



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 **11.04.2025**, 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: Mr Chandragupt Bhimrao Janjal (Borrower) & Mrs Anjali laxmanrao Jondhale(Co Borrower)	Rs. 22,93,397.13 (As per demand notice dated 13.08.2024) and interest there on.
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1.1	Property No. 1 (Physical Possession) All that piece and parcel of Undivided 1/8th share and interest in all piece and parcel of land bearing Plot no 93 out of the sanctioned layout of the Ujjwal co op Housing society ltd Nagpur admeasuring length 18 mtr and breadth 17 mtr equal to 306 sq mtr being a portion of the entire land bearing KH no 123,134/5 and 127/1 of Mouza Ajani PSK no 9 together with the entire RCC superstructure comprising apartment No S2 covering built up area of about 62.25 sq mtr (as per deed of declaration apartment built up area 66.00 sq mtr) on the second floor of the building standing thereon and knows and styled as "Rajvilas apartment constructed in the year 1988 bearing municipal corporation House no 3460/93/C, City survey no 2969 and sheet no 280/78 situated in Mouza Ajani in the layout of shree nagar Beside Ambore Hospital Narendra Nagar Nagpur East-Plot no 92, West-9.00 Mtr wide road, North- Land of empress mill society, South- plot no 90 Reserve Price: Rs. 24,12,000.00, (Rupees Twenty Four Lakh Twelve Thousand Only) EMD: Rs. 2,41,200.00 (Rupees Two Lakh Forty,One Thousand Two Hundred Only)	
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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: 11.04.2025
(12 pm to 5 pm)**

For detailed terms and condition of the sale and Registration and Login and Bidding Rules visit:

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

Note: 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.

**Date: 24.03.2025
Place: Nagpur**

**Authorized Officer
UNION BANK OF INDIA**

NAGPUR