

### SALE NOTICE OF IMMOVABLE PROPERTIES ON 05.06.2026

**E-Auction Sale Notice for Sale of Immovable Property/ies under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) and 9(1) 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 to the Secured Creditor, the possession of which has been taken by the Authorised Officer (details of possession is mentioned below), will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **05.06.2026** at the below mentioned timings for recovery of dues with further interest and cost thereon due to the Karnataka Bank Ltd. The details are as under: Reserve Price and Earnest Money Deposits details are as under and the Earnest Money Deposit shall be deposited on or before **04.06.2026 at 4.00 pm** through online payment to the Account (details of which are mentioned below).

Sl No.	Branch Name	Name & Address of the Borrowers / Guarantors	Balance O/S in Rs.	Description of the Property/ies	Reserve Price (Rs.)	Date & Time of Auction	Details for Remitting EMD Account No. / IFSC Code
					Earnest Money Deposit (EMD) Rs.	Incremental Value of the Bid	
1	Nagpur Branch	(1) M/s Swapnil Agro Pvt. Ltd., Represented by its Directors: (a) Mrs. Swati Satish Munde and (b) Mrs. Apeksha Kongovi, Addressed at: 22-B, Ashraya, Gulab Palace Farmland, Ramdaspath, Nagpur-440010, (2) Mrs. Swati Satish Munde W/o Mr. Hem Thakkar, (3) Mrs. Apeksha Kongovi W/o Mr. Swapnil Munde, (4) Mr. Hem Ghanshyam Thakkar S/o Mr. Ghanshyam Thakkar, (5) Mr. Swapnil Satish Munde S/o Mr. Satish Munde, (6) Mrs. Vanmala Satish Munde W/o Mr. Satish Munde (7) Mr. Satish Kesharao Munde S/o Mr. Kesharao Munde, No.2 to 7 are addressed at: 22-B, Ashraya, Gulab Palace Farmland, Ramdaspath, Nagpur-440010	Rs.18,98,46,894.64 [Rupees Eighteen Crore Ninety Eight Lakhs Forty Six Thousand Eight Hundred Ninety Four and Paise Sixty Four Only] i.e., Rs.15,85,62,511.82 under PSOD A/c No.5417000600136101 along with future interest from 01.04.2026, Rs.95,72,523.82 under PSTL A/c No.5417001800024801 along with future interest from 11.04.2026, Rs.1,08,55,927.00 under Protested Bill A/c No.0541702500011601 along with future interest from 01.04.2026, Rs.54,27,966.00 under Protested Bill A/c No.0541702500011701 along with future interest from 01.04.2026 and Rs.54,27,966.00 under Protested Bill A/c No.0541702500011801 along with future interest from 01.04.2026, plus costs due to the Karnataka Bank Ltd. - Nagpur Branch	Item No.1 All that piece and parcel of Industrial Property bearing Kh.No.7 (Kh.No.7/1 admeasuring 0.81 Hr. & Kh.No.7/2 admeasuring 1.52 Hr. Total 2.33 Hr.) Mouza Dhuti, P.H. No.73, Tahsil Nagpur (Rural), District Nagpur, together with building therein, situated at Village Pandhyat Dhuti on Dongargaon Road, within the Village Panchayat Limit of Dhuti, belonging to Mr. Satish Kesharao Munde. <b>Boundaries of Property:</b> East by: Survey No.6; West by: Government Land; North by: Tar Road; South by: Survey No.60/1.  Item No.2 All that piece and parcel of Industrial Property admeasuring about 1.526 Hectors bearing Kh.No.6/2, being the Western Portion of the entire land bearing Survey No.6 of Mouza Dhuti, P.S.K 73 (out of total area of 4.58 Hectors), together with building therein and all other easement rights appurtenant and belonging thereto, situated at Dhuti, Gram Panchayat Dongargaon, Tahsil Nagpur (Rural) & District Nagpur, belonging to Mr. Satish Kesharao Munde. <b>Boundaries of Property:</b> East by: Remaining portion of Survey No.6; West by: Survey No.7; North by: Road; South by: Field of Shri Kumbhare.	Rs. <b>15,45,00,000/-</b> (Rupees Fifteen Crore Forty Five Lakhs Only)	05.06.2026 from 11.00 AM to 11.20 AM	RTGS account Number: 5413500200004101, Account Name: Karnataka Bank Ltd, Nagpur Branch, IFSC Code KARB0000541
					Rs.1,54,50,000/- (Rupees One Crore Fifty Four Lakhs Fifty Thousand Only)	Rs. 1,00,000/-	
					Rs.7,54,00,000/- (Rupees Seven Crore Fifty Four Lakhs Only)	05.06.2026 from 11.20 AM to 11.40 AM	
					Rs.75,40,000/- (Rupees Seventy Five Lakhs Forty Thousand Only)	Rs. 1,00,000/-	
<b>Possession Date / Type of Possession :- Symbolic Possession Taken on 06.02.2026</b>							

(The borrower's/mortgagor's attention is invited to the provisions of Sub-section (8) of Section 13 of the Act, in respect of time available to redeem the secured asset).  
For detailed terms and conditions of sale, please refer to link in Karnataka Bank's Website i.e. <https://karnatakabank.bank.in> under the head "Auction Notices" / "Mega Auction Notices".  
The E-auction will be conducted through portal <https://auctionbazaar.com/> on 05.06.2026 at the above mentioned timings with unlimited extension of 05 minutes. The intending bidder is required to register their name at <https://auctionbazaar.com/> and get the user-id and password free of cost and get training i.e. online training on e-auction (tentatively on 04.06.2026) from M/s Arca Emart Pvt. Ltd., 6-3-1090/1/1, II Floor, Part 2B, Uma Hyderabad House, Rajbhavan Road, Somajiguda, Hyderabad500082, Contact No.: 8370969696 (Shiva) / 7207941010 (Satish / Nilesh), E-mail: [ktkb@auctionbazaar.com](mailto:ktkb@auctionbazaar.com) / [contact@auctionbazaar.com](mailto:contact@auctionbazaar.com) / [support@auctionbazaar.com](mailto:support@auctionbazaar.com)

Place: Mumbai  
Date: 27.04.2026

Sd/- Chief Manager & Authorised Officer,  
Karnataka Bank Ltd.

NAGPUR