

Banjara Hills, Hyderabad-500034 Telephone:-040-23147060 Email: cs8313@pnb.bank.in

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with 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 Physical / Symbolic possession of which has been taken by the Authorized Officer of the Bank / Secured Creditor, will be sold on **"As is where is", "As is what is", and "Whatever there is"** on the date as mentioned in the table herein below, for recovery of its dues due to the Bank / Secured Creditor from the respective borrower(s) and guarantor(s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

SCHEDULE OF THE SECURED ASSETS

S. No.	Name of the Branch Name of the Account Name & addresses of the Borrower/Guarantors	Description of immovable properties mortgaged	A) Dt. of Demand Notice u/s 13(2) of SARFESI ACT 2002 B) Amount o/s as on date of 30-09-2026 C) Possession Date u/s 13(4) of SARFESI ACT 2002 D) Nature of Possession	A) Reserve Price B) EMD C) Bid Increase Amount	Date/ Time of E-Auction	Details of the encumbrances known to the secured creditors
1	<u>Khammam (211220)</u> <u>Borrower-</u> Mr Bayaneni Sridhar Mrs B Udayani	All that part and parcel of Residential Flat bearing no 203 in First Floor with built up area of 970 sq ft (including common area) together with proportionate undivided share of site admeasuring 24.56 sq yard along with one car parking area earmarked in the stilt floor on the premises of the mansion renamed as "LOTUS TOWERS" in plot no 27 & 32 (contiguous to each other, forming single compact block, each size-50' * 72') and to an extent of 400 sq yards, total admeasuring 800 sq yards, or equivalent to 668.88 sq mtrs situated at Sai Prabhath Nagar, within the revenue limits of Edulapuram village, Peddathanda Gram Panchayat, Khammam Rural Mandal & District, under territorial Jurisdiction of the registration district of Khammam and sub district of Rural. The land is bounded by: North:33'- Ft wide road, South: Plot nos 26& 33, East: 30' Feet Wide Road, West: 30' Feet Wide Road, The flat is bounded by: North:Corridor South: Open to sky., East: Open to sky., West: Open to sky. Stands in the name of Bayeneni Sridhar. Property ID- PUNB21122025.	A. 04-07-2019 B.Rs. 39,20,748.92 + further interest & Charges C. 08-11-2019 D. Symbolic	A. Rs. 16,04,000/- B. Rs. 1,60,400/- C. Rs. 25,000/- * Bidding shall start from one notch higher.	27-10-2026 11:00 to 16:00 Hours	No encumbrances best known to the authorized officer. Bidders are requested to conduct their own due diligence before bidding
2	<u>Siddipet (181410)</u> Mr Koneti Tirupathi	All that part and parcel of Residential house bearing H. No. 18-09-67/5 in plot no 49, admeasuring 186.66 sq yards in sy no 1903 situated at near Kubera apartments,shanti nagar,Siddipet ,Telangana, bounded by East- House of Haridas & others,West- House of Saddi Srinu,North- 24 ft road,South:- Open place of others, Stands in the name of Mr Koneti Tirupathi as per sale deed no 6375 of 2022 at SRO,Siddipet. Property ID- PUNB181410KT.	A. 30-08-2024 B. Rs. 41,33,902.09 ps + further interest and charges. C. 06-11-2024 D. Physical	A. Rs. 39,90,000/- B. Rs. 3,99,000/- C. Rs. 50,000/- * Bidding shall start from one notch higher.	27-10-2026 11:00 to 16:00 Hours	No encumbrances best known to the authorized officer. Bidders are requested to conduct their own due diligence before bidding
3.	<u>Secunderabad (018110)</u> M/s Bhuma Infrastructure Pvt Ltd <u>1.Managing Director:</u> Mr Shaik Ameer Basha <u>2.Director:</u> Ms Shehnaz Begum	Lot 1 and Lot 2 to be purchased by single person only as the property is having the single entrance. Lot 1: All that part/portion of 5TH Floor of premises bearing no 3-6-154, situated at Himayatnagar Hyderabad-500029 known as Victory Vision admeasuring 1784.54 sq ft out of Total extent of 3569 sq ft of 5th floor with undivided share of land 45 sq yards from and out of total area of 705 sq yards from and out of and bounded by North: Himayatnagar main road. South: 3-6-157., East: Neighbour's property., West: Portion of 5th floor. Lot 2: All that part/portion of 5th floor of premises bearing no 3-6-154, situated at Himayatnagar Hyderabad -500029 known as Victory Vision admeasuring 1784.54sq ft out of total extent of 3569.00 sq ft of 5th floor with undivided share of land 45 sq yards from and out of total area of 705 sq yards from and out of and bounded by North: Himayatnagar Main Road. South: 3-6-157, East: Neighbour's property., West: Neighbour's property. Lot 1 and Lot 2 properties are standing in the name of SK Ameer Basha as per sale deed no 1597 of 2003 and 3021 of 2003 respectively at SRO, Hyderabad. Property ID- PUNBGX158982637.	A. 01-10-2018 B.Rs. 2,96,60,498.60ps + further interest & Charges C. 10-12-2018 D. Physical	A. Rs. 1,54,18,000/- B. Rs. 15,41,800/- C. Rs. 1,00,000/- * Bidding shall start from one notch higher.	27-10-2026 11:00 to 16:00 Hours	No encumbrances best known to the authorized officer. Bidders are requested to conduct their own due diligence before bidding

This notice is also to be treated as notice for redemption of assets under the Security Interest (Enforcement) Rules, 2002.

TERMS AND CONDITIONS OF E-AUCTION SALE

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

- The properties are being sold on **'AS IS WHERE IS BASIS and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS"**.
- The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorized Officer, but the Authorized Officer shall not be answerable for any error, misstatement or omission in this proclamation..
- The Sale will be done by the undersigned through e-auction platform provided at the Website <https://baanknet.com> on dates mentioned above.
- For detailed terms and conditions of the sale, please refer <https://pnb.bank.in>, www.baanknet.com