SBI | भारतीय स्टेट बैंक State Bank of India

State Bank of India
1st Floor, Above Wardha Main Branch, J.C. Kumarappa Marg, Maganwadi, Wardha-442001.

POSSESSION NOTICE [See Rule 8(1)]

Notice is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13(12) read with Rule 9 of the Security interest (Enforcement) Rules, 2002 a Demand Notice was issued on the dates mentioned against each account and stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice.

The Borrower having failed to repay the entire amount, notice is hereby given to the given to the Borrower and the public in general that the undersigned has taken **Possession** of the property described herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said Act on the dates mentioned against each account.

The Borrower in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the **State Bank of India,** for an amount and incidental expenses costs, etc, thereon.

Sr. No.	Name of Account/ Borrower & Address	Name of Proprietor/partners/ Guarantors/Owner of property etc.	Description of the Hypothecated Stock	Date of Demand Notice	Date of Possession	Amount Outstanding
1.	M/s. Ved Agencies, Samudrapur, Mr. Avinash Madhukar Masurkar (Proprietor) (Borrower).	Mr. Avinash Madhukar Masurkar	All the stock of FMCG, furniture, Machineries, and all the stock in the M/s. Ved Agencies Premises.	31.07.2025	24.10.2025	Rs. 10,10,578/- (Rupees Ten Lakh Ten Thousand Five Hundred Seventy Eight Only) as on 28.07.2025 plus further interest, cost and Charges thereon.
2.	M/s. Krishna Agro Agencies, Samudrapur, Mr. Pankaj Santosh Wankhede (Proprietor) (Borrower)	Mr. Pankaj Santosh Wankhede	All the stock of Pesticide, Seeds, Fertilizers, Insecticide etc. and Racks, tables and all the furniture in the M/s. Krishna Agro Agencies Premises.	31.07.2025	24.10.2025	Rs. 10,28,732/- (Rupees Ten Lakh Twenty Eight Thousand Seven Hundred Thirty Two Only) as on 28.07.2025 plus further interest, cost and Charges thereon.

Date: 28.10.2025
Place: Samudrapur, Dist - Wardha

Authorised Officer,
State Bank of India,Wardha

यूनियन बैंक ऑफ इंडिया Union Bank of India

ASSET RECOVERY BRANCH, NAGPUR
Shop No F-1/2/3/6/7/8, Govinda Gourkhede Complex (First floor), Khasra No 91/1, Hajaripahad, Seminary Hills, Nagpur-440006.

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) Rule, 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 **Symbolic/ Physical possession** of which has been taken by the Authorized Officer of **Union Bank of India** (secured creditor), will be sold on **"As is where is", "As is what is" and "Whatever there is"** on the date **14/11/2025**, for recovery of dues as mentioned hereunder to Union Bank of India from the below mentioned Borrower (s) & Guarantor (s). The Reserve Price and the Earnest Money Deposit are also mentioned hereunder:

Branch: Asset Recovery Branch, Nagpur.
Shop No.F-1/2/3/6/7/8, Govinda Gourkhede Complex (First Floor), KH No 91/1, Hajaripahad,Seminary Hills, Nagpur, Contact No: 9423456034

1.	Name of the Borrowers & Guarantors: M/S New Five Star Bakery through its Proprietor Mr. Akram Hussain S/o. Mohd. Yunus Khan (Borrower), (Guarntor)- Mr. Athar S/o. Akram Khan, Afzal S/o. Akram Khan, Miss Iram Khan D/o. Akram Hussain , Miss Anjum Khan D/o. Akram Khan , Mr Arshad Khan Akram Khan .	Amount Due Rs. 4,01,85,550.12 (As per demand notice dated 26.03.2025) and interest there on.
1.1	Property No. 1 (Physical Possession) All That piece and parcel of Land and house constructed there on bearing Plot No 207 admeasuring 3200 Sq.ft, bearing Kh No 1/3, 1/7, 4/1, 4/2 and 4/3, Mouza Binaki, PH No 10, Ward No. 43, Corporation H No. 1543/A/207A, Sheet No. 446/10, City Survey No. 180, located in the layout of Samaj Bhushan Sahakari Gruhnirman Sanstha Ltd, Nagpur, within the limits of Nagpur Improvement Trust and Nagpur Municipal Corporation, Tahsil and District, Nagpur and **bounded as under: On or towards East by:** 9.00 Mtr Wide Road, **On or towards West by:** 24.00 Mtr Wide Road, **On or towards North by:** Plot No 274 Shivaji Society Layout, **On or towards South by:** Plot No 206. **Reserve Price: Rs. 2,72,48,000.00 (Rupees Two Crore Seventy Two Lakh Forty Eight Thousand Only)** **EMD: Rs. 27,24,800.00 (Rupees Twenty Seven Lakh Twenty Four Thousand Eight Hundred Only)**	
1.2	Property No. 2 (Physical Possession) All That piece and parcel of Commercial land bearing S. No 150 admn 1.56 HR Jama Rs. 1,00 (Koradwahu) and S. No. 135 adm. 0.33 HR Jama Rs. 3.40 (Vihiridware Oht) total admeasuring 1.89HR, Mouza Sawli, Tahsil No. 07, Tahsil Parsheoni, Bhogwatdar Class 1 rights along with trees and shrubs, P.H No. 7, District Nagpur and the said total land admn 1.89 HR is **bounded as under : On or towards East by:** Land bearing S No 134 and 151, **On or towards West by:** Sarkari Pandhan and Land bearing S No 148 and 149, **On or towards North by:** Sarkari Pandhan, **On or towards South by:** Land bearing 158. **Reserve Price: Rs. 1,45,65,000.00 (Rupees One Crore Forty Five Lakh Sixty Five Thousand Only) EMD: Rs. 14,56,500.00 (Rupees Fourteen Lakh Fifty Six Thousand Five Hundred Only)**	
2.	Mr Milind Harinarayan Tembhurne (Borrower), Ms Madhuri Milind Tembhurne (Borrower) Ms Asha Harinarayan Tembhurne (Guarantor)	Amount Due - Rs. 26,76,601.86 (As per demand notice dated 16.01.2024) and interest there on.
2.1	Property No. 1 (Physical Possession) All That piece and parcel of Residentail Flat at Apartmement No 201 2nd Floor Building known and styled as "Krishna Apartment" On Plot no 16 & 17 bearing Kh No 152/2 Mouza Nara City Survey no 405 and sheet no 634/97 of Mouza Nara situated at Aryanagar Koradi Road Nagpur Tah Dist Nagpur Bounded ByEast-Apartment no 202, West :Plot no 15,North :Plot no 40 & 41,South: Layout Road **Reserve Price: Rs. 22,22,000.00(RupeesTwenty Two Lakh Twenty Two Thousand Only) EMD: Rs. 2,22,200.00 (Rupees Two Lakh Twenty Two Thousand Two Hundred Only.)**	
3.	Name of the Borrowers & Guarantors: M/s. Arya Colour Chem, a partnership firm through its partners – Mr. Sameer Hiwase & Mrs. Bhumika Prasant Hiwase (Borrower), Mrs. Sudha Dnyaneshwar Hiwase (Guarantor)	Amount Due Rs. 2,98,42,482.40 (As per demand notice dated 25.10.2023) and interest there on.
3.1	Property No. 1 (Physical Possession) All that piece and parcel of hypothecated stock, raw materials and Hypothecated plant & machineries and all fixed assets situated in I.G.C. Borgaon Industrial area in I.G.C. Borgaon Industrial area, plot no. 54 Sector -A, total plot area admeasuring 2000 Sq.mtrs. (40 mtr. x 50 mtrs.) or 0.200HR., in Madhya Pradesh Audyogik Kendra Vikas Nigam at village Borgaon, Tal- Saunsar, Distt.- Chindwara. **Boundaries of Plot - East**-Road, **West**- Part of Unit -4, **North**- Plot no. 53, **South** -Plot no. 55 **Reserve Price: Rs. 15,31,000.00 (Rupees Fifteen Lakh Thirty One Thousand Only) EMD: Rs. 1,53,100.00 (Rupees One Lakh Fifty Three Thousand One Hundred only)**	
3.2	Property No. 2 (Physical Possession) All that piece and parcel of factory land & building with shed situated at I.G.C. Borgaon Industrial area in I.G.C. Borgaon Industrial area, plot no. 54 Sector -A, total plot area admeasuring 2000 Sq.mtrs. (40 mtr. x 50 mtrs.) or 0.200HR., in Madhya Pradesh Audyogik Kendra Vikas Nigam at village Borgaon, Tal- Saunsar, Distt.- Chindwara. **Boundaries of Plot - East**-Road, **West**- Part of Unit -4, **North**- Plot no. 53, **South** -Plot no. 55 **Reserve Price: Rs. 75,38,000.00 (Rupees Seventy Five Lakh Thirty Eight Thousand only) EMD: Rs. 7,53,800.00 (Rupees Seven Lakh Fifty Three Thousand Eight Hundred Only)**	

Last Date of EMD: EMD shall be deposited and Linked/Mapped with the Property ID before the expiry of auction time prior to placing the bid. It is advisable to deposit and Link / Map the EMD amount with the property ID well in advance to avoid any technical glitch.

Date & Time of E-auction 14/11/2025 (12 pm to 5 pm)

For detailed terms and condition of the sale and Registration and Login and Bidding Rules visit
https://www.unionbankofindia.co.in/auction-property/view.auction-property.aspx

PSB Alliance Pvt. Ltd.(https://baanknet.com)

Note: 1. All bidders are requested to visit the above site & complete the registration, uploading of KYC documents & EMD payment at least 1 week before date of E-auction to avoid last minute rush.
2. (GST/TDS shall be payable as per applicable Government rule by purchase of sale of Movable/Immovable Assets)

Date: 29/10/2025
Place: Nagpur

Authorized Officer
UNION BANK OF INDIA

बैंक ऑफ महाराष्ट्र Bank of Maharashtra

भारत सरकार का उद्यम
एक परिवार एक बैंक

ASSET RECOVERY CELL AMRAVATI
Zonal office: Ground floor, Doorsanchar Bhawan, BSNL Near Head Post Office, Shyam Chowk, Amravati- 444601
E-mail: legal_ama@mahabank.co.in/ cmmarc_ama@mahabank.co.in | Phone No. : 0721- 2671452, 2678206
H.O.: "Lokmangal', 1501, Shivajinagar, Pune-411005.

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/ies mortgaged/charged to the Bank of Maharashtra, the **Physical Possession** of which has 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 **08/12/2025** for to the Bank of Maharashtra from the Borrower (s) and Guarantor(s) as mentioned in the table. Details of the Barrower'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. No.	Branch Name	Name of Borrowers & Name of Guarantors	Detailed Description of the immovable property with known encumbrances, if any and Name of Mortgager/owner and the Type of the Possession	Reserve Price, EMD, Bid Increase Amt. in Rupees
1	Branch - Warud Mrs. Priyanka Dange Branch Manager. Mo. No. 9407262515	M/S Radhika Textile **Prop.: Mr. Milind Goverdhan Mendhe** **Address:** Ward No 5, Malipura Hiwarkhed, Teh- Morshi, Dist- Amravati - 444905.	All those piece and parcel of open Plot No. 3, Ward No. 5 , Survey No. 20/2 Property No. 1657, Area-900 sqr ft, village- Hiwarkhed, Taluka – Morshi , Dist. - Amravati **Bounded As : East**- Plot No. 4, **West** –Road, **North** - Road, **South** – Plot No. 8. **Name of owner - Mr. Govardhan Mendhe** | Type of possession - **Physical**	RP : Rs. 4,75,000/- EMD : Rs. 47,500/- BI : Rs. 10,000/-
	Total Dues in Rupees as per 13 (2) notice Dt. 20/04/2025 : Rs. 5,72,613/- + interest thereon			
2	Branch Masod Tapowan Mr. Vivekanand Yadav Branch Manager. Mo. No.8169577485	1) Mr Ramkrushna Ramarao Chavan 2) Mrs Vrushali Ramkrushna Chavan **1 & 2 are both address :** Plot No. 51-B Gajanan Dham, Rewasa, Amravati.	All that piece and parcel of land and House constructed thereon at Plot No. 51-B, adm 125.55 sq. mtr, Field S No. 104/1/1-A & Gat No. 278 Part, 281 PART, SITUATED AT Mouje Rewasa, Pragane Nandgaon Peth, Tq. And Dist-Amravati, built up area 84.56 sq mtrs. (Ground floor built up area 56.20 sq mtr and First floor built up area 28.36 sq mtr. land. **Boundaries :- East** - Plot No. 60-A, **West** - 12 Mtrs lay out road, **North** - Plot No. 51-A, **South**-Plot No. 52-A **Name of owner - Mr Ramkrushna Ramarao Chavan & Mrs Vrushali Ramkrushna Chavan.** Type of possession - **Physical**	RP : Rs. 38,00,000/- EMD : Rs. 3,80,000/- BI : Rs. 10,000/-
	Total Dues in Rupees as per 13 (2) notice Dt. 24/01/2025 : Rs. 20,48,705/- + interest thereon			
3	Branch Masod Tapowan Mr. Vivekanand Yadav Branch Manager. Mo. No.8169577485	**Borrower : M/s Sangit Sansaar, Prop: Mr Dwarkaprasad Gokulprasad Agrawal,** **Add :** 305,Shivaji Complex, S.T.Stand Road, Opposite Usmania Masjid, Amravati, Amravati 444601 **Guarantor : 1. Mrs. Sunita Dwarkaprasad Agrawal** 2. **Mr. Harshal Dwarkaprasad Agrawal** **1 & 2 are both address :** C/o- Dwarkaprasad Gokulprasad Agrawal, 2ND LANE, Rehman Layout, JIJAU NAGAR,University Road, Camp Amravati 444602 3. **Mr. Himanshu Dwarkaprasad Agrawal, Address** - 2nd Lane Rehman Layout, Jijau Nagar,university Road, Camp Amravati 444602.	All that piece and parcel of shop no. 305 situated in 1st floor out of the complex "Shivaji Complex" having built up area 268.75 sq ft with undivided share in land constructed on nazul plot no 21 layout plot no 10 from Nazul Sheet No 41 "B" tenure land. **Boundaries :- East** - Shop No 306, **West** - Shop No 304, **North** - Open space, **South** - Balcony 5ft width **Name of owner - Smt Sunita Dwarkkaprasad Agrawal.** Type of possession - **Physical**	RP : Rs. 40,00,000/- EMD : Rs. 4,00,000/- BI : Rs. 10,000/-
	Total Dues in Rupees as per 13 (2) notice Dt. 31/10/2024 : Rs. 2,30,22,011.83/- + interest thereon			
4	Branch - Talegaon Mr. Ranjan Sing Branch Manager. Mo. No.9325754767	**Borrower : Sarwashiva Agro Industries Private Limited** **Directors:** **a) Mr Rajiv Vitthalrao Darokar** **b) Mrs Priti Rajiv Darokar** **Address:** At Post Ashti tah Ashti, Dist Wardha.- 442202 **Guarantor :** **1. Mr Rajiv Vitthalrao Darokar** **2. Mrs Priti Rajiv Darokar** **3. Mrs Savitri Vitthalrao Darokar** **1 to 3 are address :** Ward No.02, Baripura, At Post Ashti Tah -Ashti Dist Wardha-442202	1. All that piece and parcel of land and building situated at Plot No 06, Sr No 198/2, House No 177 admeasuring 189.30sq mtr at Mauje Narsingpur Nagar Panchayat Ashti Tah Ashti Dist Wardha. **Bounded as- Towards East –** Jai Jawan Jai Kisan Layout, **Towards West-** Layout Road, **Towards North –** Pandhan Road, **Towards South** -Plot No.07 **Name of owner - Mrs Savitri Vitthalrao Darokar .** Type of possession - **Physical**	RP : Rs. 22,25,000/- EMD : Rs. 2,22,500/- BI : Rs. 10,000/-
		2. Hypothecation of Plant and machinery of Automobile products . List of machineries are as follows – 1) **PQ2 PLANT 1200 KG/HR PROCESS** : Three Sheet Chalana With One Separator Fan Four Sheet Chalana With Two Separator Fan, Bucket Elevator 4 Nos, Buff Polisher Etc 2) **DRYER** : Bhatti With Blower Sever With 5 Hp Motor Double Trylly All Completed 3) **MOTORS** : (7hp+5hp+3hp+1hp (2nos) 4) **SELLER 18"** : With 2 hp motor 5) **EXTRA ROLL GRADER** : Three Sheet Chalana With Separator Fan Roll Peth With Emery Roll Two Bucket Elevator With 7.5 Hp Motor Counter Pulley All Completed 6) **FOUR SHEET QUALITY GRADER CHALANA** : Four Sheet Chalana With Two Separator One Bucket Elevator With 3hp Motor Counter Pulley Belt Completed 7) **BUCKET ELEVATOR** : Bucket Elevator 20 Feet With 1 Hp Motor 8) **WARM SCREW CONVEYOR** **Name of owner - Mrs Savitri Vitthalrao Darokar** | Type of possession - **Physical**	RP : Rs. 7,15,000/- EMD : Rs. 71,500/- BI : Rs. 10,000/-
	Total Dues in Rupees as per 13 (2) notice Dt. 19/11/2024 : Rs.26,80,784/- + interest thereon			

Date & time of E-auction : **08/12/2025 From 02.00 PM to 04.00 PM**
The last date for submission of online bid form & Deposit of EMD and id Proof is **07/12/2025, up to 11:59 PM**
Date & Time for inspecting the property- 01/11/2025 to 30/11/2025 between 10.00 AM to 5.00 PM 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.
Person to contact-1) Randhir Prasad, Mob. No.- 9993045593, 2) Pravin Kutariya, Mob. No.- 9766981843, 3) Dipti Bobade Mob. No.- 8329871962

30 DAYS STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT. 2002

For detailed terms and conditions of the sale, please refer to the link "https://bankofmaharashtra.in/properties_for_sale' provided in the Bank's website and also on E-bikray portal https://ebkray.in/eauction-psb (Now https://baanknet.com).

Date : 29/10/2025
Place : Amravati

AUTHORISED OFFICER
BANK OF MAHARASHTRA

केनरा बैंक Canara Bank

भारत सरकार का उपक्रम | A Government of India Undertaking
सिंडिकेट Syndicate

ASSET RECOVERY MANAGEMENT (ARM) BRANCH
Plot No 32, First Floor, Corporation Colony, North Ambazari Road, Near to Lad Metro Station, Gandhi Nagar, Nagpur - 440010 (Maharashtra)
Email: cb6820@canarabank.com Phone – +91 9271071694

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Properties 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 possession of which has been taken by the Authorised Officer of Canara Bank, will be sold on **"As is where is" "As is what is" and "Whatever there is"** condition on **20/11/2025 & 29/11/2025 between 12.00 P.M. To 01.00 P.M.** for recovery of below mentioned dues of the Canara Bank, from respective borrower/guarantor mentioned below (There are no encumbrances to the knowledge of the Bank).

E-AUCTION DATE 20/11/2025 BETWEEN 12.00 P.M. TO 01.00 P.M. & EMD DATE 19/11/2025

Sr. No.	Name and Address of the Borrowers/ Gurantors	Described of Immovable Properties	Possession Symbolic/ Physical	Reserve Price (Rs.) / EMD (Rs.)	Amount O/s Liability (Rs.)	Bid Submission Date
1	1. **Borrower :- M/s Baba Agro Motors THROUGH ITS PARTNERS:** At Tarsa Joint Ward No. 01, Near Railway Breez , Tahsil Mouda, Tarsa Mouda Nagpur, Dist. Nagpur, Nagpur – 441106 (i) **Mrs. Vaishali Indraraj Patiye W/o Indraraj Patiye,** Ward No. – 1, Near Railway Bridge, Tarda joint, Tah – Mouda, Dist – Nagpur – 441106 (ii) **Mr. Indraraj Ramesh Patiye,** At – Tarsa Ward No -1, Near Railway Bridge, Tah – Mouda, Dist – Nagpur – 441106. 2. **Guarantor :** **Mrs. Pratima Kunjilal Barbate W/o Kunjilal Barbate,** Ward No -1, Khandala Ganger Checher, Tah – Mouda, Dsit. Nagpur.	Godown Shed with GI sheet roof constructed on land bearing **Khasara No. 590/1**, Mouza Chacher, Patwari Halka No. 48 , ward no. 04 , situated At post Chacher, Behind Bank of India, beside balvikas Anganwadi No. 05, within the village limit of GP/ Village Chacher, Tah . Mouza, Dist Nagpur. **Land is Bounded As :- East by :** Khasra No. 948, **West by :** Remaining Portion of Khasra No. 590, **North by :** Plot No. 588, **South by :** Khasara No. 590/2. **OWNER OF PROPERTY : Mrs. Pratima Kunjilal Barbate.**	Physical	Rs. 56,12,000/- Rs. 5,61,200/-	Rs. 1,27,06,371.73 as on 22/10/2025 +Interest applicable & other charges	On or before 19/11/2025 Till 5.00 P.M.
2	1. **Borrower :- M/s Panjtani Beverages And Food Products Prop. Mr. Ali Azhar Salim Ajani** **Registered Office :-** Rai Ashiyana 411, Flat No 06 Motibagh, Ansar Nagar, Nagpur – 440004 **And Also At : Factory :-** Ward No. 2, Near Budha Vihar, At Post Ranala, Tah. Kamptee, Dist. Nagpur – 440004 2. **Guarantor :** **i) Mr. Salim Yusuf Ali Ajani** **ii) Mrs. Kanji Fatma Salim Ajani** **i and ii are both address :-**Apartment No. 606 in Wing III On Sixth Floor Rai Ashiyana, Motibagh, Ansar Nagar, Nagpur – 440004.	Emt of All that entire RCC Superstructure comprising **Apartment/ Pent House No. 606** in Wing III on Six Floor in the scheme to be named and styled as "Rai Ashiyana"area admeasuring 41.493 sq. Mtrs i.e. 446.63 Sq.Ft. of built up area alongwith piece of undivided share 0.215 % of all that piece and parcel of land area 2.670 Acres i.e. 10805.01 Sq. Mtr in all that piece and parcel of N.I.T. Leasehold land located within the City Corporation limits of Nagpur , Bearing Kh. No. 39 and 41 in the panchpaoli Housing Accommodation Scheme of NIT Land Mouza- Bhankheda in Motibagh Improvement Scheme, bearing C S No.6, Sheet No 190/11 Bearing Corporation House No. 411/W-3/606, Ward No. 53, Ansar Nagar Within the City Corporation limits of Nagpur Tah. & Dist Nagpur -440004. **Boundaries of plot : - East by :** Property of NOGA, **West by :** Nallah & Road, **North by :** Road, **South by :** Railway line **OWNER OF PROPERTY : Mr. Salim Yusuf Ali Ajani & Mrs. Kanji Fatma Salim Ajani.**	Symbolic	Rs. 20,11,000/- Rs. 2,01,100/-	Rs. 53,48,559.04 as on 22/10/2025 +Interest applicable & other charges	On or before 19/11/2025 Till 5.00 P.M.
3	1 Mr. Jeetindra Narhari Joshi (Borrower) 2 Jayshree Jeetindra Joshi (Co. Borrower) **1 & 2 are address :-** Flat no. V1-1 , plot No. 32-A, Vedant Apartment, Near Ring Road, Cosmos Town, Nagpur, Maharashtra -440022.	All that piece and parcel of apartment No. 301, on third Floor in the building known as "PLATINUM RESIDENCY 2", Built up area 83.580 sq. Mtrs. , Super Built up area 120.77 sq. Mtrs. Undivided share in land 20% out of the piece and parcel of land bearing Plot no 34-A out of the layout of Bandhu Gruha Nirman Sahakari Sanstha Maryadit Nagpur , containing by admeasuring 181.22 sq. Mtrs. , being a portion of the entire land bearing Kh. No. 98 of Mouza – Bhamti , P.S.K. 44, bearing City Survey No.207 and Sheet No. 53A of Mouza – Bhamti, situated at of Bandhu Gruha Nirman Sahakari Sanstha Bhamti Nagpur within the limits of the Nagpur Municipal Corporation Ward no 75 in Tahsil and Distirct Nagpur. **Plot is Bounded as under: On the East :** By Open Land, **On the West :** By 30.00 Feet wide Road, **On the North :** By plot no 29, **On the South :** By plot no 39 **OWNER OF PROPERTY : MR. Jeetindra Narhari Joshi & Jayshree Jeetindra Joshi** **(Note – This property is under Tri Patriate Agreement)**	Symbolic	Rs. 71,50,000/- Rs. 7,15,000/-	Rs. 63,10,958.75 as on 22/10/2025 +Interest applicable & other charges	On or before 19/11/2025 Till 5.00 P.M.
E-AUCTION DATE 29/11/2025 BETWEEN 12.00 P.M. TO 01.00 P.M. & EMD DATE 28/11/2025						
4	1. **Borrower : M/s. Shoman Design And Decor Private Limited** **Address 1 :** Plot No. 307, Naik Nagar, Manewada Road, Dobi Nagar, Nagpur (MH), PIN-440034 **And also at Address 2 :** Plot No 18, Dobi Nagar, Nagpur-440001 2. **Director / Guarantor :** 1. **Mr. Pratik Laxmanrao Raut,** Plot No 101, New Swaraj Nagar,Bharti Housing Society Besa, Nagpur – 440034 2. **Mrs. Karishma Pratik Raut,** Plot No 101 Bharti Housing Society,New Swaraj Nagar, Besa Nagpur, Nagpur – 440034 3. **Mortgagor/Guarantor : Mrs. Rekha Ashokrao Raut,** Plot No 113, Near Vandana Apts, Pavanbhoomi Colony, Somalwada Nagpur, Nagpur – 440025	All that piece and parcel of plot no 113, admeasuring 167.225 Sq. Mtrs (1800 Sq. Ft.) as per sale deed and 162.00 Sq. Mtrs (1743.76 Sq. Ft.) As per layout sanction plan along with construction thereon bearing NMC house no. 1860/113 at Ward No. 75, PH No. 44, Khasra No. 42/1, 2, 43, CTS No. 485, Sheet No. 680/24, at Pragati Co-Operative Housing Society Ltd, Mouza Somalwada, at Pawanbhumi Layout, within the limits of N.I.T. & N.M.C. Nagpur Tahsil & Distt. Nagpur and **bounded as under: East** - Plot No. 98, **West** - Road, **North** - Plot No. 112, **South** - Plot No. 114 **Owner Of Property : Mrs. Rekha Ashokrao Raut**	Symbolic	Rs. 1,55,84,000/- Rs. 15,58,400/-	Rs. 1,44,76,639.99 as on 22/10/2025 +Interest applicable & other charges	On or before 28/11/2025 Till 5.00 P.M.

For detailed terms and conditions of the sale please refer the The service provider Baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/ 6354910172/ 8291220220/ 9892219848/ 8160205051, Email: support.BAANKNET@psballiance.com/support.ebkray@procure247.com)." or may contact Chief Manager ARM Branch Nagpur of Canara Bank- (Contact No. 9271071694) during ofice hours on any working day.

Date:23/10/2025
Place: Nagpur

Authorized Officer
Canara Bank

यूनियन बैंक ऑफ इंडिया Union Bank of India

भारत सरकार का उपक्रम | A Government of India Undertaking

Asset Recovery Management Branch:
21 Veena Chambers Mezzanine Floor, Dalal Street, Near Bombay Stock Exchange, Fort, Mumbai-400023.
Email: ubin0553352@unionbankofindia.bank

E-AUCTION SALE NOTICE (UNDER SARFAESI ACT)

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 PROVISON 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 **Symbolic /Physical Possession** of which has been taken by the Authorised Officer of Union Bank of India (Secured Creditor) will be sold on**"AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS" AND "WITHOUT RECOURSE BASIS" on Dated 14.11.2025 in between 12.00 Pm to 5.00 Pm** for recovery of respective amounts, due to the Union Bank of India (Secured Creditor) from the respective Borrower(s) and Guarantor(s) as mentioned below. The Reserve Price and Earnest Money Deposit will be as mentioned below, For details terms and conditions of the sale, please refer to the link provided in Union Bank of India (Secured Creditor) websitfe i.e.**www.unionbankofindia.co.in.** Bidder may also visit the website **https://baanknet.com.** The under mentioned properties will be sold by Online E- Auction through website : **https://baanknet.com on 14.11.2025** for recovery of respective amounts plus interest and other expenses in the respective borrowers accounts.

Online E- Auction through website :https://baanknet.com
Date & Time of Auction: 14.11.2025 at 12.00 PM to 05.00 P.M.

Lot No.	A) Name of the Borrower B) Name of the Branch C) Description of Property D) Name of the Owner/s	A) Reserve Price in Rupees B) Earnest Money Deposit (EMD) in Rupees C) Bid Increment in Rupees	Debt Due Contact Person and Mobile No. Inspection Date/Time	Encumbrance Possession: Symbolic/ Physical
1	**A) Kiran Agencies.** **B) Asset Recovery Management branch.** **C) LOT NO.1.**All that piece and Parcel of Open plots bearing No 149,150,151,152 and 153 Total admeasuring (1040.75 Sq Mtr) Equivalent to 11202.63 Sq Ft) in the Layout of Shri Vastu Vihar Developers on land bearing Survey No 37,38,40,41,42,43, and 46 at mauza Murarpur with Class-I occupancy Rights, Patwari Halka No 76, Gram panchayat Ruikhairy, Tahasil Nagpur (Rural, Dist; Nagpur) **Plot Number / Area Sq. Mtrs. / Plot Number / Area-Sq. Mtrs.** 149 – 219.20 – 152 – 164.80 150 – 164.80 – 153 – 327.20 151 – 164.80 – TOTAL – 1040.75 **D). Abhinav Kiran Somalwar.**	a). Rs.23,20,000.00 b). Rs.2,32,000.00 c). Rs.24,000.00	Rs.16,76,26,213.00 (Rupees Sixteen Crores, Seventy Six Lakh, Twenty Six Thousand, Two Hundred Thirteen Only) as per revised notice dated 01.09.2018 (issued in terms of additional enforcement security interest action notice dated 29.06.2018 in terms of DRT order IN IA No.350of 2017 in SA No.114 of 2017 dated 19.06.2018) and interest costs, charges and expenses thereupon till date. **G.K. Deshpande - 9975038389** **Rajesh Kumar -8088980811**	Not known to AO. Open Plots.
2	**A). Kiran Agencies.** **B). Asset Recovery Management branch.** **C) LOT NO.2.** All that piece and Parcel of Open plots bearing No 154,155,156,157,158, and 159 total admeasuring 1379.05 Sq Mtrs (Equivalent to 18488 Sq Ft) in the Layout of Shri Vastu Vihar Developers on land bearing Survey No 37,38,40,41,42,43, and 46 at mauza Murarpur with Class-I occupancy Rights, Patwari Halka No 76, Gram panchayat Ruikhairy, Tahasil Nagpur (Rural, Dist; Nagpur. **Plot Number / Area Sq. Mtrs. / Plot Number / Area-Sq. Mtrs.** 154 – 364.50 – 158 – 185.40 155 – 185.40 – 159 – 273.00 156 – 185.40 – TOTAL – 1379.05 157 – 185.40 **d). Abhinav Kiran Somalwar.**	a). Rs.43,40,000.00 b). Rs. 4,34,000.00 c). Rs. 44,000.00	Rs.16,76,26,213.00 (Rupees Sixteen crores, seventy six lakh, twenty six thousand, two hundred thirteen only) as per revised notice dated 01.09.2018 (issued in terms of additional enforcement security interest action notice dated 29.06.2018 in terms of DRT order IN IA No.350of 2017 in SA No.114 of 2017 dated 19.06.2018) and interest costs, charges and expenses thereupon till date. **G.K. Deshpande - 9975038389** **Rajesh Kumar -8088980811**	Not known to AO. Open Plots.

Bidders are requested to visit the Bank's website **www.unionbankofindia.co.in** for detailed terms & conditions of E-Auction and other details before submitting their Bids for taking part in the E-Auction. Bidder may also visit the website **https://baanknet.com** of Service Provider IndianBanks Auction Properties Information baanknet Portal.

The intending bidders must have valid e-mail id to participate in on-line Auction. The terms and conditions of sale shall be strictly as per the provisions of The Security Interest (Enforcement) Rules, 2002.

STATUTORY 15 DAYS SALE NOTICE UNDER RULE 8(6) / RULE 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES 2002

This may also be treated as notice under Rule 8(6) / Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to the borrower/s and guarantor/s of the saidloan about the holding of E-Auction Sale on the above mentioned date.

For detailed terms and condition of the sale, please refer to the link provided i.e **www.unionbankofindia.co.in or https://baanknet.com.**

Sd/-
Place : Mumbai — **Authorized Officer,**
Date : 29.10.2025 — **Union Bank of India**