ANNEXURE- IX

(Format for newspaper publication)

APPENDIX- IV-A"

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 Rules 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 Indian Bank, **Champadali More** branch, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **18.11.2026**, for recovery of **Rs. 21846993.74 (Rupees Two Crores Eighteen Lacs Forty Six Thousand Nine Hundred Ninety Three and Seventy Three Paisas Only)** as on **07.10.2026** due to the Indian Bank, **Champadali More** branch, Secured Creditor, from **A/c M/s Sudhamoy Majumdar (Borrower) Prop. Sudhamoy Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124, Sudhamoy Majumdar (Guarantor) S/o Binoy Kr Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124, Binoy Kr Majumdar (Mortgagor- Guarantor) S/o Lt Suresh Chandra Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124** (Name and address of the borrower/guarantor).
The specific details of the property intended to be brought to sale through e-auction mode are enumerated below:

Detailed description of the Property	All that piece and parcel of land and building measuring 1 cottah 04 Chittacks situated at Mouza Ghola, JL no. 77, Re Sa No. 103, Touzi no. 146, RS Dag no. 365, LR Dag no. 1144, PS Kha 385, LR Kh 718/1, Ward no. 22, holding no. 13/2/A, Ghola Road, Kazipara, PS-Barasat , Barasat Municipality, North 24 Parganas, PIn 700124 in the name of Binoy Kr Majumdar. Sale Deed no. 4627 dated 23.12.1994 recorded in Book no - 1, CD Volume no. 84, page no 363 to 368 registered in ADSR, Barasat. Boundaries as per Deed: North- Pond, South-8 ft wide road, East- Vacant land, West-Building of Namita Majumdar.CERSAI Security ID- 400033512734.
Encumbrances on property	Best of knowledge and information of the Authorised Officer, there is no encumbrance on the property.
Reserve Price	**Rs. 3660000.00** (Rupees Thirty Six Lacs Sixty Thousand Only)
EMD Amount	**Rs. 366000.00** (Rupees Three Lacs Sixty Six Thousand Only)
Bid incremental amount	**Rs. 10000.00**
Date and time of e-auction	Date:- 18.11.2026 Time:- 11.00 AM to 4.00 PM
Property ID No.	**IDIB20582626536**

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 8291220220. For Registration status and EMD status, please email to 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 PSB Alliance Pvt. Ltd, Contact No. 8291220220.

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with **https://baanknet.com**

Date : 09.10.2026

कृते इंडियन बैंक
For INDIAN BANK

Authorised Officer

प्राधिकृत अधिकारी/Authorised Officer
चंपाडाली मोड़ शाखा (5729)
Champadali More Branch (5729)

Contact Person: Branch Manager and Mobile No. 9830203058

NOTICE OF SALE

Branch: Champadali More
Phone No: 9830203058

Notice of sale under Rule of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

1. M/s Sudhamoy Majumdar (Borrower) Prop. Sudhamoy Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124	**2. Sudhamoy Majumdar (Guarantor)** S/o Binoy Kr Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124
3. Binoy Kr Majumdar (Mortgagor-Guarantor) S/o Lt Suresh Chandra Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124	4. ----------

Sub: Loan account – M/s Sudhamoy Majumdar A/c no 20582626536 , 7119573966 with Indian Bank, Champadali More Branch

M/s Sudhamoy Majumdar (Borrower) Prop. Sudhamoy Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124, Sudhamoy Majumdar (Guarantor) S/o Binoy Kr Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124, Binoy Kr Majumdar (Mortgagor- Guarantor) S/o Lt Suresh Chandra Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124 availed OCC, GECLS facility from Indian Bank, **Champadali More** Branch, the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". M/s Sudhamoy Majumdar, Sudhamoy Majumdar, Binoy Kr Majumdar failed to pay the outstanding dues to the Bank. Therefore a Demand Notice dated **01.07.2026** 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), **M/s Sudhamoy Majumdar (Borrower) Prop. Sudhamoy Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124, Sudhamoy Majumdar (Guarantor) S/o Binoy Kr Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124, Binoy Kr Majumdar (Mortgagor- Guarantor) S/o Lt Suresh Chandra Majumdar, 13/2/A Ghola Road, Kazipara, PO Kazipara, PS Barasat, North 24 Parganas, PIN 700124** liable to the Bank to pay the amount due to the tune of **Rs. 20795654.20 (Rupees Two Crores Seven Lacs Ninety Five Thousand Six Hundred Fifty Four and Twenty Paisas Only) as on 01.07.2026** with further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated 01.07.2026 .

As M/s Sudhamoy Majumdar, Sudhamoy Majumdar, Binoy Kr Majumdar failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on 15.09.2026 after complying with all legal formalities.

इंडियन बैंक INDIAN BANK चंपाडाली मोड़ शाखा Champadali More Br इलाहाबाद

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 6 (2) & 8 (6) of The Security Interest (Enforcement) Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, 30 days notice of intended sale is required to be given and hence we are issuing this notice.

The amount due as on 07.10.2026 is **Rs. 21846993.74. (Rupees Two Crores Eighteen Lacs Forty Six Thousand Nine Hundred Ninety Three and Seventy Three Paisas Only)** with further interest, costs, other charges and expenses thereon from **08.10.2026** .

Please take note that this is notice of 30 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 30 days.

The date of sale is fixed as 18.11.2026 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 from 12.10.2026 to 18.11.2026 between **10.00 am to 3.00 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 18.11.2026 i.e before the e-Auction Date and time in the portal. The registration, eKYC and transfer of EMD in wallet 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 Commercial Bank. Payment of EMD by any other mode such as **Cheques will not be accepted.** Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason therefor.

The successful bidder shall have to deposit 25% (twenty-five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of confirmation of sale in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of

money transfer. The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

Nodal Bank Account No. and A/c. Name	Branch name and IFS Code
A/c No- **7088044504** A/c Name- **Authorized Officer Indian Bank Zonal Office Barasat.**	Branch- Barasat Main, IFSC- **IDIB000B647**

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.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.

If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice.

***This Notice is without prejudice to any other remedy available to the Secured Creditor *(this portion may be retained if it is a non-suit filed account)*

****This Notice is without prejudice to any other remedy available to the Secured Creditor and without prejudice to rights of the Secured Creditor to proceed with the proceedings presently pending before DRT/RO of DRT/ DRAT/ Court and proceed with the execution of order/decree obtained/to be obtained. *(This portion may be retained if it is a suit filed account)*

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**
All that piece and parcel of land and building measuring 1 cottah 04 Chittacks situated at Mouza Ghola, JL no. 77, Re Sa No. 103, Touzi no. 146, RS Dag no. 365, LR Dag no. 1144, PS Kha 385, LR Kh 718/1, Ward no. 22, holding no. 13/2/A, Ghola Road, Kazipara, PS-Barasat , Barasat Municipality, North 24 Parganas, PIn 700124 in the name of Binoy Kr Majumdar. Sale Deed no. 4627 dated 23.12.1994 recorded in Book no - 1, CD Volume no. 84, page no 363 to 368 registered in ADSR, Barasat. Boundaries as per Deed: North- Pond, South-8	**Rs. 3660000 .00**(Rupees Thirty Six Lacs Sixty Thousand Only)	**Rs. 366000.00** (Rupees Three Lacs Sixty Six Thousand Only)	Date – 18.11.2026 Time – 11:00 AM to 4:00 PM Property ID No – **IDIB20582626536**	Best of knowledge and information of the Authorized Officer, there is no encumbrance on the property

INDIAN BANK चंपाडाली Champadali Br

ft wide road, East- Vacant land, West-Building of Namita Majumdar.CERSAI Security ID- 400033512734.				

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**.

कृते इंडियन बैंक
For INDIAN BANK

प्राधिकृत अधिकारी / Authorised Officer
चंपाडाली मोड़ शाखा (5729)
Champadali More Branch (5729)

Place: North 24 Parganas
Date: 09.10.2026

AUTHORISED OFFICER