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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 Borrowers : Mr. Rizwan Ahmad Shaikh Ahmad (Borrower), Mrs. Farheen Kausar Mohammad Safiquer Rahanman (Co-borrower), Name of the Guarantor: Ms/Mrs. Nilofar Naz Nazakat Khan	Amount Due Rs. 17,61,088.00/- and further interest cost & expenses.
1.1	Property No. 1 All that Piece & Parcel of Flat No 001 at Ground Floor admeasuring 71.81 Sq. Mt.(Super Built up area) Noor Residency, Survey No.44/3 Plot No.81 Millat Nagar Mouje Akoli Khurd Akola Maharashtra-444001. Bounded by: East: Shop & 12 mts wide Road, West: Layout Plot No.80, North: Shop & 15 mts wide road, South: Layout plot No.86. Reserve Price: Rs. 12,11,500.00, Earnest money to be deposited: Rs. 1,21,150.00	
2.	Name of the Borrowers & Guarantor: Mr. Abdul Karim Abdul Khalil (Borrower) & Mr. Nazema Parveen Abdul Khalil (Co-borrower)	Amount Due Rs. 27,30,365.52/- and further interest cost & expenses.
2.1	Property No. 1 All that Piece & Parcel of Ground Floor Flat No G-1Nazul Sheet No 35-C, Nazul Plot no.17, Hayat Orbit, Akbar Plot Mouje naygaon, Akola Ta dist Akola Maharashtra Area- 89 Sq mts. Bounded as- East:Road, West:Road, North: Parking and after part of plot, South:Part of Plot. Reserve Price: Rs. 10,67,000.00, Earnest money to be deposited: Rs. 1,06,700.00	
3.	Name of the Borrower : Mr. Mohammed Badrujama Mohammad Adil Name Of Guarantor: Mr. Javed Iqbal Shaikh Nasir	Amount Due Rs. 18,91,708.37/- and further interest cost & expenses.
3.1	Property No. 1 All that Piece & Parcel of Flat No 401 Area- 61.35 Sq mt, 4th floor, Hayat Residency, Field survey no 3/1A Layout Plot No 7 (Part) Ganga nagar, Mauja Taplabad Akola Ta dist Akola, Bounded as- East: Layout plot no 9 & 10, West: Street Road, North: Remaining part of same plot, South: Remaining part of same Plot. Reserve Price: Rs. 14,43,000.00, Earnest money to be deposited: Rs. 1,44,300.00	

Branch : Telhara

Near Maheshwari Bhawan , main road Telhara, Mr. Chetan (B.M) Mob. No. 9518718858

4.	Name Of The Borrowers : Mr. Ganesh Dadarao Pathrikar, Guarantors : Mr. Pandurang Kisan Zaparde	Amount Due Rs. 2,79,382.00 with further interest cost & expenses.
4.1	Property No. 1 All that piece and parcel of G P Malmatta Kramank 18/A, 1675.25 sq ft. Situated at Mouza Atkali Tah - Telhara Dist -Akola Pin 444108. Bounded by: East- Mr. Gajanan Chitode House, West- Road, North- Road, South - Govt. Land. Reserve Price: Rs. 9,79,000.00, Earnest money to be deposited: Rs. 97,900.00	

Branch: Yavatmal Main

Po. Box . 19,Rana Empire Near Head Post Office Dhamangaon Road Yavatmal MH-445001. Mr. Brajendra Kumar (B.M.) Mob. No. 9297943111

5.	Name of the Borrowers : M/s Maa Bricks Through its Partners 1. Mrs. Sunita Prafull Puri 2. Miss Sanjana Prafull Puri Name Of Guarantor: 1. Mrs. Sunita Prafull Puri 2. Miss Sanjana Prafull Puri 3. Mr. Prafull Sudhakar Puri 4. Mrs. Archana Suhas Puri	Amount Due Rs. 43,45,218.80/- and further interest cost & expenses.
5.1	Property No. 1 All that piece and parcel of Flat no 5-2,2nd Floor ,Ranwara Apartment,adm.area about 100.88 SQ Mt constructed on Layout Plot no 17,18 & 19 Total Adm Area about 858.51 Sq mt out of converted land from Field survey no 14/2,Nazul Plot no 2/4,Nazul sheet no 22 Situated at Shankar nagar Near Adarsh Nagar,Pimpalgaon,Dist:-Yavatmal owned by 1)Sh Pafull Sudhakar Puri 2)Mrs Sunita Prafull Puri 3)Mrs Archana Suhas Puri . Bounded : On the East - House of Shri Mahalle Patil, On the West - by Road, On the North - by Road, On the South - by Part of Same Plot. Reserve Price: Rs. 14,62,000.00, Earnest money to be deposited: Rs. 1,46,200.00	
5.2	Property No. 2 All that piece and parcel of Flat no 5-3,2nd Floor ,Ranwara Apartment,adm.area about 100.88SQ Mt constructed on Layout Plot no 17,18 & 19 Total Adm Area about 858.51 Sq mt out of converted land from Field survey no 14/2,Nazul Plot no 2/4,Nazul sheet no 22 Situated at Shankar nagar Near Adarsh Nagar,Pimpalgaon,Dist:-Yavatmal owned by 1)Sh Pafull Sudhakar Puri 2)Mrs Sunita Prafull Puri 3)Mrs Archana Suhas Puri . Bounded : On the East - House of Shri Mahalle Patil, On the West - by Road, On the North - by Road, On the South - by Part of Same Plot. Reserve Price: Rs. 14,62,000.00, Earnest money to be deposited: Rs. 1,46,200.00	

Date & Time of E-Auction: 26/06/2025 (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://baanknet.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: 06/06/2025

Place: Amravati

Authorized Officer  
UNION BANK OF INDIA