



Nagpur Nagarik Sahakari Bank Ltd., Nagpur

(MULTI STATE SCHEDULED BANK)

H.O.79, DR.AMBEDKAR CHOWK, CENTRAL AVENUE, NAGPUR – 440008

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SALE NOTICE

(Notice Inviting Bids/ Tender under SARFAESI Act. 2002.)

Whereas in exercise of powers conferred and as per the provisions of Section 13 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security interest (Enforcement) Act 2002 read with provisions of rule 8 & 9 of the Security Interest Enforcement rule 2002, the undersigned being duly empowered under the Act desires to dispose of the following properties. As such the properties are put to sale and offers are invited from the public. Earlier sale notice was published on 19.06.22, 28.10.22, 29.12.22, 22.03.2023 and 16.04.23 but no bid was received during auction process.

Further Notice is hereby given to the borrower/s, Guarantors & Mortgagors under rules 8(6) of the Security Interest (Enforcement) Rules, 2002, that the Authorised officer of the Nagpur Nagarik Sahakari Bank Ltd. Nagpur, shall now proceed to sell the below stated properties by adopting any of the method mentioned in Rule 8(5) of the above rules. Further, if the sale proceed of such sale are not sufficient to cover the entire outstanding dues of the Demand Notice then the Borrower and Sureties, Mortgagors shall be jointly and severally liable to pay the amount of short fall in the accounts to The Nagpur Nagarik Sahakari Bank Ltd. Nagpur.

Details of Name of the Borrower, Guarantors & Mortgagors.	Description of the Immovable Properties.
<p>1) M/s. Rajmata Rice Industries Pvt. Ltd. A Private Ltd. Co. having registered office at: Kannamwar Ward, Sindhi Colony, Lakhandur road, Desaiganj, Wadsa, Dist. Gadchiroli-441207. Factory at: Kh. no. 338, At post Sawangi, Tal. Wadsa, Dist. Gadchiroli (M.S.) - 441207. Acting through its Directors : a) Mr. Bhagwandas Bhimandas Dengani b) Mr. Vijay Purandas Dengani, c) Mr. Mohandas Anshimal Denagani, d) Mr. Sudhir Purandas Dengani Guarantors :1) Mr. Bhagwandas Bhimandas Dengani R/o. Kannamwar Ward, Sindhi Colony, Lakhandur road, Desaiganj, Wadsa, Dist. Gadchiroli-441207. 2) Mr. Vijay Purandas Dengani R/o. Kannamwar Ward, Sindhi Colony, Lakhandur road, Desaiganj, Wadsa, Dist. Gadchiroli-441207. 3) Mr. Mohandas Anshimal Dengani R/o. Kannamwar Ward, Sindhi Colony, Lakhandur road, Desaiganj, Wadsa, Dist. Gadchiroli-441207. 4) Mr. Sudhir Purandas Dengani R/o. Kannamwar Ward, Sindhi Colony, Lakhandur road, Desaiganj, Wadsa, Dist. Gadchiroli-441207. 5) Mr. Sanjay Anandrao Sonwane At Kanhargaon, Taluka Arjuni Morgaon, Dist. Gondia, M.S. - 441701. 6) Mr. Anandrao Raghunath Sonwane At Kanhargaon, Taluka Arjuni Morgaon, Dist. Gondia, M.S. - 441701.</p> <p>DEMAND NOTICE DATE 16.11.2021 / POSSESSION NOTICE DATE 25.03.2022 / PHYSICAL POSSESSION NOTICE DT. 06.06.2022 / TOTAL OUTSTANDING RS. 9,31,08,120=00 AS ON 31.10.2021 + FURTHER INTEREST @ 12% W.E.F. 01.11.2021.</p>	<p>A) Property: All that piece and parcel of non-agricultural land within the limits of Sawangi Grampanchayat bearing kh.no.338 admeasuring about 0.32 Hect. Land revenue Rs.240 Mauza- Sawangi Grampanchayat House no. 545, Ward no.____, Taluka Desaiganj, Dist. Gadchiroli along with present construction of Rice Mill thereon and future construction, fixture and development there in. Property is belonging to Mr. Mohandas Anshimal Dengani and bounded as under: Towards East: Land of Shri Billa Meshram/ Towards West: Wadsa-Lakhandur road/ Towards North: Land of Shri Ramchandra Meshram/ Towards South: Land of Shri Diwakar Pardhi.</p> <p>B) Property: All that piece and parcel of non-agricultural land within the limits Sawangi Grampanchayat bearing kh. No. 339 admeasuring about 0.20 Hect. Land revenue Rs.150 Mauza Sawangi, Grampanchayat House no.546, Ward no.____ Tal. Desaiganj, Dist. Gadchiroli along with present construction of poha mill thereon and future construction, fixture and development therein. Property is belonging to Mr. Vijaykumar Purandas Dengani and bounded as under: Towards East: Kh. no. 340 of Mr. Maniram Dhore and others / Towards West: Kh. no. 338 of Shri Mohandas Dengani / Towards North: Kh. no. 335 of Shri Dama Suka Dhore / Towards South: Kh. no. 346 of Shri Ramji Meshram and others.</p> <p>C) Property: All that piece and parcel of non-agricultural land within the limits Sawangi Grampanchayat bearing kh. no. 337 admeasuring about 0.09 Hect. Land revenue Rs.67.50, Mauza Sawangi, Grampanchayat House no.547, Ward no.____ Tal. Desaiganj, Dist. Gadchiroli alongwith present construction of Rice & Vasna mill thereon and future construction, fixture and development therein. Property is belonging to Mr. Sudhir Kumar Purandas Dengani and bounded as under: Towards East: Kh.no.338 / Towards West: Road / Towards North: Kh.no. 336 / Towards South: Kh.no.338.</p> <p>RESERVE PRICE RS. 1,83,00,000=00 (RS. One Crore Eighty Three Lakhs only/-)</p> <p>Description of Plant And Machinerries hypothecated with the bank :- 1) Paddy Husker 2) Rice Polisher 3) Paddy Separator 4) Vertical Rice Whitener 5) Optical Sortex Machine 6) Vertical Bucket Elevator, Paddy Pre Cleaner - 8"x7x 37 ft. 7) Boiler 1-Veeson 1.5 TPH, 8) Old unit of 3 TPS same Machinery-Existing unit. 9) Steamer Assembly- 2, 10) Electrical Installation. Besides the above machinerries any other machinerries lying and installed at the factory Premises.</p> <p>RESERVE PRICE RS. 1,01,00,000=00 (Rs. One Crore One Lakh Only/-)</p>

Terms and conditions of Sale: 1) Interested parties / Persons are invited to submit their unconditional bid in sealed envelope addressed to the Authorized Officer M.L.Doba, for the above mentioned immovable properties on "As is where is and As is what is and whatever there is basis" on any business day up to date 01.08.2025 up to 4.00 p.m. along with 10% of the offer amount as required towards earnest money deposited in the form of Bank Draft /Pay Order of any Nationalized Bank in favor of Nagpur Nagarik Sahakari Bank Ltd., at Bank's Head Office. Interested parties may submit the bid only for plant and machinerries or both plant and machinery and land & building. Bid only for land and building shall not be accepted. 2) Properties shall not be sold below the Reserve Price. 3) Bidders would be given opportunity to improve offer amount after the bids are opened. 4) The Bank Shall not be liable for any dues, encumbrances that may be in the form of rent, taxes, cess, dues etc. over the properties which shall be paid and payable by the successful bidder only. 5) The successful bidder will have to deposit 25 % of final bid amount immediately in Cash/ P.O. / D.D., including 10% E.M.D and balance amount within 15 days from the date of acceptance of the final bid or within such extended period as agreed upon. In case of default of payment within the period mentioned above, properties shall be resold and the deposit shall stand forfeited and defaulting purchaser shall not have any claim to the properties or to any part of sum for which the properties may be subsequently sold. 6) All expenses relating to the Stamp duty, Registration, any other known/ unknown liability expenses etc. has to be borne by the purchaser for getting the sale certificate of the properties registered. 7) The Bank reserves the right to reject all or any offer/ bid without assigning any reasons. 8) The objection as to Reserve price shall not be entertained. This is also a statutory notice of sale to the borrowers. 9) The Parties have filled S.A. bearing no.188 of 2022 which is subjudice before Hon'ble DRT-Nagpur. Auction sale would be subject to outcome of S.A. as detailed above filed before D.R.T., Nagpur. 10) Physical Possession of the properties is with the bank. 11) Details of Sale are also available on bank's website www.nnsbank.co.in. 12) Interested persons may submit request application for inspection of Properties which shall be made available according to Convenience.

The sale would be conducted at Bank's Head Office on date **01.08.2025 at 4.00 p.m.** The Borrower/ Guarantors, Mortgagors Legal heirs, Legal representatives may remain present at the time of opening of the bid. In case due to any reason the auction process could not take place / cancelled by the Bank, the authorised officer can conduct auction by displaying the notice of auction on Notice Board of the bank at Bank's Head Office and no further publication will be done.

STATUTORY SALE NOTICE UNDER SARFAESI ACT

The Borrowers, Guarantors, Mortgagors, Legal heirs, Legal representatives are hereby noticed to pay the total dues before the date of auction failing which properties will be auctioned as per terms and balance, if any, shall be recovered with the interest and cost from them. The objection as to reserve price shall not be entertained. This is also a Statutory Notice of Sale to Borrowers concerned under rule 8(6) of the Security Interest Enforcement rules 2002.