**Circle Office, 7th Floor, Gift One Building, Gift City, Gandhinagar-382355**

केनरा बैंक Canara Bank

सिंडिकेट Syndicate

# E-AUCTION SALE NOTICE TO PUBLIC UNDER SARFAESI ACT, 2002

## DETAILS FOR MEGA E-AUCTION ON 10.12.2026 (01:00 PM TO 03:00 PM) LAST DATE OF EMD : 09.12.2026

The undersigned as Authorized officer of **CANARA BANK** has taken over possession of the following property/ies under section 13(4) of the SARFAESI act, Public at large is informed that **e-auction** (under SARFAESI act, 2002) of the charged property/ies in the below mentioned cases for realization of bank dues will be held on **"AS IS WHERE IS, AS IS WHAT IS" BASIS** Under Rule 8(6) & 9(1) of Security Interest (Enforcement) Rules, 2002.

| Sr. No. | NAME OF BORROWER/S / GUARANTOR/S / MORTGAGOR/S | OUTSTANDING (RS) | DETAILS OF SECURITY/IES / STATUS OF POSSESSION | RESERVE PRICE & EMD | ACCOUNT DETAILS & NAME, CONTACT DETAIL OF BRANCH |
|---|---|---|---|---|---|
| | **PROPERTIES OF VADODARA REGIONAL OFFICE** | | | | |
| 1 | Durgesh Naval Singh (Borrower / Mortgagor) | Rs. 30,86,945.00 as per demand notice dated 05.08.2026 plus further interest and other charges due less recovery if any | All the piece and parcel of non-agricultural land in Mauje Village: Gotri, Vadodara lying being land bearing T.P.Scheme No.60 R.S. No.950/1 Paiki F.P. no:- 99 and R.S. No.950/2, F.P. no.98 land admeasuring 10978SQ mtrs known as "GUNATIT RESIDENCY" Paiki Tower No.F, Fourth Floor, Flat No.F 407admeasuring 68.00SQ Mtrs undivided Share of Land admeasuring 25.73sq mtrs at registration District & sub district Vadodara district Vadodara **Status of Possession : Physical Possession** | Reserve Price : Rs. 21,42,000.00 EMD : Rs. 2,14,200.00 | Mandvi Branch Ph.: 9427314782 Email : cb17040@canarabank.com A/C : 209272434 IFSC : CNRB0017040 |
| 2 | Rohitkumar Manubhai Patel (Borrower / Mortgagor) | Rs. 25,59,973.02 as per demand notice dated 29.04.2026 plus further interest and other charges due less recovery if any | All the Pieces & Parcels of freehold non agricultural land bearing old R.S. No.195/55, New Survey No. 97/55 City Survey Sheet No. NA99, Plot No. 55 adm 71.98 Sq.Mtrs Undivided Share in Road COP area adm.34.70 Sq.mtrs Total area 106.68Sq Mtrs located & situated in "Man Mandir Residency" Mouje Vadia, Taluka Nandod, Narmada Rajpipla. **Status of Possession : Physical Possession** | Reserve Price : Rs. 17,05,500.00 EMD : Rs. 1,70,550.00 | Rajpipla Branch Ph.: 8238092001 Email : cb3425@canarabank.com A/C : 209272434 IFSC : CNRB0003425 |
| 3 | Bhargavbhai M Mistry (Borrower / Mortgagor) | Rs. 3,11,147.07 as per demand notice dated 02.04.2026 plus further interest and other charges due less recovery if any | The property bearing Office No. S-212 (Third Floor) Northern Side Part (On Plot No. 05 & 6 paiki) adm. 27.00 sq.mtrs R.S. No. 49/1 paiki situated among "Dhanshri Complex" of Village Nandlav, Tehsil and District - Bharuch. **Status of Possession : Physical Possession** | Reserve Price : Rs. 10,98,000.00 EMD : Rs. 1,09,800.00 | Bharuch Branch Ph.: 9427314785 Email : cb17160@canarabank.com A/C : 209272434 IFSC : CNRB0017060 |
| | **PROPERTIES OF SURAT REGIONAL OFFICE** | | | | |
| 4 | Mr Pratikbhai Prafullbhai Vasava (Borrower / Mortgagor), Mr. Chhotubhai Chhanabhai Rathod (Guarantor) | Rs. 7,58,128.87 as on 23.08.2026 plus further interest and other charges due | All that piece and parcel of immovable property known as Plot No. 1051 Revenue Survey No. 91, Block No. 387, T.P. Scheme No. 69 ( Godadara- Didoli ) Final Plot No. 122/A, 122/B, 122/C, 122/D, 122/E, 122/F and 122/G, out of the open plots for residential purposes in the Society known as "OM NAGAR" organized on uncultivated land registered with Plot No 1051 open plot land, measuring total area 39.01 Square Meters, Open land and the undivided shares falling in the road and COP and all the internal and external joint ownership rights,interest powers etc from the sky to the earth at Moje Village-Dindoli, Subdistrict-Surat City, Dist-Surat, Gujarat having Boundaries : North : Boundary of Plot No. 1050, South : Boundary of Plot No. 1052, East : Boundary of Plot No. 1070, West: Adj Society Road **Status of Possession : Symbolic Possession** | Reserve Price : Rs. 24,70,000.00 EMD : Rs. 2,47,000.00 | Hazira Ichchhapore Branch Ph.: 8238091975 Email : cb3428@canarabank.com A/C : 209272434 IFSC : CNRB0003428 |
| 5 | 1. Mrs. Jyotiben Rameshbhai Mali (Legal Heir of Late Mr. Rameshbhai Bhotubhai Mali), 2. Master Bhavesh Rameshbhai Mali (Legal Heir of Late Mr. Rameshbhai Bhotubhai Mali), 3. Master Kalpesh Rameshbhai Mali (Legal Heir of Late Mr. Rameshbhai Bhotubhai Mali) (Borrower / Mortgagor), Mr. Bhagvanbhai K Mali (Guarantor) | Rs. 9,68,878.87 as on 31.03.2026 plus further interest and other charges due | All that piece and parcel of property lying, being of Block No 110( Revenue Survey no 104, 105) admeasuring 29138.00 Sq mtrs ( Non Agriculture )( Residential Propose ) named " Shree Nivash Green City", Vibhag-1, Plot No 107, admeasuring 62.70 Sq Mtrs with undivided right situated at Village : Kadodara, Tal. Palsana, Dist. Surat, Gujarat. Boundaries : North : Society Internal Road, South : Plot No. 144, East : Plot No. 106-A, West : Plot No. 107-A **Status of Possession : Symbolic Possession** | Reserve Price : Rs. 16,00,000.00 EMD : Rs. 1,60,000.00 | Jolva Branch Ph.: 9429893329 Email : cb17179@canarabank.com A/C : 209272434 IFSC : CNRB0017179 |
| 6 | Mrs. Devkuben Dhaemeshbhai Katariya (Borrower / Mortgagor), Mr. Dharmeshkumar Kalubhai Katariya (Co-Borrower), Mr. Veljibhai Bachubhai Katariya (Guarantor) | Rs. 12,85,762.86 as on 31.07.2026 plus further interest and other charges due | All that piece and parcel of the Immovable Property bearing Plot No. 95 as per Revenue Survey No. 128, 129 and 130 which is uncultivated land registered from Block No 136, which has a total area of 11,654 Square meters. Out of the Open plots provided for residential purposes in the society known as " SARJAN ROW HOUSE" planned in the uncultivated land, booking plot no 95 (Which is plot no B/95 as per the passing plan), which has an approximate area of 80.00 Square Meter (which is approximately 97.84 Square meters as per KJP 7/12) at Moje Village-Valthan, Taluka-Kamrej, Dist-Surat, Gujarat including all rights, interests and privileges from the sky to the abyss is under the control of the landowner. Boundaries : North : Plot No. 84, South : Adjoining Internal Road, East : Plot No. 94, West : Adj Boundary of Internal Road of Society **Status of Possession : Symbolic Possession** | Reserve Price : Rs. 26,70,000.00 EMD : Rs. 2,67,000.00 | Kadodara Branch Ph.: 9427314798 Email : cb17172@canarabank.com A/C : 209272434 IFSC : CNRB0017172 |
| 7 | Kanchan Enterprise (Borrower / Mortgagor), Kanchan Devi Shrivastav (Co-Borrower), Manoj Kumar Srivastav (Guarantor) | Rs. 17,74,942.00 as on 02.11.2023 plus further interest and other charges due | Building No. A-9, Flat No. 404, Fourth Floor, Shiv Sai Residency, Nr. Chalthan Railway Station, Next To Swastik Nagar Society & Sai Heaven, Nr. HP Petrol Pump, On Chaltan - Niyol Road, Revenue Survey No. 78, Block No. 101/A, Village: Vankaneda, Taluka: Palsana, District: Surat. Boundary : East : Flat No. A/9 - 401, West : Building No. A/8, North : Road, South : Flat No. A/9 - 403 **Status of Possession : Physical Possession** | Reserve Price : Rs. 5,60,000.00 EMD : Rs. 56,000.00 | |
| 8 | Mr. Arun Sudeshwar Pandey (Borrower / Mortgagor), Mr. Ravi Sudeshwar Pandey (Guarantor) | Rs. 21,00,366.25 as on 15.07.2026 plus further interest and other charges due | All that piece and parcel of immovable property at Residential Flat No 402, admeasuring 78.75 Sq.MtrsCarpet Area, 4.45 Sq.MtrsBalcony area, Totally admeasuring 83.20 Sqaure Meters, loacated on Fourth Floor of known as Shyam Residency, located at N.A. land bearing Survey No 426/Paikee, Old Survey No 426/Plo/88, Plot no 88, admeasuring 517.00 Sq.Mtrs, Old Survey No 426/Plo/89, Plot No 89, admeasuring 560.00 Sq.Mtrs, Old Survey No 426/Plo/90, Plot No 90, admeasuring 334.00 Sq.Mtrs, New Survey No 2864,2865,2868 at within the limit of CHALA Taluka-Vapi, District-Valsad, State-Gujarat having four bounded as follows : East : By Passage & Flat No. 401, West : Open Space, North : Flat No. 403, South : Open Space **Status of Possession : Symbolic Possession** | Reserve Price : Rs. 43,50,000.00 EMD : Rs. 4,35,000.00 | Vapi Daman Branch Ph.: 8238076973 Email : cb4543@canarabank.com A/C : 209272434 IFSC : CNRB0004543 |
| 9 | Mr. Arun Sudeshwar Pandey (Borrower / Mortgagor), Mr. Ravi Sudeshwar Pandey (Guarantor) | Rs. 10,11,373.00 as on 23.07.2026 plus further interest and other charges due | All that piece and parcel of immovable property at Residential Flat No 401, admeasuring 65.00 Sq.Mtrs Carpet Area, 7.07 Sq.Mtrs Balcony area, Totally admeasuring 72.07 Sq.Mtrs, located on Fourth Floor of known as Shyam Residency, located at N.A. land bearing Survey No 426/Paikee, Old Survey No 426/Plo/88, Plot no 88, New Survey No 2864, admeasuring 517.00 Sq.Mtrs, Old Survey No 426/Plo/89, Plot No 89 New Survey No 2865, admeasuring 560.00 Sq.Mtrs, Old Survey No 426/Plo/90, Plot No 90 New Survey No 2868, admeasuring 334.00 Sq.Mtrs, New Survey No 2864, 2865, 2868 at within the limit of Chala Taluka-Vapi, District-Valsad, State-Gujarat having four bounded as follows : East : Open Space, West : Passage, North : Staircase, South : Open Space **Status of Possession : Symbolic Possession** | Reserve Price : Rs. 33,30,000.00 EMD : Rs. 3,33,000.00 | |

**Other Terms and Conditions :** The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following conditions. **(1) Auction will be held on 10.12.2026 from 01:00 pm to 03:00 pm (2)** For all the properties The Auction Sale is conducted on "As is where is, As is what is and Whatever there is" Basis. Bank is not aware of any pending charges, taxes, etc. Purchasers are bound to verify the same and, if any, have to bare the same. **(3)** Auction / bidding shall only through "Online Electronic Bidding" through the website **https://baanknet.com/** Bidders are advised to go through the website **(https://www.canarabank.bank.in)** under link E-Auction for detailed terms before taking part in the E-Auction Sale proceedings **(4) The Property can be inspected, with Prior Appointment with Authorized Officer, on 04.12.2026. (5)** The Property will not be sold below the Reserve Price and the participating bidders may improve their offer further during auction process. **(6)** EMD-"EMD amount of 10% of the Reserve Price is to be deposited in E-Wallet of M/s PSB Alliance Private Limited (baanknet) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan." **(7)** Intending bidders should hold a valid signature certificate and e-mail address. For details with regard to digital signature please contact the service provider M/S PSB Alliance (baanknet) (For Contact Details please refer Point No. 19) Immediately on the same date payment of the EMD amount the bidders shall approach the said service provider for obtaining digital signature (If not holding a valid digital signature) **(8) Last date for depositing the EMD is 09.12.2026** after payment of the EMD amount, the intending bidders should send a copy of the following documents /details on or before date of submission of the bid(s), to Canara Bank, Branch, concerned to the property. (A) Demand Draft/Pay order towards EMD amount if paid through RTGS/NEFT, acknowledgment receipt thereof with UTR No. (B) Photocopies of PAN Card, ID Proof and Address proof. However, successful bidder would have to produce these documents in original to the Bank at the time of making payment of balance amount of 25% of bid amount. (C) Bidders Name, Contact No., Address, E-mail (D) Bidder's A/c. details for online refund of EMD. **(9) Last Date for receipt of tender documents : 09.12.2026. (10)** The intending bidders should register their names at portal **https://baanknet.com/** to get their User ID and password free of cost. Prospective bidder may avail online training on E-auction from the service provider **https://baanknet.com/** (For Contact Details please refer Point No. 19). **(11)** EMD deposited by the unsuccessful bidder shall be refunded to them within 7 days of finalization of sale. The EMD shall not carry any interest. **(12)** The bank will have the absolute right/discretion for acceptance/rejection of any bid and all bidders to undertake not to initiate any legal action against the Bank from non-sale of such denied asset simply because such a bidder was successful/highest bidder. **(13)** Auction would commence at Reserve Price plus one increment of Rs. 10,000 and bidders shall improve their offers multiplies of Rs. 10,000 (Rs. Ten Thousand), if required. The bidder who submits the highest bid (not below the Reserve Price on closuer of 'Online 'auction shall be declared as successful bidder. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor. **(14)** The successful bidder shall deposit 25% of sale price (inclusive of EMD already paid) immediately on declaring him/her as the successful bidder and the balance within 15 days from the date of confirmation of sale by the successful creditor in respective Branch's account as mentioned in Branch details. If the successful bidder fails to pay the sale price within the period stated above, the deposit made by him /her shall be forfeited by the Authorized Officer without any notice and property shall forthwith be put for sale again. Notwithstanding contained herein, the confirmation regarding successful bidder is subject to any suit filed/to be filed or any other order by any competent authority/ies/court/tribunal. **(15)** Where the sale consideration, of the property to be transferred is Rs. 50 Lakhs and above the successful bidder will have to deduct Tax Deducted at Source) TDS @ 1 % on the sale proceeds and deposit the same by furnishing the Challan in form 26QB and submit the original receipt of TDS certificate to the Bank **(16)** All charges for conveyance, stamp duty and registration charges etc., as applicable shall be borne by the successful bidder only. **(17)** Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof. **(18)** In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach Canara Bank, Circle Office, Gandhinagar or Concerned Branch of Canara Bank who as a facilitating centre shall make necessary arrangements. **(19)** For further details Contact M/S PSB Alliance (baanknet). Email : support.BAANKNET@psballiance.com - Helpdesk No.: 8291220220, 7046612345, 6354910172, 9892219848, 8160205051, For User Creation Helpline Number : Mr. Karan Modi - 7016716557, Mr Vasu Patel - 9510974587, Mr Kashyap Patel - 6354604884 and Mr. Animesh Jain - 7046-612345 **(20)** The bank is free to sale the property under private treaty or purchase as Non-Banking Assets, out of the above said properties, under the provision of the SARFAESI Act, in case no bidder is turning up for the purchase of property. No future notice Shall be issued for the same. **(21)** To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the properties. However, the intending bidders should make their own independent inquires regarding the encumbrance, title of properties put on auction and claims/rights/dues/affecting, the property, prior to submitting their bid. The e-auction advertisement does not constitute and will not be demand to constitute any commitment or any representation of the Banks. The property is being sold with all the existing and future encumbrance whether known or unknown to the Bank. Further some properties are available on symbolic possession and few are occupied by tenants/third parties as mentioned in the advertisement which may be noted. The Authorised Officer/Secured Creditors shall not be responsible in any way for any third party claims/rights/dues. **(22)** Where Factory land, building and Plant and Machinery both are put on auction for any borrower, EMD only for factory land and building will not be considered and sale will be confirmed after the plant machinery are sold out.

For detailed terms and conditions of sale, please refer to the link provided in **https://baanknet.com/** and **https://www.canarabank.bank.in** Also, Prospective Bidders may contact respective Branches / Authorised Officer.

**Date : 09.11.2026 | Place : Gandhinagar** — **Sd/- Authorised Officer, Canara Bank**

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बैंक ऑफ़ बड़ौदा Bank of Baroda

**Bank of Baroda, Saraspur Branch,** Saraspur Char Rasta, Ahmedabad-380018, Gujarat State, India. Tele Phone, 079-22920248, E-mail : sarasp@bankofbaroda.com

# Sale Notice (15 DAYS) For Sale of Immovable Properties

"APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6)]

**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 6 (2) & 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 properties mortgaged/charged/ hypothecated to Bank of Baroda, the Secured Creditor, the **Physical possession** of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" without recourse basis on **30.11.2026** for recovery of below mentioned account/s. The details of Borrower/s/ Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below –

| Sr./ No. | Name & add. of Borrower/s/ Guarantor/s | Description of Properties | Total dues | Reserve Price EMD & Bid Increase Amount |
|---|---|---|---|---|
| 1 | **Mr. Nitinkumar Himmatbhai Ghoghari, Mrs Kinjalben Nitinbhai Ghoghari & M/s Meet Glass and its proprietor Mr. Nitinkumar Himmatbhai Ghoghari** | All that piece and parcel of immovable property bearing Flat No. C-702, Block No. C, on 7th floor, admeasuring 85.91 Sq. Mtrs. and 7.64 Sq. Mtrs. Balcony with Total admeasuring 93.55 Sq. Mtrs. (Carpet Area as per approved Plan) and having undivided share in land 36.231 Sq. Mtrs. in the scheme known as "Sarita Residency-2" situated land bearing Survey No. 408/3/2, T. P. Scheme No. 110, Final Plot No. 33/3/2, admeasuring 3633 Sq. Mtrs. land residential purpose and 500 Sq. Mtrs. land commercial purpose with total land admeasuring about 4133 Sq. Mtrs. situated at Mouje: Nikol, Taluka: Asarwa, District: Ahmedabad and Registration Sub District: Ahmedabad-12 (Nikol) **Said property is bounded as under:** On or towards East: 12 Mtrs T. P. Road On or towards West: Flat No. C-703 On or towards North: Flat No C-701 On or towards South: Society Road. | **Rs. 74,32,979.70/- as on 12.05.2026** together with further interest thereon at the contractual rate plus costs, charges and expenses till date of payment | **Reserve Price: Rs. 71,50,000/- EMD:- Rs. 7,15,000/- Bid inc. Amount: Rs. 50,000** |

**E-Auction Date : 30.11.2026 and E-Auction Time: 02:00 PM to 06:00 PM (unlimited extension of 10 minutes) Inspection Date : 27.11.2026 & Time : From 11:00 AM to 03:00 PM • Status of Possession : PHYSICAL**

For detailed terms and conditions of sale, please refer to the link provided in **https://bankofbaroda.bank.in/e-auction and https://baanknet.com** Also, prospective bidders may contact the **Branch head Mo.: 98394 62090 & Recovery Head Manoj Kumar Gupta- 9024338042 (GST/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable / Immovable Assets.)**

**AS PER SARFAESI Act, STATUTORY -15- DAYS SALE NOTICE TO THE BORROWER /GUARANTOR/ MORTGAGOR**

The above mentioned borrower /s is/ are hereby noticed to pay the sum as mentioned in section 13(2) Notice in full before the date of auction, failing which property will be auctioned / sold and balance dues if any will be recovered with Interest and cost from borrowers/ guarantors /mortgagor.

**Date : 09.11.2026 | Place : Ahmedabad** — **Sd/- Authorized Officer, BANK OF BARODA**

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बैंक ऑफ़ बड़ौदा Bank of Baroda

**Bank of Baroda, Harij Branch,** Vedant Arcade, Main Bazar, Harij, District-Patan, Gujarat - 384240 **Phone No. 02733-222046, Mob No. 89800 39832, E-Mail-harij@bankofbaroda.co.in**

# SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

"APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6)]

**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 6 (2) & 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), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the **Symolic Possession** of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on **"As is where is", "As is what is"**, and **"Whatever there is"** basis for recovery of below mentioned account/s. The details of Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below.

| Sr. / Lot No. | Name & address of Borrower/s Guarantor/ Mortgagor s | Give short description of the Movable property with known encumbrances, if any (Mortgaged by Bank of Baroda, Harij Branch) | Total Dues. | Reserve Price EMD & Bid Increase Amount |
|---|---|---|---|---|
| 1 | **Nitaben Mukeshbhai Patel Chandan (Co-Borrower)** residing at Patel Vas, Village – Aritha, Taluka – Sami, District – Patan, Gujarat | **1.**G.F commercial Godown No 17 R.S No 647 Paiky /1Jaliyan - 2.Near PABU DADA GIN On Internal Road Linked to Harij-Becharaji Road At: Harij Ta: Harij Dist Patan Boundary of the property North: Lagu Godown No.16, South: Lagu Godown No.18, East: Lagu Internal Road, West: Lagu Godown No.42 **2.** G.F commercial Godown No 18 R.S No 647 Paiky /1 Jaliyan - 2. Near PABU DADA GIN On Internal Road Linked to Harij - Becharaji Road At: Harij Ta: Harij Dist Patan Boundary of the property North : Lagu Godown No.17, South: Lagu Godown No.19, East: Lagu Internal Road, West : Lagu Godown No.41 **Status of Possession : Symbolic** | **Rs. 3,40,860/- as per demand notice dated 20.05.2021 + Interest there on since 20.05.2021 and legal charges** | **Reserve Price Rs:8,28,000/- EMD : Rs. 82,800/- Bid inc. Amount Rs. 5,000/-** |
| 2 | **Mr. Niranjankumar Mahnsukhlal Soni** (Borrower) **Mrs. Dipikaben Niranjankumar Soni** (Co-Borrower) | All Piece and partial of commercial property bearing city survey number 420 paiki admeasuring about 16.90.78 square mtrs of sheet no 53 situated at Main bazar Harij Taluka-Harij Distpatan in the name of Mrs. Dipikaben Niranjankumar soni **Status of Possession : Symbolic** | **Rs.20,33,795.11/- + unapplied interest and other charges as on 04/01/2024** | **Reserve Price Rs:27,29,000/- EMD : Rs. 2,72,900/- Bid inc. Amount Rs. 5,000/-** |

**Date of E-Auction Date : 15.12.2026 and E-Auction Time: 11:00 AM to 15:00 PM (unlimited extension of 10 minutes), Status of Possession : SYMBOLIC, Property inspection Date: 05.12.2026 : 10.00 AM to 16.00 PM**

**As the Properties/ property are in symbolic possession E-Auction Sale Notice is subject to following conditions :-**

a. **Properties/ property are in Symbolic Possession and Bidder is purchasing the Properties/ property in symbolic possession at his/own risk &responsibility.**
b. **Bank will hand over the possession of Properties/ property symbolically only and Successful Auction bidder/purchaser will not claim physical possession from the Bank.**
c. **Bank will not be responsible or duty bound for handing over of physical possession.**
d. **Successful Auction Purchaser will not be entitled to claim any interest, in any case of return of money.**
e. **Successful Auction Purchaser has to submit the Declaration Cum Undertaking confirming the above terms &condition immediately after e-Auction.**
f. **Subsequent to sale if successful bidder fails to submit Declaration Cum Undertaking, the bid EMD amount will be forfeited.**

For detailed terms and conditions of sale, please refer/visit to the website link **https://www.bankofbaroda.in/e-auction.htm** and online auction portal **baanknet.com** Also, prospective bidders may contact the Authorised officer **Mr. Avinashchandra, Chief Manager, Mobile No. 89800-39832**

**Date : - 07.11.2026 | Place : HARIJ** — **Sd/- Authorized Officer, BANK OF BARODA**

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pnb पंजाब नैशनल बैंक punjab national bank

**SAMD, Circle Office, 6th Floor, Gujarat Bhavan, Ellisbridge, Ahmedabad-380006, Email ID: coahmsamd@pnb.bank.in; Ph.: 96244 21751 (Mr. Radhey Shyam Suthar)**

## Public E-auction Notice for Sale of Movable / Immovable Properties: Lot No. 1 to 2 on 03.12.2026 & Lot No. 3 to 4 on 18.12.2026, Time 11:00 AM to 4:00 PM

**Last Date of Submission of EMD and Bid Documents: Lot No. 1 to 2 on 03.12.2026 & Lot No. 3 to 4 on 18.12.2026 up to 4.00 pm**

**Date & Time of Inspection: Lot No. 1 to 2 on 01.12.2026 & Lot No. 3 to 4 on 16.12.2026 (Between 3:00 pm to 5:00 pm)**

# SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

**E-Auction Sale Notice for Sale of Movable / Immovable Assets under the Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 9(1) for Lot No. 1 & 2 and Rule 8(6) for Lot No. 2 & 3 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 Movable / Immovable property mortgaged/charged by the Authorized Officer of 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 (EMD) will be as mentioned in the table below against the respective properties.

## SCHEDULE OF THE SECURED ASSETS

| Lot No. | Name of Branch / Name of the Account / Name & Address of the Borrower / Guarantors A/c. | Description of the Immovable Properties Mortgaged/Owner's Name [Mortgagers of Property(ies)] | E) Date of Demand Notice u/s. 13(2) of SARFAESI Act 2002 F) Outstanding Amount G) Possession Date u/s. 13(4) of SARFAESI Act 2002 H) Nature of Possession Symbolic / Physical / Constructive | A) Reserve Price / B) EMD / C) Bid Increase Amount | Date and Time of E-Auction |
|---|---|---|---|---|---|
| 01 | **Mr. Baldevbhai Govabhai Rabari** Patan Branch | All that piece of parcel of Immovable Property situated at Tikka No 11/2, C.T.S. No. 87, M.C.S. No 1/8/29, Shahwado Near Ashokwadi at & Post Patan area 33.74 Sq.Mtrs. Bounded By: East : Municipal Street Road, West: Common wall of adjoining House, North: Adjoining house, South: Adjoining House. | **E) 05.03.2019 F)** Rs. 11,52,211.00 + Further Interest & Charges - Recovery if any **G)** 13.07.2021 **H) Physical** | **A)** 4,31,800/- **B)** 43,180/- **C)** 5,000/- | **Date:** 03.12.2026 **Time:** 11:00 A.M. to 4:00 P.M. |
| 02 | **Mr. Jagdishbhai Bhomaji Songara** Deesa Branch | All that piece and parcel of land bearing Sheet No. 33, C.S. No.1253 & 1256 "Aroma City Center" First Floor Shop No.13(1) admeasuring 11.29 sq. mtr. (121.50 Sq. Feet) Aghat land situated Nava Deesa, Taluka: Deesa, Dist. Banashkantha limit of Deesa Nagarpalika **Owned by Jagdishbhai Bhomaji Songara.** Bounded by: East: 4.50 Feet Joint Passage, West: Property of C.S. No. 1290 to 1298, North: Shop No. F-13(2), South: Shop No. F-13. | **E) 12.03.2023 F)** Rs. 4,96,009.75 + Further Interest & Charges - Recovery if any **G)** 27.04.2025 **H) Physical** | **A)** 6,45,150/- **B)** 64,515/- **C)** 5,000/- | **Date:** 03.12.2026 **Time:** 11:00 A.M. to 4:00 P.M. |
| 03 | **Sahebkhan Motikhan Bahelim** Kheralu Branch | All that right title interest of immovable property C.S. no. 4289, Sheet no. 20, Satta Prakar A.M.C.S. no. 5/1/102 at Bahelim vas Kheralu having its plot area admeasuring 28.45 sq. mtrs. i.e. 34.025 sq. yards of village Kheralu, Taluka Kheralu, District Mehsana – 384325 | **E) 02.07.2026 F)** Rs. 3,50,643.37 + Further Interest & Charges - Recovery if any **G)** 08.10.2026 **H) Symbolic** | **A)** 9,82,600/- **B)** 98,260/- **C)** 5,000/- | **Date:** 18.12.2026 **Time:** 11:00 A.M. to 4:00 P.M. |
| 04 | **Bajaniya Fareshkumar Bhuperdrabhai** Kheralu Branch | All the piece & parcel of the property situated at Flat No. 503, 5th Floor (As per Rajachitthi 4th Floor) Block No. E, having built up area admeasuring 69.02 Sq. Mtrs. to gather with undivided proportionate share in land with common facility and amenities in scheme known as Shyam Villa-3, Constructed on NA land bearing Final Plot No. 42, Draft T.P. Scheme No. 101 situated at Mouje-Nikol, Taluka Asarwa, Dist. Ahmedabad and Sub District Ahmedabad-12 ( Nikol ) in the name of **Mr. Fareshkumar Bhupendrabhai Bajaniya and Mrs. Ashadevi Fareshkumar Bajaniya.** East: Internal Road, West: Passage and Stair, North: Flat No. E/502, South:- Margin and Final Plot No.44. | **E) 01.07.2026 F)** Rs. 19,85,821.09 + Further Interest & Charges - Recovery if any **G)** 16.09.2026 **H) Symbolic** | **A)** 31,68,000/- **B)** 3,16,800/- **C)** 5,000/- | **Date:** 18.12.2026 **Time:** 11:00 A.M. to 4:00 P.M. |

**Details of the encumbrances known to the secured creditors:** Not Known

**The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions. 01.** The properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS". **02.** 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. **03.** The Sale will be done by the undersigned through e-auction platform provided at the Website: https://baanknet.com on **03.12.2026 for Lot No. 1 to 2 and 18.12.2026 for Lot No. 3 to 4 between 11 am to 4 pm. 04.** For detailed terms and condition of the sale, please refer https://baanknet.com or www.pnbindia.in or Scan QR Code.

**STATUTORY SALE NOTICE UNDER RULE 9(1) FOR LOT NO. 1 & 2 AND RULE 8(6) FOR LOT NO. 3 & 4 OF THE SARFAESI ACT, 2002**

**Date: 09.11.2026 | Place: Ahmedabad** — **Authorised Officer, Punjab National Bank, Secured Creditor**