

## SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

**Auction Sale Notice for Sale of Immovable Asset(s) under the Securitisation 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 in particular to the Borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Capital India Home Loans Limited /Secured Creditor, will be sold on **"As is where is", "As is what is", and "Whatever there is"** on the date and time mentioned herein below, for recovery of the dues mentioned herein below and further interest and other expenses thereon till the date of realization, due to Secured Creditor from the Borrowers and Guarantor(s) mentioned herein below. The reserve price, Earnest Money Deposit (EMD) and last date of EMD deposit is also mentioned herein below:

Name of Borrower/ Co-Borrower/ Guarantor(s)	Description of the immovable property	Outstanding Amount As On	Reserve price Earnest Money Deposit	Date & Time of Auction
1. Krishna Nagorao Pachange	All That Piece and Parcel of House No.85, Adm.223.04 Sq.Mtr, With Constrution Thereon, Ward No.03, of Mz. Selu, Grampanchyat Selu (Gumthala), Tah-Kalmeshwar & Dist-Nagpur- Together with All Rights (Including but Not Limited to Rights to Use and Occupy Common Areas, Facilities, Amenities, Development Rights Etc. (As Applicable), And All Furniture, Fixtures, Fittings, And Things Attached Thereto, Which Is <b>Bounded as Under:</b> East: Road , West: Road , North: House of Tulshiram Yadhyekar, South: House of Deepak Yadhyekar,	₹ 13,04,965/- as on 09-01-2025	₹ 17,56,800/- ₹ 1,75,680/-	07-01-2026 & 01.00 pm
2. Anita Krishna Pachange				

**Date & Time of On-Site Inspection of Property : 30 & 31 Dec' 2025**

For detailed terms and conditions of the sale, please refer to the link provided in Capital India Home Loans Limited/ Secured Creditor's website i.e. <https://www.bankauctions.in>

The intending bidder can also contact: **Sandeep Shivaji Kamble, Mobile.: 9322572949/ 8600200088**

### SALE NOTICE TO BORROWER/GAURANTORS

The above shall be treated as Notice U/r. 9(1) read with 8(6) of Security Interest (Enforcement) Rules, 2002, to the Obligants to pay the same within **15 days** from the date of publication.

Date: 23-12-2025

Place : Maharashtra

Sd/-

Authorized Officer  
Capital India Home Loans Limited