

ANNEXURE VIII

(Sale notice format for Borrower/Guarantor/Mortgagor) NOTICE OF SALE

Branch: Asansol
Phone No: 9935508374

Notice of sale under Rule 8(6) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

1 Satyajit Kumar Majumdar S/o Sri Nirendra Kumar Majumdar 1 No. Mohishila Colony Dakhinpara, Sudhir Kanti By lane Asansol P.O-Asansol-713303 Dist-Burdwan (Borrower & Mortgagor)	2 Falguni Roy S/o Jibon Chandra Roy B.R.M.B Road ,Manab Sarani/Mother Sarani Tersa, Ismile P.O-Asansol-713301, Dist.- Burdwan (Guarantor)
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Sub: Loan account – Mr. Satyajit Kumar Majumdar (A/c No-50248739865) with Indian Bank, (Erstwhile Allahabad Bank), Asansol Main Branch

Mr.Satyajit Kumar Majumdar availed Housing Loan facility from Indian Bank, Asansol Main Branch, the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". Mr. Satyajit Kumar Majumdar failed to pay the outstanding dues to the Bank. Therefore a Demand Notice dated 30.06.2026 under Sec. 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as "The Act"), was issued by the Authorized Officer calling upon Borrower(s) Mr. Satyajit Kumar Majumdar, Guarantor(s) Mr. Falguni Roy liable to the Bank to pay the amount due to the tune of **Rs13,05,331/- (Rupees Thirteen Lakh Five Thousand Three Hundred and Thirty One Only)** as on 30.06.2026 with further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated 30.06.2026

As Mr.Satyajit Kumar Majumdar failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on 19.09.2026 after complying with all legal formalities.

As per Sec.13 (4) of the Act, Secured Creditor is entitled to effect sale of the assets taken possession of and realize the proceeds towards outstanding balance. In accordance with the same, the undersigned / Authorized Officer intends selling the schedule mentioned securities in the following mode:

THE SALE PROPOSED TO BE HELD IS BY WAY OF PUBLIC TENDER /AUCTION ADOPTING THE e-AUCTION MODE.

*As per Rule 6 (2) and 8(6) of The Security Interest (Enforcement)Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, 30 days notice of intended sale is required to be given and hence we are issuing this notice.

The amount due as on 30.06.2026 is **Rs13,05,331/- (Rupees Thirteen Lakh Five Thousand Three Hundred and Thirty-One Only)** with further interest, costs, other charges and expenses thereon from 30.06.2026.

Please take note that this is notice of 30 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 30 days.

The date of sale is fixed as 18.11.2026 which would be by e-auction mode.

Inspection of the scheduled properties and related documents/up to date EC etc. by the intending purchasers/bidders may be done at their expense from **04.11.2026 to 08.11.2026** between **10.00 am to 4.00 pm**.

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as mentioned in the schedule

The terms and conditions of e-auction is available in the website (<https://baanknet.com>).

The intending Bidders/ Purchasers are requested to register with online portal (<https://baanknet.com> (PSB Alliance Pvt. Ltd.) using their mobile number and email id. Further, after completing their eKYC, the intending Bidders/ Purchasers have to transfer the EMD amount in their e-Wallet by 17.11.2026 i.e the e-Auction Date and before the e-auction end time in the portal. The registration and eKYC must be completed well in advance, before auction.

Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (<https://baanknet.com> (PSB Alliance Pvt. Ltd.) **for depositing in bidders EMD Wallet**. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as **Cheques will not be accepted**. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason therefor.

The successful bidder shall have to deposit 25% (twenty-five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of confirmation of sale in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of money transfer. The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

Nodal Bank Account No. and A/c. Name	Branch name and IFS Code
50143638743 e-auction EMD Account	Asansol Main Branch IDIB000A659

In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.

If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice.

***This Notice is without prejudice to any other remedy available to the Secured Creditor (*this portion may be retained if it is a non-suit filed account*)

****This Notice is without prejudice to any other remedy available to the Secured Creditor and without prejudice to rights of the Secured Creditor to proceed with the proceedings presently pending before DRT/RO of DRT/ DRAT/ Court and proceed with the execution of order/decreed obtained/to be obtained. (*This portion may be retained if it is a suit filed account*)

SCHEDULE

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

Details/ Description of Mortgaged Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encumbrance
All that Piece & Parcel of One Self contained residential flat being Flat No.1/F-03, in the First Floor of Block 'A' of the said building	1894500.00/-	189450.00/-	18.11.2026 From 10.00AM To 04.00PM	Not Known to us

known as "AHIBHUSAN PLAZA" having super built up area of 750 Sft and covered area 600 sft consisting of One Bed Rooms, One Drawing cum Dining Room, One Kitchen, One Balcony, One Toilets etc. with all fittings, fixtures, electrical fittings, connection, easements etc. together with One Two Wheeler Parking space on the Ground Floor of the said block having an area 35 sq.ft. with proportionate undivided share of interest in the land situated in the District of Burdwan, P.S. Asansol Sub- Division and A.D.S.R. Office Asansol, within Mouza- Asansol, J.L.No.35, Under the limits of Asansol Municipal Corporation Ward No.19 Land Measuring 7(Seven) Cottahs being L.O.P No.165 comprised in C.S Plot Nos.1505(P) corresponding to R.S Plot No.194 , corresponding to L.R Plot No.325 under R.S Khaitan No.211 corresponding to L.R Khaitan No.3038, including a multistoried (G + four storied)residential cum commercial building/apartment named and known as "AHIBHUSAN PLAZA" registered vide Deed of Sale being no. 08268 dated 5th December 2014 in favour of Satyajit Kumar Majumdar S/o Sri Nirendra Kumar Majumdar, registered in the office of A.D.S.R, Asansol vide Book-I, CD Volume no.58, Page from 3492 to 3509 The "AHIBHUSAN PLAZA" Butted and bounded by:- North- By property of Sri Nripen Kumar Bhattacharjee South- By 30 Feet Wide Road East - By Property of Nirmal Kumar Roy West -By Property of Rabindra Narayan Gangopadhyay			IDIB50248739 865	
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Bidders are advised to visit the website (<https://baanknet.com>) of our e auction service provider PSB Alliance Pvt. Ltd to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd Helpdesk No. 8291220220, email ID:- support.baanknet@psballiance.com and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd. and EMD status, please contact support.baanknet@psballiance.com.

For property details and photograph of the property and auction terms and conditions please visit: <https://baanknet.com> and for clarifications related to this portal, please contact Helpdesk No.8291220220

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://baanknet.com>.

Place: Asansol
Date: 09.10.2026


For Indian Bank

AUTHORISED OFFICER
Asansol Branch



INLAND SPEED POST DOCUMENT



EW074750240IN

Delivery Office & Pincode: Mohishila Colony SQ(713303)

Booking Office: Asansol RMS BPC (713301)
Counter No. 1, 09-10-2026 17:10:35
GSTNo. 19AAAGA0091A1Z4 BkgRefID: 3326000909102639952
ChargedWeight(gms): 20 Phy.Wt(gms): 20 Vol.Wt(gms): NA(L NA B NA
H NA)
Basic Tariff 19.00
Mode of Payment: SQ ()

Sender	Receiver
INDIAN BANK Mobile No. 1234567890 358 G T ROAD ASANSOL	SATYAJIT KUMAR MAJUMDAR Mobile No. 1234567890 MOHISHILA COLONY
PASCHIM BARDHAMAN WEST BENGAL-713301	PASCHIM BARDHAMAN WEST BENGAL-713303

Track on www.indiapost.gov.in OR Dial 18002666668 - IVR NO. : 6987074750240
In case of any complaint, please visit <https://form.indiapost.gov.in/customer>

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09-10-2026 17:10:39



INLAND SPEED POST DOCUMENT



EW074750236IN

Delivery Office & Pincode: Asansol HQ(713301)

Booking Office: Asansol RMS BPC (713301)
Counter No. 1, 09-10-2026 17:10:35
GSTNo. 19AAAGA0091A1Z4 BkgRefID: 3326000909102639952
ChargedWeight(gms): 40 Phy.Wt(gms): 40 Vol.Wt(gms): NA(L NA B NA
H NA)
Basic Tariff 19.00
Mode of Payment: SQ ()

Sender	Receiver
INDIAN BANK Mobile No. 1234567890 358 G T ROAD ASANSOL	GALGUNI ROY Mobile No. 1234567890 BRMB ROAD MANAG SARA
PASCHIM BARDHAMAN WEST BENGAL-713301	PASCHIM BARDHAMAN WEST BENGAL-713301

Track on www.indiapost.gov.in OR Dial 18002666668 - IVR NO. : 6987074750236
In case of any complaint, please visit <https://form.indiapost.gov.in/customer>

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09-10-2026 17:10:39

Department of Posts
Government of India
Ministry of Communications

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Consignment/MO Tracking Report

Consignment/MO Number: EW074750240IN

Article Number:
EW074750240IN

Article Type:
SP_INLAND_DOC

Tariff:
₹ 22

Booked At:
Asansol RMS BPC

Booked On:
09/10/2026, 17:10:35

Destination:
Mohishila Colony SO

Origin Pincode:
713301

Delivered On:
10/10/2026, 15:21:50

Destination Pincode:
713303

Event	Date	Time	Office	Remarks
Item Booked	09/10/2026	17:10:35	Asansol RMS BPC	-
Item bagged	09/10/2026	19:08:45	Asansol RMS BPC	-
Item Dispatched	09/10/2026	19:38:56	Asansol RMS BPC	-
Bag Received	09/10/2026	19:58:36	Asansol Ma RMS2 TMO	-
Item Received	09/10/2026	20:36:24	Asansol ICH	-
Item bagged	10/10/2026	04:32:15	Asansol ICH	-
Item Dispatched	10/10/2026	04:35:27	Asansol Ma RMS2 TMO	-
Bag Received for Forwarding	10/10/2026	07:14:14	Asansol HO	-
Item Dispatched	10/10/2026	08:16:28	Asansol HO	-
Bag Received	10/10/2026	10:36:41	Ushagram SO	-
Item received at Destination	10/10/2026	10:52:36	Ushagram SO	-
Taken out for delivery	10/10/2026	11:14:49	Ushagram SO	-

Event	Date	Time	Office	Remarks
Item Delivered(Addressee)	10/10/2026	15:21:50	Ushagram SO	Article Delivered to s majumder

Department of Posts
Government of India
Ministry of Communications

Generated through Indiapost website on: 16/10/2026, 12:48:28 pm

Consignment/MO Tracking Report

Consignment/MO Number: EW074750236IN

Article Number:
EW074750236IN

Article Type:
SP_INLAND_DOC

Tariff:
₹ 22

Booked At:
Asansol RMS BPC

Booked On:
09/10/2026, 17:10:35

Destination:
Asansol HO

Origin Pincode:
713301

Delivered On:
10/10/2026, 16:28:20

Destination Pincode:
713301

Event	Date	Time	Office	Remarks
Item Booked	09/10/2026	17:10:35	Asansol RMS BPC	-
Item bagged	09/10/2026	19:08:45	Asansol RMS BPC	-
Item Dispatched	09/10/2026	19:38:56	Asansol RMS BPC	-
Bag Received	09/10/2026	19:58:36	Asansol Ma RMS2 TMO	-
Item Received	09/10/2026	20:36:24	Asansol ICH	-
Item bagged	10/10/2026	03:37:47	Asansol ICH	-
Item Dispatched	10/10/2026	04:35:27	Asansol Ma RMS2 TMO	-
Bag Received	10/10/2026	07:14:14	Asansol HO	-
Item received at Destination	10/10/2026	09:09:40	Asansol HO	-
Taken out for delivery	10/10/2026	10:49:33	Asansol HO	-
Item Delivered(Addressee)	10/10/2026	16:28:20	Asansol HO	Delivered