

ANNEXURE-E

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

“APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6) & 9]

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6 (2) & 8 (6) & 9 of the Security Interest(Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower, Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorized Officer of Bank of Baroda, Secured Creditor, will be sold on “As is where is”, “As is what is”, and “Whatever there is” basis for recovery of dues in below mentioned account/s. The details of Borrower(s) / Mortgagor (s)/ Guarantor (s) /Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below–

Sr/ Lot No.	Name & address of Borrower/s / Guarantor/s/ Mortgagor (s)	Detailed description of FREEHOLD immovable property with known encumbrances, if any	Total Dues.	Date & Time of E-auction.	Reserve Price, EMD amount, Bid Increase Amount.	Status of Possession (Constructive /Physical)	Property Inspection date & Time
1	<p>Borrower(s):- M/s Jagdambay Exports Mr. Balwinder Sharma (Proprietor) Mr. Pawan Kumar Sharma (Guarantor) Mr. Suraj Prakash Sharma (Guarantor) Smt. Subhash Rani (Guarantor)</p> <p>AND</p> <p>Borrower(s):- M/s Tripurari Garments Pvt Ltd Mr. Pawan Kumar Sharma (Director & Guarantor) Mr. Balwinder Kumar Sharma & (Director Guarantor) Mr. Suraj Prakash Sharma (Guarantor) Smt. Subhash Rani (Guarantor)</p>	<p>1) EM of Factory Land & Building measuring 3089.52 Sq.Yards comprising of following :</p> <p>a) Equitable mortgage of freehold industrial property situated at Village Bajra, Rahon Road Ludhiana measuring 1044.77 sq. yards in the name of Sh. Balwinder Kumar Sharma, Sh. Suraj Parkash Sharma and Sh. Pawan Sharma S/o Mr. Gorakh Nath Sharma registered vide vasika no. 1111 dated 27.04.2001.</p> <p>b) Equitable mortgage of freehold industrial property situated at Village Bajra, Rahon Road Ludhiana measuring 1044.75 sq. yards in the name of Sh. Balwinder Kumar Sharma, Sh. Suraj Parkash Sharma and Sh. Pawan Sharma S/o Mr. Gorakh Nath Sharma registered vide Vasika no. 13233 dated 20.02.2002.</p>	<p>M/s Jagdambay Exports Rs. 9,88,28,205.33/- + interest other charges</p> <p>M/s Tripurari Garments Pvt Ltd Rs. 6,31,38,033.01/- + interest other</p>	<p>22.10.2021 from 14:00 Hrs. to 18:00 Hrs.</p>	<p>Rs. 8,05,25,000/- Rs. 80,52,500/- Rs. 50,000/-</p>	<p>Symbolic Possession</p>	<p>19.10.2021 & 20.10.2021 from 10:00 A.M. to 04:00 P.M.</p>

Zonal Stressed Assets Recovery Branch, S.C.O. 905, 2nd floor, NAC Manimajra, Chandigarh-160017

फोन Phone: 0172 – 5030192, 5030193 | ई मेल E mail: armchd@bankofbaroda.com | वेबसाइट Website: www.bankofbaroda.com

	<p>c) Equitable mortgage charges of freehold industrial property situated at Village Bajra, Rahon Road Ludhiana measuring 500 sq. yards registered in the name of Sh. Balwinder Kumar Sharma, Sh. Suraj Parkash Sharma and Sh. Pawan Sharma S/o Mr. Gorakh Nath Sharma registered vide vasika / Sale deed no. 10732 dated 16.12.2002.</p> <p>d) Equitable mortgage of freehold industrial property situated at Village Bajra, Rahon Road Ludhiana measuring 500 sq. yards registered in the name of Sh. Balwinder Kumar Sharma, Sh. Suraj Parkash Sharma and Sh. Pawan Sharma Ss/o Mr. Gorakh Nath Sharma registered vide vasika/Sale deed no. 7423 dated 24.07.2007.</p>				
2	2) Equitable mortgage of residential house bearing MC No.B-XXIII-2988 , Street No. 0, Ganesh Nagar, Link Road, Ludhiana measuring 160 sq. Yards in the name of Smt. Subash Rani w/o Sh. GorakhNath Sharma registered vide vasika/Sale deed no.3276 dated 25.05.1987			Rs. 63,90,000/- Rs. 6,39,000/- Rs. 25,000/-	
3	3) EM of Land & Building thereon measuring 1074.34 sq.yards situated at Taraf Karabara , Hadbast no 161 , locality known as Dyeing complex , Azad Nagar , Tehsil			Rs. 3,53,75,000/- Rs. 35,37,500/- Rs. 50,000/-	

		&Distt Ludhiana , as per sale deed duly registered with the Sub-registrar , Ludhiana at wasika no 190 dated 09/04/2012 standing in the name of Sh Balwinder Kumar Sharma and Sh Pawan Kumar both s/o Sh. Gorakh Nath Sharma					
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For detailed terms and conditions of sale, please refer to the link provided in <https://www.bankofbaroda.in/e-auction.htm> and <https://ibapi.in>. Also, prospective bidders may contact the authorized officer on Tel No. 0172-5030192-5030193, Mobile: - 7015852812.

Date: 20.09.2021
Place:- Chandigarh

(Ravish Kumar Chowdhary)
Authorized Officer
Bank of Baroda
ZOSARB Chandigarh