the bidders have fully satisfied themselves as to the property /assets and claims/ dues affecting the property under Sale in all respects.

12. (a) In case of bidding, the bid increment shall not be less than ₹ 8,34,500.00 (Rupees Eight Lakh Thirty-Four Thousand and Five Hundred Only) in excess of highest bid amount or the immediate preceding bid, as the case may be with multiple increment value than ₹ 8,34,500.00 (Rupees Eight Lakh Thirty-Four Thousand and Five Hundred Only).

(b) Invariably, the first bid of the property/ies will be Reserve Price + one Increment. This amount will be the minimum bid amount to participate in bidding process.

13. The sale will be confirmed in favour of the highest bidder and the confirmation of sale shall be subject to the confirmation by the Secured Creditor.

14. Bids once made shall not be cancelled or withdrawn. The failure on the part of bidder to comply with any of the terms and conditions of e-auction, mentioned herein will result in forfeiture of the amount paid by the bidder.

15. The successful bidder so declared by the Authorised Officer shall deposit 25% of the Sale Price (inclusive of EMD) in Cash/DD/RTGS/NEFT/Internet transfer/Cheque subject to realisation, immediately on the sale day or not later than next working day with the Bank in the Account bearing Number 172911980050000 in the Name of INWARD RTGS, IFSC: UBIN0817295 and the balance 75% of the Sale Price on or before 15th day of confirmation of Sale or within such extended period as agreed upon in writing between the secured creditor and the purchaser, in any case not exceeding 3 months.

In the event of failure to tender 25% (15%+EMD) of the sale price as per the terms of Sale by the



successful bidder, the EMD so deposited by him shall be forfeited to secured creditor and the bid accepted shall stand cancelled automatically and the defaulting bidder shall neither have claim on the property nor on any part of the sum for which it may be subsequently sold. In default of payment of balance amount of purchase price before 15 days from the date of confirmation of sale by the Secured Creditor or such extended period as may be mutually agreed upon between the secured creditor and the purchaser (not exceeding 3 months) the amount already deposited by the auction purchaser shall be forfeited and the property shall forthwith be sold again and the defaulting purchaser shall neither have claim on the property nor on any part of the sum for which it may be subsequently sold.

16. The Authorised Officer may, where the property sold is subject to any encumbrances, if he thinks fit, allow the purchaser to deposit with him the money required to discharge the encumbrances and any interest due thereon together with such additional amount that may be sufficient to meet the contingencies or further costs, expenses and interest as may be determined by him. On such deposit of money for discharge of encumbrances, the Authorised Officer may issue or cause the purchaser to issue the notices to the persons interested in or entitled to the money deposited with him and take steps to make the payment accordingly.

17. On confirmation of sale by the secured creditor and if the terms of payment have been complied with by the successful bidder, the Authorised Officer shall issue a certificate of sale of immovable property in favour of the purchaser in Appendix-V to the Security Interest (Enforcement) Rules, 2002.

18. Legal charges for conveyance, stamp duty, registration charges and other incidental charges as applicable shall be borne by the successful bidder only.

19. As per provision of Section 194-IA of Income Tax Act, 1961, TDS @ 1 % will be applicable on the sale proceeds or stamp duty value of such property, whichever is higher, where either sale proceeds or stamp duty value is Rs. 50,00,000/- (Rupees fifty lakhs) and above. The successful bidder/ purchaser shall deduct the TDS from the sale price and deposit the same with the Income Tax Department quoting Bank's name and PAN as a seller and submit the original receipt of the TDS certificate to the Bank (Applicable for immovable property, other than Agricultural land).

In case of movable/plant & machinery/stocks/goods etc. GST charges will be applicable as per the prescribed norms over & above the sale price.

20. The Authorised Officer will deliver the property on the basis of Possession taken on as is where is basis, to the purchaser free from encumbrances, known to the Secured Creditor on deposit of money by the purchaser towards the discharge of such encumbrances.

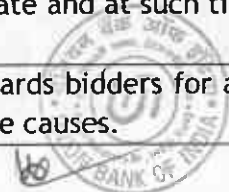
21. The certificate of sale will be issued specifically mentioning whether the purchaser has purchased the immovable/movable secured assets free from any encumbrances known to the secured creditor or not. No request for change of name in the sale certificate other than the person who submitted the bid/participated in the auction shall be entertained.

22. The unsuccessful Bidders who have deposited EMD shall be entitled to have the same refunded without any interest immediately after the confirmation of sale by the Authorised Officer in favour of successful bidder. The unsuccessful bidder is required to place request for refund <https://baanknet.com> The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any).

23. Bank, the Secured Creditor, reserves the right to accept / reject the highest bid without assigning any reason thereof or to cancel the sale.

24. In case any dispute arises as to the validity of the bid(s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Bank shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by the Bank.

25. The bank/service provider for e-auction shall not have any liability towards bidders for any interruption or delay or technical snag in access to the site irrespective of the causes.



26. The above immovable secured assets will be sold in “As is where is”, “As is What is” and “whatever there is” condition.
27. The entire sale consideration shall be exclusively available for appropriation towards dues to the Bank and it is exclusive of encumbrances of all statutory dues, maintenance charges and other dues/charges if any, shall be settled by the proposed purchaser out of his own sources.
28. To the best of information and knowledge of the Authorised Officer, there is no encumbrance on the property except as stated above in point No.4 & 5. However, the intending bidders should make their own independent enquiry regarding the encumbrances, title of the property put to auction and the claims / rights/ dues affecting the property, prior to submitting their bid. The E Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the Bank to sell the property. The Authorised Officer/Secured Creditor shall not be responsible in any way for any third-party claims/rights/dues.
29. The Sale of property/ies is/are subject to the outcome of S. A. No. 209/2025 & S. A. No. 43/2025 filed before Honourable Debt Recovery Tribunal, Visakhapatnam.

Place: Visakhapatnam  
Date: 02-09-2026

कृते यूनियन बैंक ऑफ इंडिया / For UNION BANK OF INDIA  
एसेट रिकवरी शाखा (हजारों) / Asset Recovery Br., (AR&B)  
मुख्य प्रबंधक / Chief Manager, Asset Recovery / Authorised Officer  
**AUTHORISED OFFICER**  
FOR UNION BANK OF INDIA



