

Notice of sale under Rule 6(2) and 8(6) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 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 Indian Bank, Secured Creditor, will be sold on "AS IS WHERE IS", "AS IS WHAT IS" AND "WHATEVER THERE IS BASIS" on the date mentioned below for recovery of due to the Secured Creditor from the below mentioned Borrower/s and Guarantor/s. The Reserve Price and the Earnest Money deposit and short description of immovable properties are also mentioned hereunder.

Date & Time of e-Auction 25.04.2025 from 10.00 A.M to 05.00 P.M.

Sr. No.	Name of Borrowers & Name of Guarantors	Detailed Description of the Immovable property with known encumbrances, If any and Name of Mortgager/ owner and the Type of the Possession & BAANKNET Property ID	Reserve Price, EMD, Bid Increase Amount
SHYAM CHOWK AMRAVATI BRANCH (AUTHORISED OFFICER: SHRI CS JAMBHULKAR MOB NO 9168410101)			
1.	<p>1. Mr. Amol Laxmanrao Thakare (Borrower) 2. Mrs. Shraddha Amol Thakare (Co-borrower) Flat no. 305, 3rd Floor, Plot no. 11, Hariganga Heights, Meher Baba Colony, Chhatri Talab Road, Amravati - 444 606</p>	<p>Type of Possession : Symbolic Property ID: IDIB03262315499 All the piece and parcel to residential flat within the Registration District of Amravati at Flat no. 305 (south-east corner), 3rd Floor, Hariganga Heights, Plot no. 11, Survey no. 12/2, Mouje - Jewad, Pragne - Badnera, Chhatri Talab Road, Amravati - 444606 admeasuring total carpet area 30.23 sq mt, total built up area of 40.78 sq. mt, total super built up area 56.00 sq mt standing in the name of Mr. Amol Laxmanrao Thakare & Bounded as under: East of open marginal space and thereafter 12 mt wide layout road. West of open space, passage and thereafter flat no. 306. North of open space. South of open marginal space and thereafter layout plot no. 12.</p>	<p>RP : Rs 16.30 Lakhs EMD : Rs 1.63 Lakhs BIA : 10,000/-</p>

Total Dues in Rupees 1325458.00/- as on 09.12.2024 with further interest, costs, other charges and expenses thereon.

HUDKESHWAR BRANCH (BRANCH MANAGER: SHRI. UMESH ADHAV MOB NO 8220370205)

2.	<p>1. M/s Shubham Flour Mill (Borrower) Plot No B/6, MIDC Mini Industry, Lohari Road, MIDC Akot 444101 2. Mr Rahul Purushottam Tapadiya (Proprietor & Borrower) Plot No 93, Virchakra Colony, Near Sai Mandir, Katol Rd Nagpur 440013 Plot No 58 Sant Gyaneshwar Society Koradi Road Near Tiranga Chowk, Shambhu Nagar Nagpur 440030 3. Mr Shubham Purushottam Tapadiya (Guarantor) Plot No 93, Virchakra Colony, Near Sai Mandir, Katol Rd Nagpur 440013 4. Mr. Purushottam Mohanlal Tapadiya (Guarantor) Gajanan Nagar, Near Hanuman Mandir, Akot, Akola 444101</p>	<p>Type of Possession : Symbolic Property ID: IDIB05FM1 Equitable Mortgage of all the piece and parcel of Residential House on Plot No. 58, admeasuring 139.354 sq mtr (1500 sq ft) alongwith RCC constructed house thereon corresponding house no. 3398/58, buildup area 139.22 sq. mtr. Out of Kh. No. 140, city survey no. 243, sheet no.41 Mouza Zingabai Takli, ward no.61 situated in the layout of Sant Dyaneshwar Gruha Nirman Sanstha Nagpur within the limit of Nagpur Improvement trust Nagpur and Nagpur Municipal Corporation Tah & Dist Nagpur and same is bounded as under: East: Plot No 72, West: 9.14 Mtr Wide Road, North: Plot No 57, South: Plot No 59, Owner: Mr Shubham Purushottam Tapadiya</p> <p>Type of Possession : Symbolic Property ID: IDIB05FM2 Equitable Mortgage of all that piece and parcel of Lease Hold land (industrial) together with the buildings structures or erections standing thereon bearing Plot No B-6, in the Akot Mini Industrial Area of MIDC with the village limits of Khanapur, Tq Akot, Dist Akola, Registration Sub-Dist. Akot and registration District Akola containing by admeasurements 800 sq. meters and bounded as follows Boundaries: East -20 meter MIDC Road, West -Plot no B-2, North - Plot no B-5, South -Plot no B-7 Lease period - 95 YEARS (FROM 09.04.2009) Owner: M/s Shubham Flour Mill through Proprietor Rahul Purushottam Tapadiya</p> <p>Type of Possession : Symbolic Property ID: IDIB05FM3 Equitable Mortgage of all that piece and parcel of property (open plot No 14, 15 and 16) situated at Kasbe Akot Bhag-1, PRATAPII R.S.P.S. Akot, Z.P.Akola, Tq & Dist Akola within the limits of Akot Nagar Parishad, Akot, Tq Akot, Dist Akola, Gut No./F.S.No. 326/3/A [As per Computerized 7/12 extract F.S. No./Gut No.326/3/A-R4, 326/3/A/15, 326/3/A/16] out of which 0.72HR land. The said land is converted to NA purpose vide Rev.Case No. NAP-34/Akot Bhag-1/42/2012- 13, Order dated 13.08.2013 and sanctioned layout map by Tahsildar Akot. Out of which Layout Plot No 14, admeasuring 301.35 Sq.Mtr. [3243.70 Sq.Ft.], Layout Plot No 15, admeasuring 304.50 Sq.Mtr. [3277.61 Sq. Ft.], Layout Plot No 16, admeasuring 301.95 Sq.Mtr. [3250.16 Sq. Ft.], Total admeasuring of three plots 907.80 sq. meter (9771.47 sq.ft) as per computerized 7 /12 extract admeasuring 907 sq. meter Boundaries: East -Akot-Varur Jaulka Road, West - Plot no 13-B, North - 7.50 Meter Road in Layout, South- Layout Road Owner: Shri Shubham Purushottam Tapadiya</p> <p>Type of Possession : Symbolic Property ID: IDIB05FM4 Equitable Mortgage of all that piece and parcel of Residential Flat/ FLAT NO S-3 (Super Built Up Area 78.07 Sq Mtrs), "Purva Apartment", FS No 35/1D, 2nd Floor, Umarkhed, Kharap Road, Akola Admeasuring 840 Sq ft undivided share in land bearing Plot No 50 (admeasuring 238.875 Sq Mtrs), being part and portion of entire land bearing Kh. No 35/1-D, Mouza-Umarkhed, Gram Panchayat Kharao in Tah and Dist Akola. which is bounded by: East -Layout Road, West - Flat no S-2, North - Flat no S-4, South - Marginal Space Owner: Mr. Rahul P Tapadiya</p>	<p>RP : Rs 1,09,58,000/- EMD : Rs 10,95,800/- BIA : 10,000/-</p> <p>RP : Rs 1,08,58,000/- EMD : Rs 10,85,800/- BIA : 10,000/-</p> <p>RP : Rs 96,73,000/- EMD : Rs 9,67,300/- BIA : 10,000/-</p> <p>RP : Rs 21,18,000/- EMD : Rs 2,11,800/- BIA : 10,000/-</p>
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Total Dues in Rupees 9,87,73,574/- as on 26.11.2024 with further interest, costs, other charges and expenses thereon.

Prior Encumbrance: Not known to bank

Bidders are advised to visit the website (<https://baanknet.com>) of our e auction service provider PSB Alliance Pvt. Ltd to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd Helpdesk No. 8291220220, email ID: support.baanknet@psballiance.com and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd, and EMD status, please contact support.baanknet@psballiance.com.

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Enquiry: - Shri. Jaysheel Sharma Mob No 9026371110, Shri CS Jambulkar Mob No 9168410101, Shri. Umesh Adhav Mob NO 8220370205

Place: Nagpur

Date: 19.03.2025

Authorized Officer,
Indian bank

