



APPENDIX-IV-A SEE PROVISO TO RULE 9(1)

PUBLIC NOTICE FOR SALE OF IMMOVABLE PROPERTY/IES ON 29/12/2025 (12.00 Noon to 06.00 PM)

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 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/Charged to the Secured Creditor, the **Symbolic Possession** of which has been taken by the Authorised Officer of Central Bank of India (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" Basis on **29/12/2025 (12.00 Noon to 06.00 PM)** through online portal <https://BAANKNET.com> for recovery of amount due to secured creditor bank. The Reserve Price & EMD and other details are in below table. For Detailed terms and conditions of the sale, please refer to the link provided in secured creditor's website www.centralbankofindia.co.in.

DESCRIPTION OF IMMOVABLE PROPERTIES/IES

Name of Borrower & Guarantor & Branch	Amount of Demand & Date	Description of Immovable Properties	Date & Type of Possession	Reserve Price	Contact Number of Branch Head
				EMD	
				Bid Increment Amt	
Branch: Atali, Buldhana Mr. NILESH GAJANAN DHANORKAR	09/12/2021 for Rs. 655428.00 + subsequent applicable interest and expenses there upon	Name of the owner: Mr. NILESH GAJANAN DHANORKAR Property No.02, Near Urdu School at Ghraod, Mouje-Gharod, Tq.- Khamgaon, Dist- Buldhana, Maharashtra-444303 Boundaries :- East- House of Dutonde, West- Road, North- Road and Property of Nagoji Dhanorkar, South- Property of Nagoji Dhanorkar	25/02/2022. (symbolic Possession)	Rs. 34,07,500/- Rs. 3,40,750/- Rs.10,000/-	(Branch Head) BM- Vitthal pachpor mob-7507778244
Jalgaon Jamod Branch, Buldhana. M/s Shri Ganesh Irrigation Prop. Mr. Santosh Namdeo Yeul (Borrower-Deceased), Legal Heirs 1) Mrs Sadhana Santosh Yeul (Wife) 2) Master Devansh Santosh Yeul (Son) 3) Master Nishant Santosh Yeul (Son) 2. Mr. Shri Mahadeo Namdeb Yeul (Guarantor)	29/10/2024 for Rs. 5,27,230.20 + subsequent applicable interest and expenses there upon	Name of the Owner: Mr Mahadeo Namdeo Yeul and Mr. Santosh Namdeo Yeul (Deceased) represented through his legal heirs 1) Mrs Sadhana Santosh Yeul (Wife), 2) Master Devansh Santosh Yeul (Son), 3) Master Nishant Santosh Yeul (Son) Property Details:- Gat No 16, Plot No.18 Nazul Plot No.2/1, sheet No.8A, M.C. House No.375, admeasuring 239.25 Sq. Mtr. Situated at Kheikhasa, G.P Dhanora, Tq-Jalgaon Jamod, Dist-Buldhana, within the limits of M.C. Jalgaon Jamod. Boundaries :- East- Layout Plot No. 35, West- Layout Road, North- Layout Plot No 19A, South- Layout Road	17/03/2025. (symbolic Possession)	Rs. 18,27,500.00 Rs. 1,82,750.00 Rs. 10,000.00	(Branch Head) BM-Amol bache mob-7507774204
Nimgaon Branch, Buldhana 1. Mr. Ganesh Digambar Gawande (Borrower) 2. Mrs. Vaishali Ganesh Gawande (Co-Borrower) 3. Mr. Purushottam Digambar Gawande (Co-Borrower)	06/05/2025 for Rs.1438217.36 + subsequent applicable interest and expenses there upon	Name of the Owner: Mr. Ganesh Digambar Gawande Details of Property: Nazul Sheet No 6, Plot No 1047, Gram Panchayat House No. 1453, Area Admeasuring 68.20 sq.mt. Situated at Nimgaon, Tal. Nandura, Dist. Buldhana 443404. Boundaries: East - Government Road, West - Plot of Deshmukh, North - Road, South - Road	19/07/2025. (symbolic Possession)	Rs. 21,48,500.00 Rs. 2,14,850.00 Rs. 10,000.00	(Branch Head) BM-Shrikant Ghenge mob-7507774209
Ukhali Bazar, Akola 1. Mr. Vinod Dnyandevrao Gavhale (Borrower) 2. Mrs. Shila Vinod Gavhale (Co Borrower) 3. Mr. Ramesh Narayan Falke, (Guarantor) 4. Mr. Prakash Bhagwan Wagh, (Guarantor)	12/07/2019 for Rs.617166.00 + subsequent applicable interest and expenses there upon	Name of the owner: Mr. Vinod dnyandevrao Gavhale RM No. 307 Dated- 05/03/2015 At Mouza Ukhali Bk. Tq- Sangrampur, Dist - Buldhana, a NA open plot no.13 and construction thereon situated in F.G.No.-14, having G.P. Property no. as per namuna 8 bearing property no. 323 having house no. 258, the total plot area 553.09 Sq. Mtr. Same is duly converted for N.A. as per R.C. case no. NAP-36/UKHALI BK/21/2010-11 order by Tahsildar Sangrampur. Bounded by: North- Plot No. 12, South- 5 ft wide Road, East - Plot of Sadashiv Banatkar & Balu, West- Layout Road	23/07/2025. (symbolic Possession)	Rs. 38,21,500.00 Rs. 3,82,150.00 Rs. 10,000.00	(Branch Head) BM-Sachin Kinge mob-7507774184
Shegaon Branch, Buldhana	28/05/2025 for Rs.	1. All the pieces and parcel of land bearing Plot No.13,14 & 15 Survey No.353, Sarvodaya Co.op Industrial Estate	22/08/2025. (symbolic Possession)	Rs. 90,33,000.00 Rs. 9,03,300.00	(Branch Head) BM-Shrikant Ladha

Bhagwan Wagh, (Guarantor)	no. NAP-36/UKHALI BK/21/2010-11 order by Tahsildar Sangrampur. Bounded by: North- Plot No.12, South- 5 ft wide Road, East - Plot of Sadashiv Banatkar & Balu, West- Layout Road			
Shegaon Branch, Buldana Shrigat Industries Private Limited 1. Mr. Sandeep Janaklal Agarwal (Director/Mortgagor/ Guarantor) 2. Mr. Shrikrushna Vinayak Wadodkar (Director/Guarantor)	28/05/2025 for Rs. 3,29,92,645.10, + subsequent applicable interest and expenses there upon	1. All the pieces and parcel of land bearing Plot No. 13, 14 & 15 Survey No.353, Sarvodaya Co-op Industrial Estate Within Shegaon M.C. Shegaon Mauje Shegaon, Near Novodaya Vidyalaya, Khamgaon Road, Mauje Shegaon Part 2, Dist- Buldana, total area admeasuring 1800 sq. mts. and owned by Mr. Sandeep Janaklal Agrawal. Boundaries : East: Plot No. 12, West: Plot No. 16, North: Survey No. 32, South: 15 Metre Internal wide road 2. All the pieces and parcel of land bearing Plot No. 02 (Old Survey No.302/2), Nazul Sheet no. 16, L. P. No. 23, situated in Gadodiyा Layout, Modi Nagar, Near Nayra Petrol pump, Balapur Road, Shegaon Mauje Shegaon Dist -Buldana, total area admeasuring 124 sq.mts. and owned by Mr. Sandeep Janaklal Agrawal. Boundaries : East: Layout Plot No. 18 & 19, West : Layout 6 Mtr wide road, North : Layout Plot No. 22, South : Layout Plot No. 24 3. Residential Building at Nazul Sheet No. 16 Plot No.10/3, In Bhoot Bunglow Area, Near Satvi Mata Mandir, Balapur Road, Shegaon, Dist- Buldana, total area admeasuring 139.59 sq.mts. and owned by Mr. Sandeep Janaklal Agrawal. Boundaries : East: House of Mr. Ashok Pandav, West : Road, North : Dhanuka Compound, South: Road	22/08/2025. (symbolic Possession)	Rs. 90,33,000.00 Rs. 9,03,300.00 Rs. 10,000.00 Rs. 42,75,000.00 Rs. 4,27,500.00 Rs. 10,000.00 Rs. 58,95,000.00 Rs. 5,89,500.00 Rs. 10,000.00
Akot Branch, Akola M/s Mahalaxmi Agencies 1. Prop. Jayawant Bajrang Pote, (Borrower) 2. Mr. Bajran Laxman Pote, (Guarantor)	03/05/2023 for Rs. 1,27,44,446.00, + subsequent applicable interest and expenses there upon	All the Part and Parcel of Land of Nazul Sheet No.11, plot no.6/3, Layout plot no. 22, Mouze Akot, Tq- Akot, Dist- Akola, Total admeasuring area 2065.95 Sq. Ft (192 Sq. Mtr.) BOUNDARIES: East : 9 Mtr. Road, West : Plot No.30, North : Plot No.23, South: Plot No. 21	12/07/2023 (symbolic Possession)	Rs. 63,01,500.00 Rs. 6,30,150.00 Rs. 10,000.00
Akot Branch, Akola M/s Gital Paper Udhyog Prop. Jayawant Bajrang Pote, (Borrower)	03/05/2023 for Rs. 1,30,28,411.00, + subsequent applicable interest and expenses there upon	1. All the Part and Parcel of MIDC Plot No- A-1/31, Mouje Khanapur Tryambakpur, Akot Mini MIDCm, Tq- Akot, Dist- Akola at Area, admeasuring 132 Sq. Mtr. BOUNDARIES: East : 6 Mtr. Road, West : 28 Mtr. Road, North: Plot No. A-1/33632, South: Plot No. A-2 2 All the Part and Parcel of MIDC Plot No- A-1/34, Mouje Khanapur Tryambakpur, Akot Mini MIDCm, Tq- Akot, Dist- Akola at Area, admeasuring 165 Sq. Mtr BOUNDARIES: East : 6 Mtr. Road, West : 28 Mtr. Road, North: Plot No. A-1/33632, South: Plot No. A-2 3. All the Part and Parcel of MIDC Plot No- A-1/33, Mouje Khanapur Tryambakpur, Akot Mini MIDCm, Tq- Akot, Dist- Akola at Area, admeasuring 150 Sq. Mtr. BOUNDARIES: East : Plot No. A-34, West: Plot No. MUA1/1, North: Plot No. A1-32, South: Estate Road	12/07/2023 (symbolic Possession)	Rs.28,05,500.00 Rs.2,80,550.00 Rs.10,000.00 Rs. 12,78,000.00 Rs. 1,27,300.00 Rs. 10,000.00
Khamgaon Branch, Buldana. 1. MR. ROHIDAS BABUSING RATHOD (Borrower) 2. MR. BABUSING GUDDA RATHOD (Co-Borrower) 3. MR. DINESHSING RAMSING THAKUR (Guarantor)	04.02.2020 for Rs. 14,99,939.10 , + subsequent applicable Interest and expenses there upon	Field Survey No. 145/2 Plot No: 21 Admeasuring Area 211.75 sq.mt. i.e. (2278.43 sq.ft.) at Hansraj Nagar, Shegaon Road Khamgaon Taluka- Khamgaon Dist -Buldana, Pincode-444303 Boundaries : East- Plot No. 20, West- plot no.22, North - Road, South- Layout of Field Survey No.145	14/10/2021 (symbolic Possession)	Rs.65,38,000/- Rs.6,53,800/- Rs.10,000/-
Pimpalgaon Kale, Buldana. 1 Mrs. Sumanbal Pandurang Raut (Borrower) 2 Mr. Sunil Pandurang Raut (Co-Borrower) 3 Mr. Vitthal Namdev Bhise, (Guarantor) 4 Mr. Bhaskar Pandurang Raut, (Guarantor)	03/06/2024 for Rs. 6,37,520.00 , + subsequent applicable Interest and expenses there upon	Name of the owner: Mrs. Sumanbal Pandurang Raut House Property Situated at/post- Pimpalgaon Kale, Tq- Jalgaon Jamod, Dist- Buldana on House Property No. 888 admeasuring 38 x 23 i.e. 874 square feet, along with all the constructions thereon. BOUNDARIES: East : Road, West: House of Ganesh Pande, North: House of Sudhakar Pande, South: House of Radheshyam Agrawal	07/10/2025 (symbolic Possession)	Rs. 22,30,000/- Rs. 2,23,000/- Rs. 10,000/-

Date & time of inspection: 26/12/2025 from 12.00 Noon to 03.00 PM.

Date & time of E-Auction: 29/12/2025 (12.00 Noon to 06.00 PM)

1. Details of Encumbrances over the property as known the Bank: Not Known
2. For participating in the e-auction sale, the intending bidders should register their details with the service provider <https://BAANKNET.com> well in advance and shall get user ID and password. Intending bidders advised to change only the password. Bidders may visit <https://BAANKNET.com> for educational videos. For detailed terms & conditions of sale, please refer to the link provided bank's website: www.centralbankofindia.co.in
3. Bidder will be register on website: <https://BAANKNET.com> and upload KYC documents and after verification of KYC documents by the service provider. EMD to be deposited in Global EMD wallet through NEFT (after generation of Challan from: <https://BAANKNET.com>)
4. For the further details contact Central Bank of India, Authorized Officer, Manish Kumar, Mobile Number: 8269483670
5. For inspection of the properties kindly contact to branch manager.
6. The Terms and conditions shall be strictly as per the provisions of the security interest Rules (Enforcement) Rules, 2002.

STATUTORY 15 DAYS SALE NOTICES UNDER RULE 9(1) OF THE SARFAESI ACT, 2002

Borrowers/Guarantors/Mortgagors are hereby notified for sale of immovable secured assets towards realization of outstanding dues of secured creditors.

Sd/- Authorized Officer
Central Bank of India