



CO SAM DEPARTMENT, CIRCLE OFFICE, UNCHAPUL, HALDWANI, UTTARAKHAND - 263139
SALE NOTICE FOR SALE OF IMMOVABLE/MOVABLE 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/physical/symbolic possession of which has been taken by the Authorised Officer of the Bank/Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on the date as mentioned in the table here in 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

Lot No.	Name of the Branch Name & Addresses of the Borrower/ Guarantors Account	Description of the Immovable/movable Properties Mortgagor/Owner Name (Mortgagor of Property(ies))	A) Dt. Of Demand Notice u/s 13(2) of Sarfaesi Act 2002"	A) Reserve Price	Date / Time of E-Auction
			B) Outstanding amount	B) EMD	
			C) Possession Date u/s 13(4) of SARFAESI ACT 2002"	C) Bid increase amount	
			D) Nature of Possession Symbolic/Physical/Constructive	DETAILS OF ENCUMBRANCES KNOWN TO SECURED CREDITOR	

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002.

Last date for deposit of EMD is 25.11.2026

1. BO: Jainagar Matkota (1224)		EM of IP admeasuring area 86.89 sq mtr situated at Village- Zafarpur abutting Dineshpur, Zafarpur Road, Tehsil- Gadarpur, Distt- U.S. Nagar, Uttarakhand having Khata No. 42, Khasra No. 75 Ka Min in the name of Smt Kamlesh Devi W/o Sh Ramjeet Singh. Area: 86.89 sq mtr. Ownership- Smt Kamlesh Devi W/o Late Sh Ramjeet. Note: IP is also mortgaged in M/s KVM Mart.		A) 07.07.2022		A) Rs. 48,15,000.00	26.11.2026 From 10.00 AM to 04.00 PM
1. M/s Atul Tent House				B) Rs. 12,00,478.06 with further intt. & other charges wef 00.00.0000		B) Rs. 4,81,500.00	
				C) 19.10.2022		C) Rs. 50,000.00	
				D) Symbolic Possession		D) NOT KNOWN	
(Borrower), Add- Sudha Verma W/o Vijay Verma, Dineshpur, Udhamsingh Nagar, Uttarakhand- 263153. 2. Vijay Verma S/o Ramjeet Verma (Guarantor), Add- Baghwala Post Danpur, Tehsil- Khichha, Udhamsingh Nagar, Uttarakhand- 263153. 3. Mr Virendra Kumar Maurya S/o Srinath Maurya (Gaurantor), Village & Post Chattarpur, District- Udhamsingh Nagar, Uttarakhand- 263153. 4. Kamlesh Devi W/o Ramjeet Verma, Add- Baghwala, Post Danpur, Tehsil- Khichha, Udhamsingh Nagar, Uttarakhand- 263153.							

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002.

Last date for deposit of EMD is 21.12.2026

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2.	BO: Jainagar Matkota (1224)	Residential House/Plot in name of Harbhajan Singh S/o Chandan Singh Covered under Serial No. 2528, Bahi No. 1, Zild No. 1540, Pages 87 to 98, dated 11.03.2023)(Khata No. 37, Khasra No. 352 ka situated at Village- Chandrayan, Tehsil- Gadarpur Measuring area 0.008 hectare/83.64 sqmtr/900 Sqft).	A) 13.07.2026	A) Rs. 20,60,000.00	22.12.2026 From 10.00 AM to 04.00 PM
			B) Rs. 5,82,662.22 with further intt. & other charges wef 00.00.0000	B) Rs. 2,06,000.00	
			C) 25.09.2026	C) Rs. 50,000.00	
			D) Symbolic Possession	D) NOT KNOWN	
			Chandan Singh (Borrower & Mortgagor), Ward No. 2, Dineshpur, Post Dineshpur, Tehsil Rudrpaur, District- Udham Singh Nagar- 243201. 2. Vijay Verma S/o Ramjeet Verma, Vill Bagwala, Post Danpur, Tehsil Rudrapur, District- Udham Singh Nagar- 243201.		
3.	BO: Uchapul (210420)	EM of Residential house/plot in name of Smt Devki devi W/o Nanda Ballabh Joshi covered under serial no. 1919 in bahi no. 1, zild no. 2157, pages 375 to 386, dated 04.04.2015 with khata no. 297, khasra no. 225 situated at Village- Chharayal Nayabad, Tehsil Haldwani measuring area 1012 sqft.	A) 05.06.2026	A) Rs. 41,00,000.00	22.12.2026 From 10.00 AM to 04.00 PM
			B) Rs. 9,50,994.13 with further intt. & other charges wef 00.00.0000	B) Rs. 4,10,000.00	
			C) 19.08.2026	C) Rs. 50,000.00	
			D) Symbolic Possession	D) NOT KNOWN	
			(Mortagagor & Borrower), House No. 8, Badri Vishal Colony, RTO Road, Haldwani, District- Nainital- 263139. 2. Pramod Chandra Joshi S/o Nanda Ballabh Joshi (Borrower), House No. 8, Badri Vishal Colony, RTO Road, Haldwani, District- Nainital- 263139.		
3. Kailash Chandra Joshi S/o Nanda Ballabh Joshi, House No. 8, Badri Vishal Colony, RTO Road Haldwani, District- Nainital- 263139.					
4. Nanda Ballabh Joshi S/o Keshav Dutt Joshi (Guarantor), House No. 8, Badri Vishal Colony, RTO Road, Haldwani, District- Nainital- 263139. 5. Jay Ballabh S/o Purshottam (Guarantor), House No. 35, Village- Chadval Nayabad, Haripur Nayak, Haldwani- 263139.					

• 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 Authorised Officer, but the Authorised 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 26.11.2026 for properties mentioned on Sr. No. 1 & 22.12.2026 for properties mentioned on Sr. No. 2 to 3 @ per time schedule mentioned for respective serial number. • For detailed term and conditions of the sale, please refer <https://baanknet.com>, www.pnbindia.in.

For more details contact : 7078609277

Authorized Officer (Secured Creditor)
Punjab National Bank

Place : Haldwani, Distt. Nainital Date : 14.10.2026