

Reference No. ARB/NJ/2026-27/ 184

Date: 12.10.2026

To,

Mr. MACWAN AJAY MUKESHBHAI (Borrower) Address: AT 37, Ishwarkrupa Society, Opp. Nutan Highschool, Khokhara, Maninagar, East Ahmedabad, Gujrat - 380008	Mrs. MACWAN HEENABAHEEN AJAYKUMAR (Co- Obligant) Address: AT 37, Ishwarkrupa Society, Opp. Nutan Highschool, Khokhara Maninagar, East Ahmedabad, Gujrat - 380008
Mr. MACWAN AJAY MUKESHBHAI (Borrower) R.S. No. 187 Paiki Sub Plot No 29/3, Sant Villa, Near Sankalp Vatika, Nadiad Bypass Ring Road AT Manjipura, Ta: Nadiad, Dist: Kheda Nadiad Gujrat – 387320	Mrs. MACWAN HEENABAHEEN AJAYKUMAR (Co-Obligant) R.S. No. 187 Paiki Sub Plot No 29/3, Sant Villa, Near Sankalp Vatika, Nadiad Bypass Ring Road AT Manjipura, Ta: Nadiad, Dist: Kheda Nadiad Gujrat – 387320

APPENDIX – IV – A
SEE PROVISION TO Rule 8(6) AND Rule 9(1)
SALE NOTICE FOR IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property/ies mortgaged / charged to the Secured Creditor, the **Physical Possession** of property (as details mention bellow in this notice) has been taken by the Authorized Officer of **Bank of India**, Secured Creditor, will be sold on “**As is Where Is**”, “**As is What is**”, and “**Whatever there is**” basis on **12.11.2026** for recovery of dues aggregating **Rs. 48,19,873.83 (Rupees Fourty Eight Lakh Nineteen Thousand Eight Hundred Seventy Three and Eighty Three Paise)** + Legal expenses with further Interest thereon as mentioned in the notice, and incidental expenses, costs, charges incurred / to be incurred till date of payment (less repayment made after date of Demand Notice Dated **01.11.2023**) due to the Secured Creditor from **Macwan Ajay Mukeshbhai & Macwan Heenabahen Ajaykumar**.

कुते, बैंक ऑफ़ इंडिया/FOR, BANK OF INDIA



अधिकृत अधिकारी/AUTHORISED OFFICER

(Amount in Lakh)			
Sr No.	Description of the Charges Securities	Reserve Price Rs.	EMD Rs.
1	All that piece and parcel of immovable property being N. A. Residential property situated at Manjipura, Ta. Nadiad, Dist-Kheda, bearing Re. Survey No. 187 adm. Hec. 15479 sq. mtrs, it known as "Sant Villa" paiki Unit No. 29/3 admeasuring 132.40 sq. mtrs and Proposed Built up area adm. 119.21 sq. mtrs. Details of boundaries are as under: East : Society Common Plot West: Bungalow No. 29/2 North: Society Common Road South: Society Common wall (In Bank's Physical Possession)	28.10	2.81

If any encumbrances are there: Not known.

For detail Terms and Conditions of the Sale, please refer to Secured Creditor's website i.e. <https://www.bankofindia.bank.in>. This notice is also available in website www.baanknet.com

कृते, बैंक ऑफ इंडिया/FOR, BANK OF INDIA



अधिकृत अधिकारी/AUTHORISED OFFICER

Authorized Officer
Bank of India

Date : 12.10.2026
Place : Ahmedabad