IDBI BANK
आईडीबीआई बैंक, लिमिटेड
IDBI Bank Limited
(सीआईएन/CIN) - L65190MH2004GOI148838

NOTICE FOR SALE OF IMMOVABLE PROPERTIES
PUBLIC 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 symbolic possession of which has been taken by the Authorised Officer of IDBI Bank Ltd. (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" **on 01.07.2026**, for recovery of **Rs.1,22,55,528/- (Rupees One Crore Twenty Two Lakh Fifty Five Thousand Five Hundred Twenty Eight Only)** as on 28.12.2021 with further interest thereon with effect from 28.12.2021, additionally expenses incurred towards recovery of loan with applicable interest due to the IDBI bank Ltd. (Secured Creditor) from **S M traders,** Proprietor: Syed Mohammad Maruf (Now Deceased), Guarantor: Nasima Khatoon and Guarantor: Syed Mohammad Harun.

The reserve price and earnest money deposit will be as under:

Sr. No.	Borrower/ Mortgagor/ Guarantor	Brief Description of the immovable property	Reserve Price EMD Bid increase amount	Possession Date Loan Outstanding (Amount in Rs.)
1	**S M Traders** Proprietor: Syed Mohammad Maruf (Now Deceased) S/o-Md Farukh represented through legal heirs (i) Nasima Khatoon W/o Late Syed Mohammad Maruf (ii) Syed Mohammad Harun, S/o late Syed Mohammad Maruf **Guarantor & Mortgagor :** Nasima Khatoon W/o Late Syed Mohammad Maruf **Guarantor:** Syed Mohammad Harun	Total Land is 30 Decimal acquired through 2 Deeds 1. All that part and parcel of Land admeasuring 10 decimals located at Haider Nagar Colony,Plot no. 398, subplot no. 398 / part, Khata no. - 11, Thana no. - 28, Thana - Ormanjhi, Mouza - Koilari, Distt. - Ranchi in the state of Jharkhand vide Sale Deed no- 1214 dated 16.03.2017 in name of S.M. Maruf & Nasima Khatoon North - Proposed 15 ft wide road South – Sub Plot No 398 part East - Proposed 10 ft wide road West - Land of Saikh Suleman	**Rs1,50,00,000/-** **Rs. 15,00,000/-** **Rs.10,000/-**	**03-04-2025** **Rs.1,22,55,528/- (Rupees One Crore Twenty Two Lakh Fifty Five Thousand Five Hundred Twenty Eight Only)** as on 28.12.2021 with further interest thereon with effect from 28.12.2021, additionally expenses incurred towards recovery of loan with applicable interest due to the IDBI bank Ltd. (Secured Creditor)

अंचल कार्यालय : आईडीबीआई बैंक लिमिटेड, तीसरा मंजिल, साई कॉरपोरेट पार्क, रूकनपुरा, बेली रोड, पटना-800 014, बिहार, दूरभाष : 0612-6690789, वेबसाईट : www.idbibank.in
Zonal Office : IDBI Bank Ltd. 3rd Floor, Sai Corporate Park, Rukanpura, Bailey Road, Patna - 800 014, Bihar, Phone: 0612-3520100, Website: www.idbibank.in
रजि. ऑफिस : आईडीबीआई टॉवर, डब्लूटीसी कॉम्प्लेक्स, कफ परेड, मुम्बई - 400 005, टेलिफोन: - (+91-22) 2218 9111, 5655 3355, फैक्स: - (+91-22) 2218 0411, वेबसाईट: www.idbibank.in
Regd. Office: IDBI Tower, WTC Complex, Cuffe Parade, Mumbai - 400 005, Tel.- (+91-22) 2218 9111, 5655 3355, Fax.- (+91-22) 2218 0411, Website : www.idbibank.in

	S/o Late Syed Mohammad Maruf	Together with all and singular the structures and erections thereon, both present and future 2. All that part and parcel of Land admeasuring 20 decimals located at Haider Nagar Colony, Plot no. 398, subplot no. 398 / part, R.S Khata no. - 11, Thana no. - 28, Thana - Ormanjhi, Village /Mouza - Koilari, Distt. - Ranchi in the state of Jharkhand Vide Sale Deed no- 1215 dated 16.03.2017 in name of S.M Maruf. Property is bounded as follows : North – Proposed 12 ft wide road South – Plot No 398 part East - Proposed 12 ft wide road West- Land of Saikh Suleman Together with all and singular the structures and erections thereon, both present and future.		
2	Sale Bid/Tender Documents		29.05.2026 to 29.06.2026	
3	Date of Inspection		22.06.2026 (11:00 AM to 1:00 PM)	
4	Last date of submission of Bid along with EMD		01.07.2026 (Till 11:00 AM)	
5	Date and Time of e-auction		01.07.2026 (11:00 AM to 1:00 PM) with unlimited extension of 5 minutes)	
6	Known encumbrances (if any)		Not known to bank (however It shall be the responsibility of Bidder to make necessary due diligence any physical verification of the property and satisfy themselves about the property specification before submitting the bid.	

7.	For detailed terms and conditions of the sale, please refer to the link provided in www.baanknet.com and IDBI Bank's website i.e. www.idbi.bank.in. For any clarification, the interested parties may contact, Shri Kunal Tirkey, AGM, kunal.tirkey@idbi.co.in (Mob: 9431369848); Ms. Soma Roy Sen, Mgr, soma.sen@idbi.co.in (Mob: 9883126817); Shri Satyajeet Kumar, Mgr, satyajeet.kumar@idbi.co.in (Mob: 9026363789), Shri Abhay Shankar, BH, Kurpania Branch, shanker.abhay@idbi.co.in, (Mob: 9665186976) and Shri Atul Kumar, Asst. Mgr, Kurpania Branch, atul.kr@idbi.co.in (Mob: 7488179872). For e-auction support, you may contact PSB Alliance Pvt. Limited, Mob: - +918291220220/ E-mail - support.baanknet@psballiance.com. **This is 30 days' Notice under Rule 8 (6) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 to the Borrower(s)/ Guarantor(s)/Mortgagor(s) of the Loan.**

Sd/-
Authorised Officer
IDBI Bank Ltd

Place: Patna
Date: 29.05.2026