IN THE DEBTS RECOVERY TRIBUNAL
At CGO Complex, Block B, 2nd Floor, Seminary Hills, Nagpur

O.A.No.28/2025 F.F.:28/12/2026

UNION BANK OF INDIA -V/s- M/S. KAVERI ISPAT & ANOTHER

To,
Defendants :

D-1) **M/s Kaveri Ispat,** Through its Proprietor Mrs. Soniya W/o Ramkrisana Nair, Having its Place of Business Situated at A-11/18 MIDC, Butibori, Lokmat Layout, Butibori, Nagpur

D-2) **Mrs. Soniya W/o Ramkrishna Nair,** R/o Plot No. RL246 B, Lokmat Layout, Industrial Area, Butibori, Nagpur-441108

Also At: Flat No.303, Amit Bloomfield Society, Anegaon, Pune

SUMMONS PAPER PUBLICATION

1) WHEREAS the above named Applicant/appellant has filed the above referred application/appeal in this Tribunal.
2) WHEREAS the service of Summons/Notice could not be effected in the ordinary manner and whereas the application for substituted service has been allowed by this Tribunal.
3) You are directed to appear before this Tribunal in person or through an Advocate and file Written Statement/Reply Say on **28/12/2026 at 10.30 a.m.** and show cause as to why reliefs prayed for should not be granted.
4) Take notice that in case of default, the Application/Appeal shall be heard and decided in your absence.

Given under my hand and the seal of the Tribunal on this **05th day of November 2026 at Nagpur.**

SEAL

Registrar
Debts Recovery Tribunal, Nagpur

IN THE DEBTS RECOVERY TRIBUNAL
AT C.G.O. COMPLEX, BLOCK B, 2 FLOOR, SEMINARY HILLS, NAGPUR-440006

O. A. No. 12/2022 F.F. 21/12/2026

UNION BANK OF INDIA - Vs. - SHRI SHYAMKUMAR S/O SAKHARAM ATRAM

To,
Defendants
D-1) **Shri Shyamkumar S/o Sakharam Atram,**
R/o Plot No 18, Shriramwadi, Ayodhya Nagar, Wadi, Nagpur - 440013

SUMMONS/PAPER PUBLICATION

1. WHEREAS the above named applicant/ appellant has filed the above referred application/appeal in this Tribunal.
2. WHEREAS the service of Summons/ Notice could not be effected in the ordinary manner and whereas the application for substituted service has been allowed by this Tribunal.
3. You are directed to appear before this Tribunal in person or through an Advocate and file Written Statement/Reply Say **on 21/12/2026 at 10.30 am** and show cause as to why reliefs prayed for should not be granted.
4. Take notice that in case of default, the Application/Appeal shall be heard and decided in your absence.

Given under my hand and the seal of the Tribunal on this **06th day of November** 2026, at Nagpur.

SEAL

Sd./- Registrar
Debts Recovery Tribunal
Nagpur

IN THE DEBTS RECOVERY TRIBUNAL AT C.G.O. COMPLEX, BLOCK B, 2nd FLOOR, SEMINARY HILLS, NAGPUR.

O.A. No.: 31/2025 F.F. 03/02/2027

UNION BANK OF INDIA -V/S – M/S NEW POOJA'S DREAMS & ANOTHER

TO,
Defendants
D-2) Myra W/o Lalit Meghrajni,
R/o Plot No. 800, Ahuja Nagar, Jaripatka, Nagpur - 440014

SUMMONS/PAPER PUBLICATION

1. WHEREAS the above named applicant / appellant has filed the above referred application/ appeal in this Tribunal.
2. WHEREAS the service of Summons / Notice could not be effected in the ordinary manner and whereas the application for substituted service has been allowed by this Tribunal.
3. You are directed to appear before this Tribunal in person or through an Advocate and file Written Statement / Reply Say on **03/02/2027** at 10.30 am and show cause as to why reliefs prayed for should not be granted.
4. Take notice that in case of default, the Application / Appeal shall be heard and decided in your absence.

Given under my hand and the seal of the Tribunal on this 03rd day of November 2026, at Nagpur.

Seal

REGISTRAR
DEBTS RECOVERY TRIBUNAL, NAGPUR

IN THE DEBTS RECOVERY TRIBUNAL
At CGO Complex,Block B,2nd Floor,Seminary Hills,Nagpur

O.A.No.180/2026 F.F.:03/02/2027

UNION BANK OF INDIA -V/S-M/S RABBITWOOD RETAILS PVT LTD & OTHERS

To,
Defendants :

D-1) **M/s Rabbitwood Retails Pvt. Ltd.,**
Through its Directors, Registered Office at Plot No.71,Walokar Bhawan Bhawsar Chowk, Chitaroli, Itwari, Nagpur

SUMMONS PAPER PUBLICATION

1) WHEREAS the above named Applicant/appellant has filed the above referred application/appeal in this Tribunal.
2) WHEREAS the service of Summons/Notice could not be effected in the ordinary manner and whereas the application for substituted service has been allowed by this Tribunal.
3) You are directed to appear before this Tribunal in person or through an Advocate and file Written Statement/Reply Say on **03/02/2027 at 10.30 a.m.** and show cause as to why reliefs prayed for should not be granted.
4) Take notice that in case of default, the Application/Appeal shall be heard and decided in your absence.

Given under my hand and the seal of the Tribunal on this **03rd day of November 2026 at Nagpur.**

SEAL

Registrar
Debts Recovery Tribunal, Nagpur

VASTU HOUSING FINANCE CORPORATION LTD
Unit 203 & 204, 2nd Floor, "A" Wing, Navbharat Estate, Zakaria Bunder Road, Sewri (West), Mumbai 400015. Maharashtra. CIN No.: U65922MH2005PLC272501

Demand Notice Under Section 13(2) of Securitisation Act of 2002

Whereas, Vastu Housing Finance Corporation Ltd through its head office Mumbai, Notice issued to the following borrowers / guarantors / mortgagers have defaulted in the repayment of principal and payment of interest of credit facilities obtained by them from the VHFCL and said facilities have turned to be Non Performing Assets. The notices were issued to them under section 13(2) of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 on their last known addresses however the same have returned un-served and as such they are hereby informed by way of public notice about the same.

Name of Borrower, Co-borrower and Loan A/c No.	Date and Amount of Demand Notice Under Sec. 13(2)	Description of Mortgaged property
ASHISH DEVIDAS CHOWDHARI (Borrower), SANGITA DEVIDAS CHOUDHARI (Co Borrower), Mayur Devidas Chaudhari (Co Borrower) LP0000000231557 HL0000000220945	19/10/2026 Rs.501424/- & Rs.1562274/- as on 19/10/2026 with further Interest and charges thereon	All that piece and parcel of Undivided share of land area 27.87 Sq. Mtr. out of total land area 280 Sq. Mtr. of Plot no. 35 out of Survey no. 17 (Old Survey no. 326) & Construction of Flat No. S-3 on Second Floor of "ASHIYANA APARTMENT" having built up area 83.61 Sq. Mtr., situated at Mouza Urjanagar, Chandrapur Tah. & Dist. Chandrapur, Maharashtra, 442401. North: Open Land / Flat no. S-1, South: Layout Road / Balcony & Layout Road, East: Layout Plot no. 34 / Flat no. S-2, West: Layout Plot no. 36 / Balcony & House of Shri. Pode
DINESH KASHINATHRAO MOON (Borrower), ROSHANI DINESH MOON (Co Borrower) HL0000000056040	23/10/2026 Rs.827943/- as on 17/10/2026 with further Interest and charges thereon	Plot No. 10 measuring about 98.86Sq.mtrs. out of F.S. No. 503/3 of Kasbe Akot-2, converted into residential use as Order of SDO Akot of Dt. 05/02/2007 Vide R.C. No. NAP-36/Akot/106/2006-07, situated within the limit of M.C. Akot Tq. Akot & Dist. Akola. Plot No. 10, Akola, Maharashtra, 444101. North: 20ft wide Road, South: Field of Bhaskarrao Hadole, East: House of Bele, West: Well and Land of Well
Vijay Shankar Tajane (Borrower), SHARDA VIJAY TAJANE (Co Borrower), Vinit Vijay Tajane (Co Borrower) HL0000000156221 LP0000000211479	23/10/2026 Rs.1606419/- & Rs.882170/- as on 17/10/2026 with further Interest and charges thereon	A piece and parcel of land having a total area admeasuring 186.25 sq. metres or 2004.79 sq. ft., bearing Corporation House Number: 915, as well as City Survey Number: 831, and Sheet Number: 208, Ward No. 25, situated in Juni Mangalwari locality in the City of Nagpur, Circle No. 5/10, within the limits of Nagpur Improvement Trust and Nagpur Municipal Corporation, Mouza – Nagpur, Taluka and District Nagpur-440008. North: House of Shri. Nandkumar Itkelwar and Shri. Vitthal Itkelwar., South: House of Smt. Ahilya Itkelwar., East: Lane and House of Shri. Vasantrao Itkelwar., West: Lane and House of Shri. Tulshiram Paunikar.
SUNIL NAMDEO RATHOD (Borrower), SUSHIL SUNIL RATHOD (Co Borrower), MAHESH SUNIL RATHOD (Co Borrower), KAMINA SUNIL RATHOD (Co Borrower) HL0000000164500	23/10/2026 Rs.1428490/- as on 17/10/2026 with further Interest and charges thereon	All that piece and parcel of the property situated at Village Awalpur, Gram Panchayat Awalpur, bearing Property No. 819, admeasuring a total area of 149.10 sq. metres,comprising: Constructed area: 600.00 sq. ft. (55.8 sq. metres), Vacant land area: 1,004.00 sq. ft. (93.30 sq. metres),Total area: 1,604.00 sq. ft. (149.10 sq. metres),The property is constructed with burnt-brick walls and a cement roof, comprising a tiled-roof house together with the fixtures and fittings attached thereto.. North: Gram panchayat road, South: House of Shri Purushottam Adale, East: House of Shri Ashok Khade, West: House of Shri Purushottam Adale
SATISH LAXMAN RAUT (Borrower), SWATI SATISH RAUT (Co Borrower) LP0000000170569 HL0000000098871	23/10/2026 Rs.395558/- as on 17/10/2026 & Rs.744532/- as on 19/10/2026 with further Interest and charges thereon	All that piece and parcel of the land having Property No. 100, situated at Mouje — Tiwsa Bk Grampanchayat, Tq. Barshitakliand Dist. Akola, having admeasuring area of 1760.00 Sq Ft, along with standing construction. North: Cow Shed of Durvas Sudhakar Bahadare, South: Main Road., East: Open Plot, West: Government Road.
PURUSHOTTAM SUKHRAM SILARE (Borrower), SMITA PURUSHOTTAM SILARE (Co Borrower), Sangita Yogeshwar Dhonge (Co Borrower), CHANDRAKALA SUKRAM SILARE (Co Borrower) LP0000000227352	23/10/2026 Rs.532201/- as on 17/10/2026 with further Interest and charges thereon	All that part and parcel of the property bearing P. H. No. 11, Thak No. 146, Gat No. 529, Plot No. 8, Malmatta No. 401, Gandhi Ward, at Mouza Ganeshpur, Bhandara, Bhandara, Bhandara, Maharashtra – 441904, admeasuring 825 sq. ft., and bounded as under:. North: 10 ft. wide road, South: 18 ft. wide road, East: Land of Gat No. 528, West: Land of Plot No. 7
Dhiraj Bhashkar Dhoke (Borrower), Vanita Bhashkarrao Dhoke (Co Borrower), Sachin Bhashkarrao Dhoke (Co Borrower), Bhashkarrao Anandrao Dhoke (Co Borrower) LP0000000246022	23/10/2026 Rs.1498589/- as on 17/10/2026 with further Interest and charges thereon	ALL THAT piece and parcel of land bearing total admeasuring about Plot area 1000 sq.ft & Proposed Construction area 750 sq.ft, on property address Property No. 42, Anu No. 47, Mouja And GP-Kharpi, Chandur Bazar, Achalpur, Amravati, Maharashtra, 444809, India.. North: Road, South: Santosh Bhagat House, East: Rambhau Bhagat House, West: Road
BRAJESH AHSOKRAO CHIKTE (Borrower), MANJU BRAJESH CHIKATE (Co Borrower) LP0000000052542	23/10/2026 Rs.3204770/- as on 17/10/2026 with further Interest and charges thereon	All the RCC Super Structure Comprising of Hall of First Floor having built-up area 50.81Sq.mtrs. and Hall of Second Floor having built-up area about 50.81Sq.mtrs. constructed on Plot No. 16 measuring about 139.35Sq.mtrs. ouf of F.S. No. 31 Gat No. 10201 Mauje Umri Pr. Balapur, converted into residential use as per order of SDO. Akola Vide RC No. NAP-34/Umri Pr. Balapur/11/1979-80 of Dt. 18/07/1980, situated within the limit of M.C. Akola Tq. & Dist. Akola. Plot No. 3. North: Road, South: Service gali, East: Road, West: Plot no 16A
Chetan Nandkishor Kale (Borrower), Geeta Nandkishore Kale (Co Borrower) LP0000000244791	23/10/2026 Rs.555410/- as on 17/10/2026 with further Interest and charges thereon	Property no. 15 total admeasuring 263.72 sq. ft. (24.51 sq. mtr.) having Ward no. 8, Mouje-Morshi, Tq. Morshi, Dist. Amravati Maharashtra 444905. North: Dharmendra Malviya House, South: Dharmendra Malviya House, East: Road, West: Durgadevi Temple

The steps are being taken for substituted service of notice. The above borrowers, co- borrowers and/or their guarantors (where ever applicable) are advised to make the payments of outstanding within 60 days from the date of the publication of this notice failing which further steps will be taken after the expiry of 60 days of the date of this notice as per the provision of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

Please be informed that the said notice is also under section 13(13) informing the borrowers/guarantors/ mortgagors that the said mortgaged property should not be sold/leased/transferred.

Date : 20.11.2026
Place : Nagpur, Akola, Amravati, Chandrapur

Authorized Officer,
VASTU HOUSING FINANCE CORPORATION LTD

Classifieds

OTHER CLASSIFIEDS

CHANGE OF NAME

I, No 8036068K NKTS Pathan Rashidkha Ataullakha resident of Dist Buldhana have changed my son name from Pathan Jayed Kha to Pathan Jayed Kha Rashid Kha vide affidavit 265003984126820082939 6 dated 11/11/2026

0050302006-1

I, No 8036068K NKTS Pathan Rashidkha Ataullakha resident of Dist Buldhana have changed my son name from Pathan Shahid Kha to Pathan Shahid Kha Pathan Rashid Kha vide affidavit 265003984126820082939 6 dated 11/11/2026

0050302005-1

I, No 8036068K NKTS Pathan Rashidkha Ataullakha resident of Dist Buldhana have changed my son name from Pathan Ziyan Kha to Pathan Ziyan Kha Rashid Kha vide affidavit 265003984126820082939 6 dated 11/11/2026

0050301979-1

"IMPORTANT"

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Bank of India
Relationship beyond banking

Zonal Office: 4th Floor, S.V.Patel Marg, Kingsway, Nagpur
Tel: 0712-2557596 E-mail: ard.nagpur1@bankofindia.bank.in

E-AUCTION PUBLIC NOTICE FOR SALE OF MOVABLE AND 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 provision of Rule 8 (6) of the security Interest (Enforcement) Rules 2002 notice is hereby given to the public in general & in particulars to the Borrower(s) & Guarantor (s) that the below described Immovable properties mortgaged /charged to the secured creditor, the constructive possession of which has been taken by the Authorised Officer Bank of India, secured creditor, will be sold on As is where is, As is what is & Whatever there is on DT. **24.12.2026** for recovery of the amount as tabulated below due to Bank of India, Secured Creditor from the Borrowers & Guarantors. The Reserve Price of Respective Properties & the earnest money deposit are as mentioned below. Detailed terms and conditions of the sale are mentioned below /refer to website **a) https://www.bankofindia.co.in b) https://BAANKNET.com**

Last date and time of submission of EMD and document on or before:
24.12.2026 up to 5 pm by bidders own wallet registered with **M/s PSB Alliance** Pvt. Ltd. Id its e-auction site **https://BAANKNET.com**

Date & time of E auction: 24.12.2026 from 11 am to 5 pm

Sr. No.	Name of the Borrowers/ Guarantors & Branch Contact No.	Description of the property	Outstanding Dues	Date of Demand Notice & Possession Date	Reserve Price & Earnest Money Deposit (EMD) Rs.	Name of Branch Officer & Contact No.
1.	**Branch : Dharampeth Borrower: Mr. Kiran Suresh Hedau**	The UNDIVIDED 0.673 PERCENT share and interest in ALL THAT Piece and Parcel of Non-Agricultural Land admeasuring 5883.43 Sq.Mtrs. being a portion of the entire land bearing Khasra/Survey No 18/3-A(New), Out of Old Kh No 18/3(total admeasuring 8100 Sq.Mtrs.) of Mouza Pipla, Patwari Halka No 38, TOGETHERWITH the entire RCC Superstructure comprising Apartment No 808,covering a Carpet area of 51.265 Sq.Mtrs., Built up area of 56.512 Sq.Mtrs., Open Balcony area of 7.213 Sq.Mtrs., Terrace area of 7.836 Sq.Mtrs.,share in Parking area of 9.799 Sq.Mtrs., on the Eight Floor in PLATINUM Building/Tower of "SHREE LAXMI ESTATE-II", within the limits of Grampanchayat Pipla(Ghogli), in Tahsil Nagpur(Rural) and District Nagpur. **Propery is owned by Mr. Kiran Suresh Hedau.** **Latitude : 21.070578 Longitude : 79.118501**	**Rs. 29.84 Lakh + uncharged interest & other expenses**	**Demand Notice : 17.09.2025 Possession Notice: 11.12.2025 (Symbolic) 30.04.2026 (Physical)**	**Reserve Price : Rs. 28,83,000/- EMD : Rs. 2,88,300/-**	**Ms Kripali Mishra Mobile no. 9926616613**
2.	**Branch : Kadbi Chowk Borrower: Mrs. Asha Nirmalkumar Fagwani and Mr Nirmalkumar Chandumal Fagwani**	Apartment No P2/A3,4,441, on Fourth Floor scheme known as "PMAY HOUSING SANKUL" on Khasra No 12/1 & 2 by NIT, Mouza Wanjari, Situated at Durga Shakti Geeta Chowk, Automotive Sq. Ring Road, Near Guru Govind Singh Stadium, within the limit of NMC & NIT, Tah & District Nagpur. Carpet Area 28.53 Sq.mtrs. **property is owned by Mrs. Asha Nirmalkumar Fagwani and Mr Nirmalkumar Chandumal Fagwani** **Latitude : 21.180751 Longitude : 79.121466**	**Rs. 7.92 Lakhs Plus intt. and other expenses**	**Demand Notice : 28.10.2025 Possession Notice: 31.12.2025 (Symbolic)**	**Reserve Price : Rs. 8,22,000/- EMD : Rs. 82,200/-**	**Ms. Seema Jain Mobile no. 6264611710**
3.	**Branch: Kadbi Chowk BORROWER : Mr. Awais Ahmad Abdul Karim**	Tenement No E-121, on First Floor, Building "E" LIG Nandanwan Gharkul Housing Scheme, Wathoda Street Scheme, on NIT Leasehold land bearing Kh No 319/1,2, City Survey No 101, Sheet No 248, Mouza nagpur, Situated at Vyankatesh Nagar, KDK College Road, Nandanwan Nagpur,Tah & Dist Nagpur. **Property is owned by Mr. Awais Ahmad Abdul Karim**. Build up area 32.510 Sq.mtr(350 Sq.ft.) **Latitude : 21.140868 Longitude : 79.131168**	**Rs. 17.14 Lakhs + uncharged interest & other expenses**	**Demand Notice: 01.09.2025 Possession Notice : 01.11.2025 (Symbolic) 12.05.2026 (Physical)**	**Reserve Price: Rs. 11,52,000/- EMD : Rs. 1,15,200/-**	**Ms. Seema Jain Mob .no 6264611710**
4.	**Branch : Rabindranath Tagore Road Borrower: Mr. Sudhakar Manikrao Akhare**	Open Plot No 33 out of Field Sr No 157/1, Adm area 267 Sq.mtr. i.e. 2840.64 Sq.ft., Situated at Mouza Selu-Kate, Mouza No 149, PC No 34, Tah & Dist Wardha. Latitude : 20.696597 Longitude : 78.627663 Open Plot No 34 out of Field Sr No 157/1, Adm area 267 Sq.mtr. i.e. 2840.64 Sq.ft., Situated at Mouza Selu-Kate, Mouza No 149, PC No 34, Tah & Dist Wardha. **Both Plot owned by Mr. Sudhakar Manikrao Akhare. Latitude : 20.696597 Longitude : 78.627663**	**Rs. 18.11 lakhs + uncharged interest & other expenses**	**Demand Notice : 04.10.2025 Possession Notice: 29.12.2025 (Symbolic)** **Demand Notice : 04.10.2025 Possession Notice: 18.12.2025 (Symbolic)**	**Reserve Price : Rs. 7,07,000 /- EMD : Rs. 70,700 /-** **Reserve Price : Rs. 7,07,000 /- EMD : Rs. 70,700 /-**	**Mr Rahul Rai Mobile no. 7879320266**
5.	**Branch : Narkhed Borrower: M/s Kashif Ice factory Proprietor Mr ParvezKhan Kalim UllaKhan Pathan**	Property consist of NA land and Factory, Shed Building, Single Storied Industrial Building & Industrial Shed for Ground Floor on Property No 60, Ward No 03, Mouza No 35,situated at Mouza Kamthi Tola, within the limits of Gram Panchayat Pimpalgaon Wakhaji, Tal Narkhed Dist Nagpur.Area 200 sq.mtrs (2153 Sq.ft.). Ground Floor Plinth Area 75.90 Sq.mtrs.(817 Sq.ft.) **Latitude : 21°27'26.6"N Longitude : 78°33'00.3"E**	**Rs. 11.01 Lakhs Plus intt. and other expenses**	**Demand Notice : 21.09.2016 Possession Notice: 24.01.2017 (Symbolic)**	**Reserve Price : Rs. 7,74,000/- EMD : Rs. 77,400/-**	**Mr. Jaiprakash Raj Mobile No 8668225063**
6.	**Branch : Sitabuldi Borrower: Mr. Bharat Raybhan Fokmare**	Apartment No E-210, 2nd Floor in "Janki Sahaniwas Apartment", Plot No 1, NMC House No 1072/A, Ward No 74, Khasra No 180/1, PH No 44, City Survey No 685, Sheet No 562/46, Situated near Sasane/Wadskar Layout, Mouza Jaitala, Tahsil & District Nagpur. Built up area 31.54 Sq.mtr. **Property is owned by Mr. Bharat Raybhan Fokmare.** Latitude : 21.106443 Longitude : 79.025063	**Rs. 14.16 lakhs + uncharged interest & other expenses**	**Demand Notice : 10.09.2024 Possession Notice: 18.11.2024 (Symbolic)**	**Reserve Price : Rs. 12,84,000 /- EMD : Rs. 1,28,400 /-**	**Ms. Shivika Tiwari Mob No 9893195655**
7.	**Branch : Nagpur Main Borrower : Mr. Jasbirsingh Jogendarsingh Rajput (Borrower) Mrs. Jasbirkaur Jasbirsingh Rajput (Co Borrower) Legal Heir of Late. Jasbirsingh Jogendarsingh Rajput 1) Mrs. Jasbirkaur Jasbirsingh Rajput, 2) Mr. Harshal Singh Rajput, 3) Mr. Jasraj Singh Rajput**	All that Apt. bearing No 34 admeasuring about 63.1477 Sq Mtrs of Built Up Area i.e. 679.72 Sq Fts on G+2 Floor of the building known and styled as "VED ARYA" together with 0.6608% undivided proportionate share in the building, of the scheme known as styled as Pancham Estate – Dixit Nagar, on Kh No 41/1 and 41/2, bearing City Survey No 254, Sheet No 891/54, NMC ward No 57 (Old), 3 (New) Division No 20, Circle No 8, Situated at Pancham Estate , Dixit Nagar, Nari, Nagpur, within the limits of the Nagpur Municipal Corporation Tahsil and District Nagpur **Latitude: 21.196633 Longitude: 79.107610**	**Rs. 9.56 lakhs + uncharged interest & other expenses**	**Demand Notice : 22.12.2025 Possession Notice: 05.03.2026 (Symbolic)**	**Reserve Price : Rs. 40,31,000/- EMD : Rs. 4,03,100/-**	**Mr. Ramakant Lahajal Mob No 7205704277**
8.	**Branch: Hudkeshwar Borrower: Mr. Nitesh Wasudeo Shambharkar & Mrs Supriya Nitesh Shambharkar**	Residential Flat No B-36,4,401 on Fourth Floor, Scheme Known as "PMAY Housing Sankul on Kh No 63, Mouza Tarodi (Ku), situated at Tarodi Road, wihtin the limit of NMRDA, Tah Kamptée & Dist Nagpur(Near Symbosis College) owned by Mr. Nitesh Wasudeo Shambharkar & Mrs Supriya Nitesh Shambharkar Carpet Area-28.53 Sq.mtr. (307 Sq.ft.) **Latitude : 21.122450 Longitude: 79.165549**	**Rs. 5.58 lakhs + uncharged interest & other expenses**	**Demand Notice 16.07.2026 Possession Notice: 13.10.2026 (Symbolic**	**Reserve Price Rs. 7,83,000/- EMD Rs. 78,300/**	**Mr Sandesh Meshram 9665864241**
9.	**Branch: Umred Borrower: Mr. Vilas Tulshiram Mendhe & Mrs Madhuri Vilas Mendhe Guarantor : Mr Ganesh Keshavrao Warghane**	All that Piece and Parcel of Plot No 41, Nagar Parishad House No 4428, Ward No 8, Survey No 533, P.H.No. 46, Laxmi Nagar layout, Behind D'Mercy Hotel, Kawrapeth, Umred, Tal Umred, District Nagpur-441203 owned by Mr. Vilas Tulshiram Mendhe. Admeasuring area-150 Sq.mtr. (1614 Sq.ft.) **Latitude: 20 854786 Longitude: 79.309303**	**Rs. 7.02 lakhs + uncharged interest & other expenses**	**Demand Notice 16.07.2026 Possession Notice 13.10.2026 (Symbolic)**	**Reserve Price: Rs. 27,10,000/- EMD: Rs. 2,71,000/-**	**Manojeet Jain 9372720937**

Terms & Conditions:
1) E-Auction is being held on **AS IS WHERE IS, AS IS WHAT IT IS, WHATEVER IS THERE IS AND WITHOUT RECOURSE BASIS** with all the known and not known encumbrances and the Bank is not responsible for title, condition or any other fact affecting the asset. The details shown above are as per records available with the Bank. The auction bidder should satisfy himself about actual measuring and position of assets. The actual measures and position of asset may differ and authorized officer may not be held responsible for that. Auction sale / bidding would be only through "Online Electronic Bidding" process through the website **https://BAANKNET.com**
2) E-Auction Tender document containing online e-auction bid form, declaration, General Term & conditions of Online auction sale are available in websites: **(a) https://www.bankofindia.co.in (b) https://BAANKNET.com**
(3) The intending purchasers/ bidders are required for Online bid submission of documents with EMD amount **on or before 24.12.2026 up to 5.00 P.M.** by own wallet Registered with PSB Alliance Pvt. Ltd. On its e-auction site **https://BAANKNET.com** jsp by means of RTGS/NEFT.
4) Date and time of **E- Auction on 24.12.2026 between 11.00 AM to 5.00 PM. (IST). Unlimited extension of 5 Minutes each.**
5) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 10,000/-
6) The intending bidders should hold a valld e-mail id and register their names at portal https://BAANKNET.com and get their User ID and password from PSB Alliance Pvt. Ltd. whereupon they would be allowed to participate in online e-auction
7) Prospective bidders may avail online training on **E-Auction from support.BAANKNET@psballiance.com** and **support.ebkray@procure247.com or Contact +918291220220**
8) Earnest Money Deposit (EMD) 10% of reserve price shall be payable through RTGS/NEFT/Fund Transfer to Step (1)Bidder/Purchaser Registration bidder to register on - Auction portal (link given above) **https://BAANKNET.com** using his mobile number and E-mail id. Step (2): KYC Verification Bidder to upload requisite KYC documents, KYC documents shall be verified by e-auction service provider (may take 2 working days) Step (3) : Transfer of EMD amount to his Global EMD Wallet Online/Off-line transfer of funds using NEFT/Transfer, using Challan generated on E-auction portal. **https://BAANKNET.com**
9) The BID Forms should be uploaded online along with acceptance of terms and conditions of this notice and EMD remittance details (UTR No.), the copy of PAN card issued by Income Tax Department and bidders identity proof and proof of residence such as copy of the passport, election commission card, ration card, driving license etc, on or before last date of submission.
10) The EMD of the unsuccessful bidder will be refunded to their respective wallet maintained with PSB Alliance Pvt. Ltd. The bidder has to place a request with PSB Alliance Pvt. Ltd. for refund of the same back to his bank account. The bidders will not been entitled to claim any interest, costs, expenses and any other charge (if any).
11) The highest / successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, immediately/latest by the next working day of the acceptance of the bid price by the officer and the balance 75% of the sale price to be deposited on or before **15 th day** of the sale or within such an extended period as agreed upon in writing by and solely at the discretion of the Authorized Officer. In case of default in payment by the successful bidder, the amount already deposited by the bidder shall be liable be forfeited and assets shall be put to re-auction and the defaulting bidder shall have no claim right in respect of asset/amount
12) The highest bidder shall be declared to be the successful bidder / purchaser of the assets mentioned herein provided otherwise he is legally qualified to bid.
13) Nothing in this notice constitutes or will be deemed to constitute any commitment or representation on the part of the Bank to sale the above asset/s. Bank / Authorized Officer reserves the right to cancel the sale for any reason it may deem fit or even without assigning any reason and such cancellation shall not be called in question by the bidders.
14) The purchaser shall bear the applicable stamp duties/additional stamp duty / transfer charges, fee etc. and also all the statutory / non statutory dues, taxes, assessment charges, fees etc. owing to anybody.
15) The intending bidders should make their own independent inquiries regarding the encumbrances, title of the asset/s put on auction and claims / rights / dues / effecting the asset, before submitting bid. The asset is being sold with all the existing and future encumbrances whether known or unknown to bank. The authorized officer / Secured creditor shall not be responsible in any way for any third party claims / right / dues.
16) Payment of sale consideration by the successful bidder to the bank will be subject to TDS under Section 194-1 A of Income TaxAct 1961 and TDS is to be made by the successful bidder only at the time of deposit of remaining 75% of the bid amount.
17) Any dispute/ differences arising out of sale of the asset offered for sale shall be subjects to the exclusive jurisdiction of the Courts/ Tribunals at Nagpur only.
18) Bidders should visit **https://BAANKNET.com** for registration and bidding guidelines.
19) In the event of inconsistency or discrepancy between English version and Marathi version of the notice the English version shall prevail
20) In case where in Plant & Machineries is one of the secured assets the sale of immovable properties Associated with Plant & Machineries would be effective only if there is valid sale/bid for plant & machineries.
21) The interested bidder have to Bid above the reserve price since sale of assets at reserve price is subjected to concern of owner of assets.
22) Interested Buyers can visit/inpect the property on any working days from 11 am to 04 pm till 23.12.2026

SPECIAL INSTRUCTION / CAUTION

Bidding in the last minutes / seconds should be avoided by the bidders in their own interest. Neither Bank of India northe Service provider will be responsible for any lapses / failure (Internet failure, Power failure, etc.) on the part of the vendor, in such cases. In order to ward off such contingent situation, bidders are requested to make all the mecessary arrangements/ alternatives such as back -up power supply and whatever else required so that they able to circumvent such situation and are able to participate in the auction successfully.

Date: 20/11/2026, Place: Nagpur

Authorized Officer, Bank of India, Nagpur Zone

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बैंक ऑफ महाराष्ट्र Bank of Maharashtra
ASSET RECOVERY CELL AMRAVATI
Zonal office: Ground floor, Doorsanchar Bhawan, BSNL Near Head Post Office, Shyam Chowk, Amravati- 444601
E-mail: legal_ama@bankofmaharashtra.bank.in/ cmrecovery_ama@bankofmaharashtra.bank.in
Phone No. : 0721- 2671452, 2678206
Corporate Office: Montclaire, 134/1, Baner- Pashan Link Road, Pashan, Pune 411021



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/ies mortgaged/charged to the Bank of Maharashtra, the **Physical Possession** of which has been taken by the Authorised Officer of Bank of Maharashtra, will be sold on "As is where is", "As is what is", and "Whatever there is" on **07/12/2026** for to the Bank of Maharashtra from the Borrower (s) and Guarantor(s) as mentioned in the table. Details of the Barrower's and Guarantor's, amount due, Short description of the immovable property and encumbrances known thereon, possession type, reserve price and the Earnest money deposit are also given as under-

Sr. No.	Branch Name	Name of Borrowers & Name of Guarantors	Detailed Description of the immovable property with known encumbrances, if any and Name of Mortgager/owner and the Type of the Possession	Reserve Price, EMD, Bid Increase Amt. in Rupees
1	Khaparde Bagicha, Amravati Branch Mr. Kapil Wankhede, Branch Manager. Mo. No. 9823631866	**Borrower : - M/s. Sindh Garments, Address -** Shop No.1 to 40, Wing- B6, Dreamzland Business Park, Borgaon Dharmale, Amravati 444901. **Through its partners :** **1. Mr. Sanjay Premchand Harwani 2. Mr. Sankalp Sanjay Harwani** **1 & 2 Both Address -** Harwani Nagar, Daroga Plot, Near Barf Karkhana Pratidin Press Galli, Amravati- 444606. **Guarantors :-** 1) Mr. Sankalp Sanjay Harwani 2) Mr. Sanjay Premchand Harwani 3) Mrs. Jaya Sanjay Harwani **1 to 3 are address :** Harwani Nagar, Daroga Plot, Near Barf Karkhana Pratidin Press Galli, Amravati- 444606 4) Mr. Amit Roopchand Shadi 5) Mr. Vicky Roopchand Shadi **4 & 5 are both Address-** Kesar Apartment, Flat No. 1 Jairam Nagar, Shankar Nagar Road, Opp. Arora Hospital Amravati - 444606 6) Mr. Pramod Motiramji Rathod, Address- "Tuljai" Jairam Nagar, Shankar Nagar Road Rajapeth, Amravati - 444606. **Note-Securitisation Application filed by Borrower in DRT Nagpur. (SA No 811/2025)**	All those piece and parcel of **Plot No.1** situated in F S. No.46 area adm 468.00 sq mtr. Near Harsh Mangalam, Hari Ganga oil at Mouje- Jewad, Amravati. **Bounded as- East-**Plot No. 4 & 5, **West-** Road & Garden, **North-** Plot no. 2, **South-** Road. **Owned by : Shri Amit Rupchand Shadi and Vikki Rupchand Shadi** Type of possession - **Physical**	RP : Rs. 2,42,00,000/- EMD : Rs. 24,20,000/- BI : Rs. 1,00,000/-

Total Dues in Rupees as per 13 (2) notice Dt. 28/04/2025 : Rs. 8,75,44,773/- + interest thereon

Date & time of E-auction : **07/12/2026 From 11.00 AM to 01.00 PM**
The last date for submission of online bid form & Deposit of EMD and id Proof is **06/12/2026, up to 11:59 PM**
Date & Time for inspecting the property- 25/11/2026 to 05/12/2026 between 10.00 AM to 5.00 PM with prior appointment.
Payment Details:- Successful bidder shall have to deposit 25% (Twenty Five percent) of the bid amount, less EMD amount deposited on the same day or not later than the next working day and the remaining amount shall be paid within 15 days from the date of auction.
Person to contact- 1) Randhir Prasad, Mob. No.- 9993045593, 2) Arjun Sarada , Mob. No.- 9766286285, 3) Dipti Bobade Mob. No.- 8329871962

15 DAYS STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT. 2002

For detailed terms and conditions of the sale, please refer to the link "https://bankofmaharashtra.in/properties_for_sale' provided in the Bank's website and also on E-bikray portal https://ebkray.in/eauction-psb (Now https://baanknet.com).

Date : 20/11/2026
Place : Amravati

AUTHORISED OFFICER
BANK OF MAHARASHTRA

NAGPUR