ANNEXURE - A

Bank of Maharashtra

अंचल कार्यालय- अकोला. 444005
Zonal office- Akola 444005
अंचल कार्यालय' -अर्थमंगल',सातव चौक, जठारपेठ, अकोला.444005
टेलीफोन/TELE: 0724-2490842,843,845.0724-2490353
ई/मेल-e-mail:- dzmakola@mahabank.co.in
प्रधान कार्यालय: लोकमंगल, 1501, शिवाजीनगर, पुणे5-
Head Office: LOKMANGAL,1501,SHIVAJINAGAR,PUNE-5



AX19/5521/SARFAESI/2026-27/E AUCTION

Date: 21/11/2026

15 days Sale notice for sale of immovable properties
(Appendix - IV –A)

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 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 properties mortgaged/charged to the Bank of Maharashtra, the possession of which have 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 **15/12/2026** for recovery of the balance due to the Bank of Maharashtra from the Borrower (s) and Guarantor(s) as mentioned in the table. Details of the Borrower/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	Name of Borrower	Name of Guarantor	Amount Due	Short description of the immovable property with known encumbrances	Reserve Price / Earnest Money Deposit
1	Branch- Mangrulpir Mob: 9730645893 brmgr910@bankofmaharashtra.bank.in **Late Mr. Sukhdev Masaji Fulare Borrower** **Now through known legal heirs –** **a. Ms. Mangala Sukhdev Fulare** • Near Sai Mandir Mangaldham Tq Mangrulpir Dist Washim. • Plot No. 26, 27, 28, 29, 30 and 40. CT'S/Survey Nos. 79/1, at village Mangrulpir in the registration Dist. Washim. **b. Mr. Sunil Sukhdev Fulare** • Near Sai Mandir Mangaldham Tq Mangrulpir Dist Washim. • Plot No. 26, 27, 28, 29, 30 and 40. CT'S/Survey Nos. 79/1, at village Mangrulpir in the registration Dist. Washim.	**Mrs. Mangala Sukhdev Fulare** Near Sai Mandir Mangaldham Tq Mangrulpir Dist Washim	Rs.25,82,301.00 (Rupee Twenty-Five Lakhs Eighty-Two Thousand Three Hundred Only) plus penal interest, charges, expenses w.e.f. 19/11/2026 till realization	**Located at: Near Gajanan Maharaj Mandir Sonkhas** **Property No.1** – All those pieces and parcels of land situate being and lying at village Mangrulpir in the registration Dist. Washim Sub-Dist. Mangrulpir admeasuring 111.42 Square Meters and bearing CT'S/Survey Nos. 79/1 Plot No 28, **Property No.2 -** All those pieces and parcels of land situate being and lying at village Sonkhas in the registration Dist. Washim Sub-Dist. Mangrulpir admeasuring 111.42 Square Meters and bearing CTS/Survey Nos. Gat No 79/1, Plot No 26 **Property No.3 -** All those pieces and parcels of land situate being and lying at village SONKHAS in the registration Dist. Washim Sub-Dist. Mangrulpir admeasuring 92.89 Square Meters and bearing CTS/Survey Nos. Gat No 79/1, Plot No 27, **Property No.4 -** All those pieces and parcels of land situate being and lying at village Sonkhas in the registration Dist. Washim Sub-Dist. Mangrulpir admeasuring 111.42 Square Meters and bearing CTS/Survey Nos. Gat No 79/1, Plot No 29,	**Property 1** Reserve price 5,01,390.00 (Rupee Five Lakh One thousand Three Hundred Ninety Only) EMD Rs. 50,139.00 (Rupee Fifty Thousand One Hundred Thirty Nine Only) **Property 2** Reserve price Rs.5,01,390.00 (Rupee Five Lakh One thousand Three Hundred Ninety Only) EMD Rs. 50,139.00 (Rupee Fifty Thousand One Hundred Thirty Nine Only) **Property 3** Reserve price Rs.4,18,050.00 (Rupee Four Lakhs Eighteen Thousand Fifty Only) EMD Rs. 41,805.00 (Rupee Forty One Thousnad Eight Hundred Five Only) **Property 4** Reserve price Rs.5,01,390.00 (Rupee Five Lakh One thousand Three Hundred Ninety Only) EMD Rs. 50,139.00 (Rupee Fifty Thousand One Hundred Thirty Nine Only)

ANNEXURE - A

				Property No.5 - All those pieces and parcels of land situate being and lying at village Sonkhas in the registration Dist. Washim Sub-Dist. Mangrulpir admeasuring 111.42 sq Meters and bearing CTS/Survey Nos. Gat No 79/1 Plot No 30 **Property No.6 -** All those pieces and parcels of land situate being and lying at village Sonkhas in the registration Dist. Washim Sub-Dist. Mangrulpir admeasuring 92.89Square Meters and bearing CTS/Survey Nos. Gat No 79/1 Plot No 40. Physical possession known encumbrance- Not on record	**Property 5** Reserve price Rs.5,01,390.00 (Rupee Five Lakh One thousand Three Hundred Ninety Only) EMD Rs. 50,139.00 (Rupee Fifty Thousand One Hundred Thirty Nine Only) **Property 6** Reserve price Rs.4,18,050.00 (Rupee Four Lakhs Eighteen Thousand Fifty Only) EMD Rs. 41,805.00 (Rupee Forty One Thousnad Eight Hundred Five Only)
2	Branch- Murtizapur Mob: 9284804100 brmgr98@bankofmaharashtra.bank.in **Hariom Agro Cold Storage** **Prop :- Sajani Ajay Tikyani** **Factory Address** – Plot No C - 12, At MIDC Murtizapur, Tal:- Murtizapur, Dist :- Akola 444107. **Residential Address** At Gurunanak Nagar, Sindhi Colony, Murtizapur Ta:- Murtizapur, Dist :- Akola 444107	**Mr.Pranay Ajay Tikyani** At Gurunanak Nagar, Sindhi Colony, Murtizapur, Ta:- Murtizapur, Dist :- Akola 444107 **Mr. Ajay Vishandas Tikyani,** At Gurunanak Nagar, Sindhi Colony, Murtizapur, Ta:- Murtizapur, Dist :- Akola 444107	Rs.1,47,28,976.00 (Rupee One Crore Forty-Seven Lakhs Twenty-Eight Thousand Nine Hundred Seventy six Only) is due and payable by you, together with further penal interest, costs, charges and other expenses wef 18/11/2026 till realization	Mortgage of all Pieces and Parcels of land together with the buildings and structures/residential block / constructed if any at Plot No.04, F.S.No.256/1A situated at opposite to Ashirvad Mangalam Function Hall & besides Shri Krupa Nagari Daryapur Road / Hirapur Road Murtizapur, Ta:- Murtizapur, Dist :- Akola, Area :- 692.00 Sq.Mtr, Bounded as:- East – F.S. No.256/2, West – Plot No.03, North – Road, South – Plot No.5 & 6A Symbolic possession known encumbrance- SA 234/2026 DRT Nagpur	Reserve Price **Rs.1,80,99,900.00 (One Crore Eighty Lakhs Ninety Nine Thousand Nine Hundred only)** Earnest Money Deposit Rs. 18,09,990.00 (Rupee Eighteen Lakhs Ine Thousand Nine Hundred Ninety Only)

Note : known encumbrance mentioned above are as per records of the bank. Interested bidders may enquiry independently regarding same prior to bidding.

For detailed terms and conditions of the sale, please refer to the link https://bankofmaharashtra.in/asset-for-sales-search provided in the Bank's website and also on PSB Alliance Baanknet portal **https://baanknet.com/eauction-psb/home**

Possession Type: as mentioned above ; Bid increase Amount Rs.25,000/- (Rupee Twenty Five Thousand Only)
Date & time of E-auction- **15/12/2026, From 11.00 a.m. to 03.00 p.m. Last EMD date -15/12/2026 upto 10.00 am.**
Date & Time for inspecting the property - **01/12/2026 between** from 11.00 a.m. to 4.00 p.m. 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**.

(1) Auction sale/bidding would be only "Online Electronic Bidding" process.
(2) This publication notice is also fifteen (15) day statutory notice under SARFAESI Act to the above-mentioned accounts' borrowers/guarantors/mortgagors.
(3) For additional information please contact on **0724-2490842,843 845**; e-mail: recovery_ako@bankofmaharashtra.bank.in legal_ako@bankofmaharashtra.bank.in / dzmakola@ bankofmaharashtra.bank.in
4) This notice is also being published in vernacular language. The English version shall be final if any question of interpretation arises.

Date: 21/11/2026
Place: Akola

(Anil Kujur)
Authorised Officer

बैंक ऑफ महाराष्ट्र अंचल कार्यालय अकोला 3521