



The Malkapur Urban Co-Op, Bank Ltd., Malkapur

H.O.: "DHANSHREE", MALKAPUR, Dist. Buldana
(Under Liquidation)

AUCTION SALE NOTICE

AUCTION SALE NOTICE (3rd Time) (See provision to Rule 8(6) of SARFAESI Act)

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 provision to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and particular to the Borrower, Mortgagor and Guarantors that the below described immovable property mortgaged to the secured creditor the physical possession of which has been taken by the Authorized Officer of **The Malkapur Urban Co-op Bank Ltd Malkapur**, will be sold by invites bids/offers in sealed envelopes (Accompanied with EMD) for realization of debts of **Rs.15,00,019/-** [Rupees Fifteen Lakh Nineteen Only] as on **31/03/2025** and interest + cost + charges, thereon onward due to the bank for recovery of Loan account of borrower **1] Mr. Ashish Purnamal Karawa Prop of Balaji Provision Office Add: At Satsang Bhavan, Station Vibhag, Murtijapur, Tq. Murtijapur Dist. Akola 444107, Resident of: Gita Nagar, Ingole House Back Side of Lokmat Building Near Gajanan Temple, Akola - 444001 [Principal Borrower] 2] Mr. Purnamal Ramvilas Karwa Resident Add: At post Station Vibhag, Murtijapur, Tq. Murtijapur, Dist. Akola - 444107. [Mortgagor and Guarantor] 3] Mr. Santosh Ramrao Chavan Resident Add: At post Ghunshi, Tq. Murtijapur, Dist. Akola 444107 [Guarantor] 4] Mr. Deepak Ambadas Sawant Resident of: At Satsang Bhavan, Station Vibhag Murtijapur, Tq. Murtijapur, Dist Akola 444107(Guarantor) upon the following terms and conditions.**

Conditions of Sale:- (a) The offers alongwith EMD shall be submitted in sealed envelop addressee to Authorised Officer, The Malkapur Urban Co-op Bank Ltd. (b) No offers below reserve price and /or without EMD shall be entertained (c) Demand Draft/Pay order towards the earnest money deposit (EMD) as mentioned in schedule-1 shall be deposited with the Authorised Officer to participate in the sale. At least two bids required to initiate the auction process. The Demand Draft/Pay order shall be drawn in favour of Authorised Officer, The Malkapur Urban Co-op Bank Ltd. (Cheques will not be accepted for EMD). (d) The amount by which the biddings are to be increased shall be Rs. 10,000/- each lot, in the event of any dispute arising as to the amount of bid , or as to the bidder the , final decision will be mandatory of the Authorised Officer. (e) The person declared to be the highest bidder, shall pay forthwith upon such declaration a deposit of 25% (Twenty Five Percentage) of sale price, less EMD deposited, and remaining amount shall be paid within 15 days from the date of sale. In default of payment within stipulated period, the deposit shall be forfeited and the property shall be resell. (f) On issuance of Sale Certificate by the Bank, sale shall become absolute no claims shall be entertained by the Bank. (g) Sale is being held on **AS IS WHERE IS, WHATEVER THERE IS AND WITHOUT RECOURSE** basis and the bank is not responsible for title, condition or any other fact affecting the property. (h) It shall be discretion of the Authorised Officer to cancel the sale without assigning any reason and such cancellation shall not be called in question by the bidders, in that case, bank will return the bids submitted and bank would not entertain any claim or representation in that regard from the bidders, (i) The bank reserve its rights to accept, reject any or all bids at any stage and very, modify and waive any condition of sale in its absolute discretion, (j) possession of the property will handed over to the purchaser only after confirmation of sale, (k) Applicable Government Taxes such as stamp duty, TDS are not included in sale consideration, it shall be pay separately by successful bidders.

Sale of Schedule -1, properties shall be sold by the Authorised officer of the bank by way of public Auction as per details set out hereunder.

Date of Inspection: Any Working days Between **11.00 A.M. to 4.00 P.M.** (with prior intimation)

Last date & Time for Submission of Offers: **09-12-2025, before 5.00 P.M.**

Place for Offer Submission:

1) The Malkapur Urban Co-op Bank Ltd.

HO: "Dhanshree" Malkapur, Dist. Buldana OR Branch Office Murtijapur

Date of Auction : 10-12-2025 Time of Auction 1.00 P.M.

Place of Auction : The Malkapur Urban Co-op Bank Ltd.

At Murtijapur branch, Plot No- 3/2, Opp- Sant Gadge Vidyalay, Main Road, Murtijapur - Dist Akola

SCHEDULE - 1

Sr. No.	Description of Properties	Reserve Price	(EMD)
1)	That all part, parcel and piece of the plot within the limits of Nagar Parishad Murtijapur, Bearing Nazul Plot No. 20/1, Sheet No.11-B, Municipal property No. 503/8, Zone No. 2 plot area admeasuring 810 Sq. Feet and build up area 710.00 Sq. Feet, situated at Mouje Murtijapur, Tq. Murtijapur, Dist. Akola, and bounded as under: East :- Govt. Road, North :- 7 Feet space out of this plot, West :- Road, South :- Share of Girdharilal Rathi	16,82,000/-	1,68,200/-

Details of Encumbrances as known to the bank

Claim if any put forward to the property and any other known particulars bearing on its nature and value

Nil

Nil

Said Auction Sale Notice also Available on Bank Website 'www.malkapururbanbank.com'

Date : 18-11-2025

Place : Chhatrapati Sambhajinagar.

For Details Contact

Mr. Rajendra Jadhav - 9422706154

Mr. Sanjay Gawali - 7722096592

Sd/-
Authorized Officer
The Malkapur Urban Co-op Bank Ltd
Malkapur
(Under Liquidation)