

इंडियन बैंक
(भारत सरकार का उपक्रम)



Indian Bank
(A Govt. of India Undertaking)



इलाहाबाद

ALLAHABAD

NOTICE OF SALE

Branch: Dadar East
Phone No: 8976754740

Notice of sale under Rule 8(6) read with 9(1) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

1.	Mr. NARESH SINGH RAJPUROHIT (BORROWER & MORTGAGOR) Address :Flat No 702, 7th Floor, A-Wing, Casa Adriana CHS, Palava -2, Near Loadha World School, Dombivali East, Thane-421204.
2.	Mrs. SAVITA NARESH RAJPUROHIT (BORROWER & MORTGAGOR) Address :Flat No 702, 7th Floor, A-Wing, Casa Adriana CHS, Palava -2, Near Loadha World School, Dombivali East, Thane-421204.

Sub: Loan account – Mr. Naresh Singh Rajpurohit & Mrs. Savita Naresh Rajpurohit (A/c No- 7168190873) with Indian Bank, Dadar East Branch.

Mr. Naresh Singh Rajpurohit & Mrs. Savita Naresh Rajpurohit availed Housing Loan facility from Indian Bank, Dadar East Branch, Mumbai the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". Mr. Naresh Singh Rajpurohit & Mrs. Savita Naresh Rajpurohit failed to pay the outstanding dues to the Bank. Therefore, a Demand Notice dated 10.12.2025 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), Mortgagor(s), Guarantor(s) Mr. Naresh Singh Rajpurohit & Mrs. Savita Naresh Rajpurohit liable to the Bank to pay the amount due to the tune of Rs. 33,59,525.56/- (Rupees Thirty-Three Lacs Fifty Nine Thousand Five Hundred Twenty Five and Fifty Six Paise only) as on dated 09.12.2025 with further interest, costs, other charges and expenses thereon. All failed to make payment despite Demand Notices dated 10.12.2025.

As Mr. Naresh Singh Rajpurohit & Mrs. Savita Naresh Rajpurohit failed to make payment despite Demand Notices, the Authorized Officer took possession of the schedule



mentioned properties under the Act on 11.05.2026 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 9(1) of the Security Interest (Enforcement) Rules 2002, 15 days notice for subsequent sale is required to be given and hence we are issuing this notice.

The amount due as on 09.12.2025 is Rs. 33,59,525.56/-(Rupees Thirty-Three Lacs Fifty Nine Thousand Five Hundred Twenty Five and Fifty Six Paise only) with further interest, costs, other charges and expenses thereon from 10.12.2025.

Please take note that this is notice of 15 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 15 days.

The date of sale is fixed as 28.10.2026 which would be by e-auction mode.

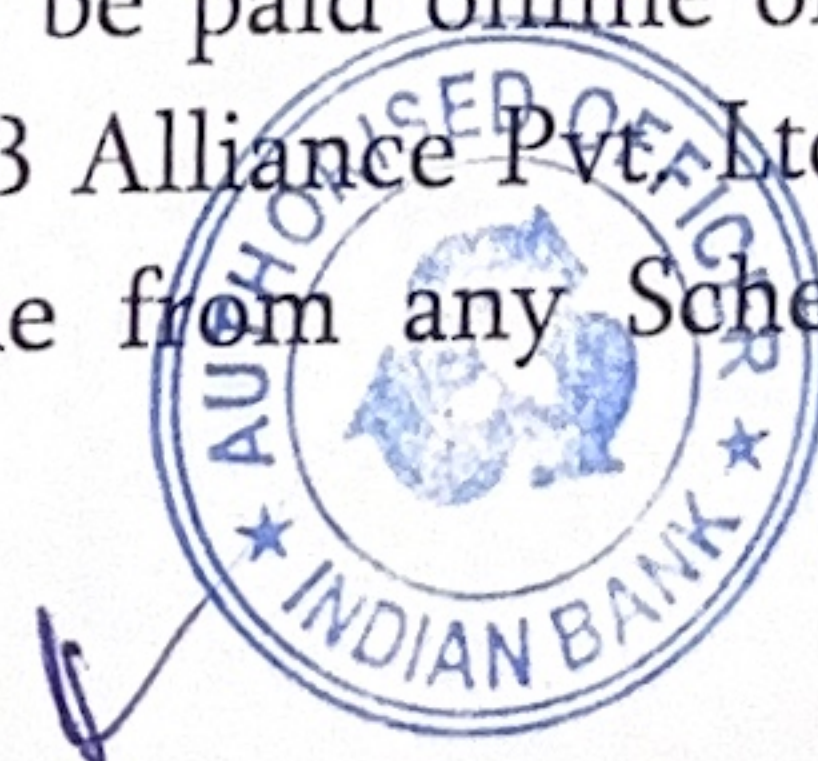
Inspection of the scheduled properties and related documents/up to date EC etc. by the intending purchasers/bidders may be done at their expense on **26.10.2026** between **10.00 am to 4.00 pm**.

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 **28.10.2026** 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



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 known to bank
FLAT NO 702,7th FLOOR, A WING, BUILDING CASA ADRIANA CHS LTD, PROJECT-"PALAVA ADRIANA A-G, I-N",DOMBIVALI EAST, VILLAGE KHONI, KALYAN TALUKA, THANE DIST-421204. (Property under Physical Possession).	Rs.36,18,000/- (Rupees Thirty Six Lakh Eighteen Thousand Only)	Rs.3,61,800/- (Rupees Three Lakh Sixty One Thousand Eight Hundred Only)	Date: 28.10.2026 Time: 10:00 A.M. to 04:00 P.M. Property ID: IDIB30438943922	None

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: Mumbai
Date: 07.10.2026



(Rahul Ranjan)

AUTHORISED OFFICER