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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 mentioned below, 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: Station Road Akola

Dhagekar Complex, Opp. Akola Cricket Club, Station Road, Near Tower Chowk Akola - 444001 Mr. Shiv Dayal Mishra (B.M.), Mob. No. 8295474449

1.	Name of the Borrower: M/S. Anandi Agarbatti, Prop. Soniya Ratnadip Sirsat.	Amount Due Rs. 16,32,635.17 and further interest cost & expenses.
1.1	Property No. 1 (Physical Possession) All that piece & parcel of plot and construction there on at plot no 07, survey no 158, mouje washimba vitthalrao Wankhade Gram Udhog Vasahat near Akola to Murtizapur Road Ta Dist Akola area- 225 sq. mt. Bounded as: East- Plot No 08, West- Plot no 6, North- Gat no 157, South- Road. Reserve Price: Rs. 6,01,000.00, Earnest money to be deposited: Rs. 60,100.00	
2.	Name of the Borrower: Ms./Mrs. Arshiya Ahemad Khan (Applicant), Mr. Ahmad Khan Gaus Khan (Co-applicant)	Amount Due Rs. 31,99,923.04 and further interest cost & expenses.
2.1	Property No. 1 (Physical Possession) All that Piece & Parcel of Flat No. S-3, 2nd Floor admeasuring 857.00 Sq. Ft., "Arshi Plaza" Nazul Sheet No. 17-D, Nazul Plot No. 242, Kala Maroti Road, Old City, Akola Tq Dist Akola. Bounded by: East: Road, West: House of Shri. Ratankishore Agrawal, North: Kala Maroti Road, South: Flat No. S-2. Reserve Price: Rs. 25,56,000.00, Earnest money to be deposited: Rs. 2,55,600.00	
3.	Name of the Borrower: M/s Dayawan pulses, Prop. Mrs Akhtar Parveen Mohd Arif. Name of the Guarantor: Mrs Akhtar Parveen Mohd Arif.	Amount Due Rs. 49,32,351.10 and further interest cost & expenses.
3.1	Property No. 1 (Symbolic Possession) All that Piece and Parcel of land known as Plot No N 215- MIDC, Akola Growth Centre, MIDC, admeasuring 1000.00 Sq Ft, Akola Tq. and Dist. Akola. Bounded as- East: Plot No N-216, West: Plot No N-214, North: 25 Mt Road, South: Plot No- N-230. Reserve Price: Rs. 35,08,000.00, Earnest money to be deposited: Rs. 3,50,800.00	
4.	Name of the Borrower: Mohammad Akram Mohammad Qasam. Karimunissa Mohammad Akram.	Amount Due Rs. 27,06,027.70 and further interest cost & expenses.
4.1	Property No. 1 (Symbolic Possession) All that Piece and Parcel of Flat No. 202, Mohammad Heights FS 3/1, Plot No 82, Hussaini Layout Ganga Nagar Akola 444002. Bounded as- East: Plot No 83, West: Plot No 81, North: Flat no. 201, South: Plot no 75. Reserve Price: Rs. 19,33,000.00, Earnest money to be deposited: Rs. 1,93,300.00	
5.	Name of the Borrower: M/S Pooja Agarbatti Prop. Pooja Sunil Gopnarayan	Amount Due Rs. 14,98,415.21 and further interest cost & expenses.
5.1	Property No. 1 (Physical Possession) All that piece & parcel of plot and construction there on at Plot No 9, Survey No 158, Mouje Washimba Vitthalrao Wankhade Gram Udhog Vasahat Near Akola To Murtizapur Road Ta Dist Akola Area- 225 sq. mt. Bounded as: East-Plot no 10, West-Plot no 8, North- Gat no 157, South-Road. Reserve Price: Rs. 6,01,000.00, Earnest money to be deposited: Rs. 60,100.00	
6.	Name of the Borrower: M/s Pratiksha Udyog, Prop Ms. Maya Sanjay Ingle.	Amount Due Rs. 26,68,441.24 and further interest cost & expenses.
6.1	Property No. 1 (Physical Possession) All that piece & parcel of plot and construction there on at Pot No 06, Svey No 158, Mouje Washimba Vitthalrao Wankhade Gram Udhog Vasahat Near Akola To Murtizapur Road Ta Dist Akola area- 225 sq. mt. Bounded as: East- Plot no 07, West- Plot no 5, North- Gat no 157, South- Road Reserve Price: Rs. 6,01,000.00, Earnest money to be deposited: Rs. 60,100.00	
7.	Name of the Borrower: M/s. Sarita Udyog, Prop. Sarita Annaji Dudhade.	Amount Due Rs. 12,37,565.33 and further interest cost & expenses.
7.1	Property No. 1 (Physical Possession) All that piece & parcel of plot and construction there on at plot no 2, survey no 158, mouje Washimba Vitthalrao Wankhade Gram Udhog Vasahat Near Akola to Murtizapur Road ta Dist Akola area- 232.50 sq. mt. Bounded as: East-Plot no 03, West-Plot no 1, North-Gat no 157, South-Road. Reserve Price: Rs. 6,12,000.00, Earnest money to be deposited: Rs. 61,200.00	
8.	Name of the Borrower: M/s Shradha Agro Industries Prop - Rajesh Shrikrushna Mahalle Estate of the deceased Rajesh Shrikrushna Mahalle represented by Mrs. Sujata Rajesh Mahalle & others.	Amount Due Rs. 85,34,597.67 and further interest cost & expenses.
8.1	Property No. 1 (Symbolic Possession) Shop No 1, Ground Floor, Krishna Residency, Nazul Plot No 7/1 And 7/2 Sheet No 14 Plot No 4, Sr No 648/2 And 648/4 Kasbe Akot Part 2 Ta Akot Dist Akola Area - 19.51 Sq Mt. Bounded As: East-parking Space, West-Open Space Of Complex, North-shop Of Gondchor, South-Shop No 2. Reserve Price: Rs. 8,56,000.00, Earnest money to be deposited: Rs. 85,600.00	
8.2	Property No. 2 (Symbolic Possession) Gut no 123, mouje kasod Shiyapur, Ta Akot Dist Akola area 0 ha 81 r out of which plot admeasuring 1500 sq. mtrs. was converted into NA Industriel purpose from tahsil Akot Dist Akola. Bounded by: East-Remaining part of gut no. 123, West-Main Road, North-Gut no. 123/1, South-Internal Road & then gut no. 123 of Mr. Sanjay Mahalle. Reserve Price: Rs. 19,88,000.00, Earnest money to be deposited: Rs. 1,98,800.00	
9.	Name of the Borrower: M/s Shree Gajanan Masale, Prop Mr Vijay Pandurang Patil	Amount Due Rs. 20,10,060.23 and further interest cost & expenses.
9.1	Property No. 1 (Symbolic Possession) All that Piece and Parcel of land known as Plot No M-172, Akola Growth Centre, MIDC Phase 4, Kumbhari Road, Akola Tq. and Dist. Akola. Bounded as- East: Plot No M-173, West: Plot No M-171, North: Plot No M-167, South: MIDC Road. Reserve Price: Rs. 26,37,000.00, Earnest money to be deposited: Rs. 2,63,700.00	
10.	Name of the Borrower: M/S Shubhangi Agarbatti Prop. Shubhangi Jitendra Dhok	Amount Due Rs. 23,81,789.30 and further interest cost & expenses.
10.1	Property No. 1 (Physical Possession) All that piece & parcel of plot and construction there on plot and construction there on at pot no 17, survey no 158, mouje washimba vitthalrao wankhade gram udhyog Vasahat Near Akola to Murtizapur Road Ta Dist Akola Area- 213 sq. Mt. Bounded as: East- Plot no 16, West- Road, North- Road, South-Gat no 158. Reserve Price: Rs. 5,85,000.00, Earnest money to be deposited: Rs. 58,500.00	
11.	Name of the Borrower: Mr. Syed Zakir Ali Syed Ibrahim Ali Name of the Guarantor: Mr. Hamid Khan Amanat Khan	Amount Due Rs. 28,26,526.26 and further interest cost & expenses.
11.1	Property No. 1 (Symbolic Possession) All That Piece & Parcel Of Property Flat No. A-5 10, At las Park Apartment, Wing A 2nd Floor, Plot No.10, S.N. 34/1, Geeta Nagar Akola Tq & Dist Akola Total Area 78.16 SQ MTR. Bounded as- East: Wing - B, West: Flat No. A-5 9 Rijwan Aikhan, North: Wing A, B, C And D, South: Open Plot. Reserve Price: Rs. 18,39,000.00, Earnest money to be deposited: Rs. 1,83,900.00	

Branch: Belura, Pusad

Near Shani Mandir, Chiddawar Complex, Pusad, Yavatmal - 445204, Mr. Siddhesh (B.M.), Mob. No. 7057273795.

12.	Name of the Borrowers : Mr. Sandip Parashram Chavhan & Mrs. Manavi Sandip Chavhan Name of the Guarantors : Mr. Arvind Babusingh Chavan.	Amount Due Rs. 5,78,565.54 and further interest cost & expenses.
12.1	Property No. 1 (Symbolic Possession) All that piece & parcel of Flat no. F/1(28HK), Rajyog Sankool, field Sy No 41/1A and 41/3 In layout Plot no.7 Nazul sheet No 106 Nazul plot No 6259, admeasuring 13.94 Sq.mtr, At Pusad Tq. Distt Yavatmal. Boundaries of Property: East - FLAT NO F-2, West - ROAD, North - PLOT NO 6, South - Road. Reserve Price: Rs. 11,14,000.00, Earnest money to be deposited: Rs. 1,11,400.00	

Date & Time of E-Auction: 26/09/2025 (12 noon to 5 pm) | EMD shall be deposited before participation in the auction process

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

<https://banknet.com>

 Note: All bidders are requested to visit the above site & complete the registration, KYC updation & payment 2 to 3 days before date of E-auction to avoid last minute rush. The details of encumbrances, if any known to the Secured Creditors: NOT KNOWN TO THE BRANCH
 Bid Increment Amount: 1% of the Reserve Price

 Date: 22/08/2025
 Place: Amravati

 Authorized Officer
 UNION BANK OF INDIA