पंजाब नेशनल बैंक punjab national bank
...the name you can BANK upon !

CIRCLE OFFICE: RECOVERY CENTER JODHPUR
(ADDRESS WITH PIN NUMBER-PLOT NO 43(A&B),1st FLOOR,10TH E ROAD, SARDARPURA, JODHPUR 342003)
[PHONE NO.9650071917]
E mail: Cojdhsamd@pnb.co.in

SALE NOTICE FOR SALE OF 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 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 constructive/physical/ symbolic possession of which has been taken by the Authorised Officer of the 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 will be as mentioned in the table below against the respective properties.

SCHEDULE OF THE SECURED ASSETS

Lot No.	Name of the Branch Name of the Account Name & Addresses of the Borrower/ Guarantors in Account	Description of the Immovable Properties Mortgaged/ Owner's Name (mortgagers of property(ies))	A) Date of Demand Notice u/s 13(2) of SARFAESI ACT 2002 B) Outstanding Amount as on C) Possession Date u/s 13(4) of SARFESI ACT 2002 D) Nature of Possession Symbolic/Physical/Constructive	A) Reserve Price (Rs. In Lacs) B) EMD C) Bid Increase Amount D) Date & Time of Inspection	Date/ Time of E-Auction	Details of the encumbrances known to the secured creditors
1	Branch Office-Pali Marwar Smt. Champakuwar Bhimsingh Rajpurohit W/o Bhimsingh Rajpurohit & Sh.Bhimsingh Narayansingh Rajpurohit S/o Narayansingh Shivsingh Rajpurohit Sh. Bhimsingh Narayansingh Rajpurohit S/o Narayansingh Shivsingh Rajpurohit & Smt. Champakuwar Bhimsingh Rajpurohit W/o Bhimsingh Rajpurohit , Address: - Flat No. 16B-402, Floor No. 4th, Tower 16B, "Aasan Homes" at Khasra No. 333/7, Plot No. 1 Revenue Village- Pali, Rajasthan, Pin Code-306401	All Parts and Parcel of Residential Property situated at Flat No. 16B-402, Floor No. 4th, Tower 16B, "Aasan Homes" at Khasra No. 333/7, Plot No. 1 Revenue Village- Pali, Rajasthan Admeasuring area 278 sq. ft. carpet area, Standing in the name of Sh. Bhimsingh Narayansingh Rajpurohit S/o Narayansingh Shivsingh Rajpurohit and Smt. Champakuwar Bhimsingh Rajpurohit W/o Bhimsingh Rajpurohit.	A)18-11-2024 B) Rs.4,25,623.72 as on 17-11-2024 + further interest w.e.f. 31-10-2024 & Expenses until payment made in full. C)10-02-2025 D) Symbolic Possession	A)4.10 lakh B)0.41lakh C)0.01lakh D)28-07-2025 From 11.00 Am to 4.00 Pm	30-07-2025 From 11.00 Am to 4.00 Pm	Not Known

2	Branch Office: Pali Marwar Shivlal Poonaram Chouhan S/o Poona Ram Chouhan Shivlal Poonaram Chouhan S/o Poona Ram Chouhan Address: -161, Rajputon Ka Bas, Indewada Tehsil – Rani, Dist. Pali- 306503	All Part and parcel of the Residential Flat No. 305, Block-A, 3rd Floor, "BCM AASHIYANA" Khasra No. 360/1, Bhambolayi Road, Pali, Admeasuring 550 Sq. Ft. (Super Built Up Area) and Parking Slot A-305 in the name of Sh. Shivlal Poonaram Chouhan S/o Poona Ram Chouhan	A) 19-09-2023 B) Rs.9,88,324.90 as on 31-08-2023 + further interest w.e.f. 31-08-2023 & Expenses until payment made in full. C)01-12-2023 D) Physical Possession	A)10.00 lakh B)1.00lakh C)0.10 lakh D)28-07-2025From 11.00 Am To 4.00 Pm	30-07-2025 From 11.00 Am to 4.00 Pm	Not Known
3	Branch Office: Shivganj Durga Ram Sonal S/o Lumba Ram Sonal and Suman Devi S/o Durga Ram Sonal , Guarantor- Sava Ram Meghwal S/o Lumba ram Durga Ram Sonal S/o Lumba Ram Sonal , Suman Devi S/o Durga Ram Sonal and Sava Ram Meghwal S/o Lumba ram Address: -334, Kalapura Teh.Shivganj, Dist. Sirohi, Rajasthan-307027.	All that parts and parcel of residential Property situated at Kalapura Teh. Shivganj Distt.Sirohi Rajasthan-307027, admeasuring 724.06 sq ft in the name of Sava ram S/o Lumba Ram Meghwal	A) 25.05.2021 B) 7,33,310.00 as on 03.05.2021+ further interest w.e.f. 01.04.2021 & Expenses until payment made in full. C) 29.08.2024 D) Symbolic Possession	A) Rs. 15.00Lacs B) Rs. 1.50 Lacs C) Rs. 0.10 D) 28-07-2025 From 11.00 AM To 4.00 PM	30-07-2025 From 11.00 Am to 4.00 Pm	Not Known
4	Branch Office: Shivganj Suraj Sonal S/o Durga Ram Sonal and Durga Ram Sonal S/o Lumba Ram Sonal Suraj Sonal S/o Durga Ram Sonal and Durga Ram Sonal S/o Lumba Ram Sonal Address: - House No. 143, Ramdev Ji Ki Gali, Kalapura, Teh. Shivganj, Dist. Sirohi, Rajasthan-307027	All that Parts and Parcel of Residential Property situated at House No. 143, Ramdev Ji Gali, Kalapura, Teh. Shivganj, Dist. Sirohi, Rajasthan-307027, admeasuring 34x31=1054 Sq. Ft. in the name of Durga Ram Sonal adopted son of Kola Ram	A) 10.05.2021 B)11,10,018.40 as on 31.03.2021+ further interest w.e.f 01.04.2021 & expenses until payment made in full C) 29.08.2024 D) Symbolic Possession	A) Rs. 20.35Lacs B) Rs.2.035 Lacs C) Rs. 0.10 D) 28-07-2025 From 11.00 AM To 4.00 PM	30-07-2025 From 11.00 Am to 4.00 Pm	Not Known
5	Branch Office-Tinwari Om Prakash S/o Bheru Das Prem Lata W/O Om Prakash, Mahendra Vaishnav, Rakesh, Durga Das Vaishnav, Jitendra, Ashok S/O Om Prakash (Legal Hairs of Sh. Late Om Prakash) Address: -Vaishnav Colony, Near Dishantri Mohalla, Tinwari, Dist. Jodhpur, Rajasthan -342305,	All That Part and Parcel of the Residential Property at Meghwalo Ka Purana Bass, Village Tinwari Dist. Jodhpur, Rajasthan -342305, Admeasuring About 1350 Sq. Ft. in the name of Sh. Om Prakash S/O Bheru das Vaishnav	A) 06-11-2023 B) Rs.6,13,869.07 as on 31-10-2023 + further interest w.e.f. 01-11-2023 & Expenses until payment made in full. C)15-01-2024 D) Symbolic Possession	A) 26.95 lakh B) 2.695 lakh C)0.10 lakh D)28-07-2025 From 11.00 Am To 4.00 Pm	30-07-2025 From 11.00 Am to 4.00 Pm	Not Known
6	Branch Office: Shastri Nagar, Jodhpur	All that part and parcel of the Residential Property situated at Plot No. 521, Khasra No. 287, New BJS colony, Banar	A)29-10-2021	A) Rs. 94.20 Lacs B) Rs. 9.420 Lacs	30-07-2025	Not Known

	Sumer Sing Rathore S/O Jalam Singh, Vimal Kanwar W/o Sumer Singh And Kishan Singh Rathore S/o Sumer Singh Rathore And Guarantor Bharat Kumar Vaishnav S/o Kishan &Prakash Bhatla S/o Teju Mal Bhatla	Road Jodhpur, Rajasthan-342006. Admeasuring about 2700 Sq.ft. in the name of Smt. Vimal Kanwar W/0 Sumer Singh	B) Rs.5,26,493.00 as on 30-09-2021 + further interest w.e.f. 01-10-2021 & Expenses until payment made in full.		From 11.00 Am to 4.00 Pm	
	Sumer Sing Rathore S/o Jalam Singh, Vimal Kanwar W/o Sumer Singh and Kishan Singh Rathore S/o Sumer Singh Rathore Address: -521, New Colony, B.J.S. Banar Road, Jodhpur, Rajasthan-342006 Bharat Kumar Vaishnav S/o Kishan Address: -161, HUDCO Quarters, Kirti Nagar, Jodhpur, Rajasthan-342001 Prakash Bhatla S/o Tejumal Bhatla Address:-Plot No. 580 B, 9th C-Road, Sardarpura, Jodhpur, Rajasthan-342003		C)08-03-2022	C) Rs. 0.50 Lacs		
			D) Symbolic Possession	D) 28-07-2025 From 11.00 AM To 4.00 PM		
7	Branch Office Falna, Pali	All that part and parcel of the property of Satar Khan S/o Mohd. Khan, situated at Patta No. 975, Indra Colony, Tehsil Bali, Distt- Pali (Raj) About Admeasuring 987.00 Sq. Ft.	A) 15-04-2017	A) Rs.4.95 Lacs	30-07-2025 From 11.00 Am to 4.00 Pm	Not Known
	Salim Khan S/o Satar Khan, Satar Khan S/o Mohd. Khan & Guarantor Ashok Kumar S/o Nena Ram &Vaga Ram S/o Amra Ram		B) Rs. 6,72,607.00 as on 31-03-2017 + further interest w.e.f. 01-04-2017	B) Rs. 0.495 Lac		
	Salim Khan S/o Satar Khan, Satar Khan S/o Mohd. Khan Address: -Patta No. 975, Indra Colony, Tehsil Bali, Distt-Pali (Raj) & Guarantor Ashok Kumar S/o Nena Ram &Vaga Ram S/o Amra Ram, Address: - IndraColony, Tehsil Bali, Distt- Pali (Raj) 306116		C) 26-10-2017	C)Rs. 0.01 Lac		
			D) Symbolic Possession	D)28-07-2025From 11.00 Am To 4.00 Pm		
8	Branch Office-HHS Jodhpur	All that part and parcel of the Residential Property situated at P No 199, K. No.1, Prabhat Nagar yojana, Gram Nandra Khurd, Jodhpur,Raj. Measuring 1250 Sq.ft. in the name of Om Prakash Savita S/o Laxmi Narayan Savita.	A) 13-03-2025	A) Rs.34.25 Lacs	30-07-2025 From 11.00 Am to 4.00 Pm	Not Known
	Om Prakash Savita S/o Laxmi Narayan Savita & Late. Veena Savita W/O Om Prakash Savita		B) Rs.11,25,025.78 as on 11-03-2025 + further interest w.e.f. 28-02-2025	B) Rs.3.425 Lac		
	Om Prakash Savita S/o Laxmi Narayan Savita & Late. Veena Savita W/O Om Prakash Savita, Address:- P No 199, K. No.1, Prabhat Nagar yojana, Gram Nandra Khurd, Jodhpur,Raj		C) 30-05-2025	C)Rs. 0.10 Lac		
			D) Symbolic Possession	D)28-07-2025 from 11.00 Am To 4.00 Pm		

TERMS AND CONDITIONS OF E-AUCTION SALE

1. The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following

further conditions.
The auction sale will be "online through e-auction" portal **https://Baanknet.com**

2. The intending Bidders/ Purchasers are requested to register on portal (**https:// Baanknet.com**) using their email-id and mobile number. The process of eKYC is to be done through Digilocker. Once the e-KYC is done, the intending Bidders/ Purchasers may transfer the EMD amount to their e-Wallet using online/challan mode before the e-Auction Date and time in the portal. The registration, verification of e-KYC, transfer of EMD in wallet and linking of wallet amount to Property must be completed well in advance, before auction.

3. Earnest Money Deposit (EMD) amount as mentioned above shall be paid online/challan mode and will be credited in bidders e-Wallet. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposited shall not bear any interest.

4. Platform (**https:// Baanknet.com**) for e-Auction will be provided by e Auction service provider **M/s PSB Alliance Pvt. Ltd**. having its Registered office at **Unit 1, 3rd Floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala East. Mumbai-400037** (Helpdesk Number +91 8291220220, Email Id: support.ebkray@psballiance.com). The intending Bidders/ Purchasers are required to participate in the e-Auction process at e-Auction Service Provider's website https://ebkray.in This Service Provider will also provide online demonstration/ training on e-Auction on the portal.

5. The Sale Notice containing the General Terms and Conditions of Sale is available / published in the following websites/ web page portal.
   (1) **https:// Baanknet.com**
   (2) **www.pnbindia.in**

6. The intending participants of e-auction may download free of cost, copies of the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-Auction related to this e-Auction from e-auction portal (https:// **Baanknet.com**).

7. Bidder's e-Wallet should have sufficient balance (>=EMD amount) at the time of bidding.

8. During the e-auction, bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted and the increase in the bid amount must be of increment amount mentioned. 5 **minutes'** time will be allowed to bidders to quote successive higher

bid and if no higher bid is offered by any bidder after the expiry of 5 **minutes** to the last highest bid, the e-auction shall be closed.

9. It is the responsibility of intending Bidder(s) to properly read the Sale Notice, Terms & conditions of e-auction, Help Manual on operational part of e-Auction and follow them strictly.

10. In case of any difficulty or need of assistance before or during e-Auction process, bidder may contact authorized representative of our e-Auction Service Provider M/s PSB Alliance Pvt. Ltd. Details of which are available on the **Baanknet.com** portal.

11. After finalization of e-Auction by the Authorized Officer, only successful bidder will be informed by our above referred service provider through SMS/ email. (On mobile no/ email address given by them/ registered with the service provider).

12. The secured asset will not be sold below the reserve price.

13. The 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 in the form of Banker's Cheque/ Demand Draft issued by a Scheduled Commercial Bank drawn in favor of "The Authorized Officer, Punjab National Bank, A/c (Name of the A/C) Payable at. In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

14. Payment of sale consideration by the successful bidder to the bank will be subject to TDS under Section 194- 1A of Income Tax Act 1961 and TDS is to be made by the successful bidder only at the time of deposit of remaining 75 % of the bid amount/full deposit of BID amount.

15. The Authorised Officer reserves the right to accept any or reject all bids, if not found acceptable or to postpone/cancel/adjourn/discontinue or vary the terms of the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final.

16. The sale certificate shall be issued in the favour of successful bidder on deposit of full bid amount as per the provisions of the act.

17. The properties are being sold on "***AS IS WHERE IS BASIS***" and "***AS IS WHAT IS BASIS***" and "***WHATEVER THERE IS BASIS***".

18. 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.

19. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The bidder inspects the property in consultation with the dealing official as per the details provide.

20. All statutory dues/attendant charges/other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the purchaser.

21. The Authorized Officer or the Bank shall not be responsible for any charge, lien, encumbrances, or any other dues to the Government or anyone else in respect of properties (E-Auctioned) not known to the bank. The Intending Bidder is advised to make their own independent inquiries regarding the encumbrances on the property including statutory liabilities, arrears of property tax, electricity dues etc.

22. The bidder should ensure proper internet connectivity, power back-up etc. The Bank shall not be liable for any disruption due to internet failure, power failure or technical reasons or reasons/contingencies affecting the e-auctions.

23. It is open to the Bank to appoint a representative and make self-bid and participate in the auction.

24. Registry of the IP will be done on DLC basis instead of sale price (in case of sale price of IP below the DLC rate of govt

For detailed term and conditions of the sale, please refer https:// **Baanknet.com** & www.pnbindia.in.

(Jaideep Singh rathore)

Jaideep

Authorized Officer
Punjab National Bank
Secured Creditor

Date: 27/06/2025
Place: Jodhpur

STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002