बैंक ऑफ़ इंडिया
Bank of India BOI
તમારાભરોસાની મૂડી

Zonal Office: Gandhinagar Zone, BOI Building, Sector-16, Gandhinagar. Ph. 079-29644819.
Email: Gandhinagar.ARD@bankofindia.co.in

Date of E-Auction: 09.08.2024, Time: 11.00 AM to 5.00 PM

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization 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 mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Bank Of India (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" for recovery of dues as mentioned hereunder to Bank Of India from the below mentioned Borrower(s) & Guarantor(s). The Reserve Price and Earnest Money Deposit (EMD) are also mentioned hereunder.

E-AUCTION FOR SALE OF IMMOVABLE PROPERTIES

Sr. No.	Borrower's Name and Total Dues	Description of Movable & Immovable Property	Reserve Price (Rs.)	EMD (Rs.)	Beneficiary Branch A/c. No. & IFS Code & Contact No.
01	**Mrs. Bhikhiben Rameshbhai Desai (Borrower)** Rs 17,84,774.61/- as mentioned in Demand Notice issued u/s 13 (2) of SARFAESI Act, 2002 on 05.01.2023 with further interest / charge / cost / expenses thereafter. (Possession Symbolic)	Tenament Number 54 Gangasagar Society Part 2 Near Brahamani Nagar Modhera Raod, Mehsasna admeasuring 108.17 Sq. mtrs	25,42,000/-	2,54,200/-	Ac no. 221390200000033 Intermediary Bank a/c, Bank of India, Modhera Road Branch, IFSC Code – BKID0002213
02	**Pravinaben Gopalbhai Thacker (Borrower),** Rs. 2,70,445.65 as mentioned in Demand Notice issued u/s 13 (2) of SARFAESI Act, 2002 on 20.05.2021 with further interest / charge / cost / expenses thereafter. (Possession Physical)	Sub Plot No 44/B, NA RS No 890/19, Ambaji Nagar-1, Nr Welspun Industry, Village Varsamedi, Taluka Anjar, Kutch, admeasuring 41.81 Sq. Mtrs.	4,38,000/-	43,800/-	Ac no. 385090200000033 Intermediary Bank a/c, Bank of India, Gandhidham Branch, IFSC Code – BKID0003850
03	**Mr. Anandbhai Suryakant Shrimali (Borrower)** Rs. 7,81,454/- as mentioned in Demand Notice issued u/s 13(2) of SARFAESI Act, 2002 on 13.07.2017 with further interest / Charge / Cost / expenses thereafter. (Possession Physical)	Residential Property Plot No. 148 of RS No. 553/1, 553/2 & 554 Kshetrapalnagar, Prince Township, Opp. Aroma Hitech unit on Palanpur to Samakhiyali Highway (NH. No 15), Seamtal of Village Lakadiya, Taluka Bhachau District Kutch. adm. 83.63 Sq. mtrs.	2,04,000/-	20,400/-	Ac no. 381690200000033 Intermediary Bank a/c, Bank of India, Madhapar Branch, IFSC Code – BKID0003816
04	**Mr. Veraram Masaraji Rajpurohit (Borrower)** Rs. 8,70,921/- as mentioned in Demand Notice issued u/s 13(2) of SARFAESI Act, 2002 on 19.10.2015 with further interest / Charge / Cost / expenses thereafter. (Possession Physical)	Residential Property Plot No. 76 of RS No. 553/1, 553/2 & 554 Kshetrapalnagar, Prince Township, Opp. Aroma Hitech unit on Palanpur to Samakhiyali Highway (NH. No 15), Seamtal of Village Lakadiya, Taluka Bhachau District Kutch. adm. 83.63 Sq. mtrs.	1,59,000/-	15,900/-	Ac no. 381690200000033 Intermediary Bank a/c, Bank of India, Madhapar Branch, IFSC Code – BKID0003816
05	**Mr. Vipul Khengarbhai Chauhan (Borrower)** Rs. 7,89,706/- as mentioned in Demand Notice issued u/s 13(2) of SARFAESI Act, 2002 on 18.10.2016 with further interest / Charge / Cost / expenses thereafter. (Possession Physical)	Residential Property Plot No. 194 of RS No. 553/1, 553/2 & 554 Kshetrapalnagar, Prince Township, Opp. Aroma Hitech unit on Palanpur to Samakhiyali Highway (NH. No 15), Seamtal of Village Lakadiya, Taluka Bhachau District Kutch. adm. 83.63 Sq. mtrs.	1,59,000/-	15,900/-	Ac no. 381690200000033 Intermediary Bank a/c, Bank of India, Madhapar Branch, IFSC Code – BKID0003816
06	**Mrs. Gayatriba Mahipatsinh Chavda (Borrower)** Rs 8,42,080/- as mentioned in Demand Notice issued u/s 13 (2) of SARFAESI Act, 2002 on 26.07.2018 with further interest / charge / cost / expenses thereafter. (Possession – Physical)	Residential property Plot No. 145 of RS No. 553/1, 553/2 & 554 Kshetrapal Nagar, Prince Township Opp. Aroma Hitech unit on Palanpur to Samakhiyali Highway (NH. No 15), Seamtal of Village Lakadiya, Taluka Bhachau, District Kutch. Admeasuring 83.63 Sq. mtrs.	2,25,000/-	22,500/-	Ac no. 381690200000033 Intermediary Bank a/c, Bank of India, Madhapar Branch, IFSC Code – BKID0003816
07	**Mr. Vanrajsinh Bhikhubha Chavda (Borrower),** Rs 8,58,871/- as mentioned in Demand Notice issued u/s 13 (2) of SARFAESI Act, 2002 on 10.05.2018 with further interest / charge / cost / expenses thereafter. (Possession – Physical)	Residential Property Plot No. 147 of RS No. 553/1, 553/2 & 554 Kshetrapal Nagar, Prince Township Opp. Aroma Hitech unit on Palanpur to Samakhiyali Highway (NH. No 15), Seamtal of Village Lakadiya, Taluka Bhacha, District Kutch. Adm. 83.63 Sq. mtrs.	2,25,000/-	22,500/-	Ac no. 381690200000033 Intermediary Bank a/c, Bank of India, Madhapar Branch, IFSC Code – BKID0003816
08	**Suresh Shankarlal Suthar (Borrower), Smt. Paruben Suresh Suthar** Rs. 10,92,794.00 as mentioned in Demand Notice issued u/s 13(2) of SARFAESI Act, 2002 on 01.07.2019 with further interest / Charge / Cost / expenses thereafter. (Possession Physical)	House / Plot No. 97, R.S. No. 16/1, Amba Residency, Village Meghpar, Kumbhardi, Tal. Anjar, Dist. Kutch, Adm. 117.25 Sq. Mtrs.	4,32,000/-	43,200/-	Ac no. 382690200000033 Intermediary Bank a/c Bank of India, Anjar Branch, IFSC Code – BKID0003826

Terms and conditions of the E-Auction are as under: 1. E-Auction is being held on "as is where basis", "is as is what is basis"and"whatever there is basis" and will be conducted "On Line". **2.** For downloading further details ,Process Compliance and Terms & Conditions, Please visit: **a.** https://www.bankofindia.co.in, **b.** Website address of our e-Auctions Service Provider **https://www.ebkray.in** Bidder may visit, **https://www.ebkray.in** where "Guidelines "for bidders are available with educational videos. Bidders have to complete following formalities well in Advance: **Step 1:** Bidder/Purchaser Registration: Bidder to register on e-Auction Platform (link given above) using his mobile number and email-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 Bidder Global EMD Wallet: Online/off-line transfer of fund using NEFT/Transfer, using challan generated on e-Auction Platform. **Step 4:** Bidding Process and Auction Results: Interested Registered bidders can bid online on e-Auction Platform after completing Step 1, 2 and 3. Please note that Step 1 to Step 3 should be completed by bidder well in advance, before e-Auction date**. 3.** To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property/ies. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies 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 deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues. No claim of whatsoever nature will be entertained after submission of the online bid regarding property/ies put for sale. **4**. **Date of Inspection will be on or before, 06.08.2024, 11.00 a.m. to 4.00 pm** with prior appointment with contact nos.: **Gandhidham Branch – (87644,65560), Modhera Road Branch- (79904,83674), Madhapar Branch – (94292,98115), Anjar Branch- (90135,91118) 5.** Bids shall be submitted through online procedure only. **6**. Bidders shall be deemed to have read & understood the terms & conditions of sale & be bound by them. **7.**The Bid price to be submitted shall be above the Reserve price & bidders shall improve their further offers in multiples of Rs. 10, 000/- (Rupees Ten thousand only). **8.** It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property before submission of the bid. **9.**The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. **10.**The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price including EMD already paid, immediately on acceptance of bid price by the Authorised Officer and the balance of the sale price on or before 15th day of sale. The auction sale is subject to confirmation by the Bank. Default in deposit of amount by the successful bidder would entail forfeiture of the whole money, already deposited and property shall be put to re-auction and the defaulting bidder shall have no claim/right in respect of property/ amount. **11.**Neither the Authorised Officer / Bank nor e-Auction service provider will be held responsible for any Internet Network problem/Power failure/ any other technical lapses/failure etc. In order to ward-off such contingent situation the interested bidders are requested to ensure that they are technically well equipped with adequate power back-up etc. for successfully participating in the e-Auction event. **12.**The purchaser shall bear the applicable stamp duties/ Registration fee/ other charges, etc. and also all the statutory/ non-statutory dues, taxes, assessment charges, etc. owing to anybody. **13.** The Authorised Officer/Bank is not bound to accept the highest offer and has the absolute right & discretion to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction or withdraw any property or portion thereof from the auction proceedings at any stage without assigning any reason there for. **14.**The Sale Certificate will be issued in the name of the purchaser(s) / applicant (s) only and will not be issued in any other name(s). **15.**The sale shall be subject to rules/ conditions prescribed under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. Further details/enquiries if any on the terms and conditions of sale can be obtained from the respective branches on the contact numbers given.

SALE NOTICE TO BORROWERS / GUARANTORS

The undersigned being the Authorized Officer of the Bank of India is having full powers to issue this notice of sale and exercise all powers of sale under securitization and reconstruction of financial assets and Enforcement of Security Interest Act, 2002 and the rules framed there under. You have committed default in payment of outstanding dues and interest with the monthly rest, cost and charges etc. in respect of the advances granted by the bank mentioned above. Hence, the Bank has issued demand notice to you under section 13(2) to pay the above mentioned amount within 60 days. You have failed to pay the amount even after the expiry of the 60 days. Therefore, the Authorized Officer in exercise of the powers conferred under section 13(4), took possession of the secured assets more particularly described in the schedule mentioned above. Notice is hereby given to you to pay the same as mentioned above. You are at liberty to participate in the auction to be held on the terms and conditions thereof including deposit of earnest money.

Date: 26.07.2024, Place: Gandhinagar **Authorised Officer, Bank of India**