

**DEBTS RECOVERY TRIBUNAL-II**

3rd Floor, Bhikhubhai Chambers, Near Kochrab Ashram, Paldi, Ahmedabad, Gujarat.

FORM NO. 22 (Earlier 62) [Regulation 36 & 37 of DRT Regulations, 2015] [See Rule 52 (1) (2) of the Second Schedule to the Income Tax Act, 1961]  
READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993**E-AUCTION / SALE NOTICE****THROUGH REGD. AD / DASTI / AFFIXATION / BEAT OF DRUM / PUBLICATION****RP/RC No. 14/2017****OA No. 551/2016**

**Certificate Holder Bank** : Bank of Baroda  
Vs.  
**Certificate Debtors** : M/s. Shree Mukht Jewellers Baroda Pvt. Ltd. & Others

To,  
**C.D. No. 1** : Shree Mukht Jewellers Baroda Pvt. Ltd.  
Baroda Square Commercial Complex, Besides HDFC Bank, Near Masonic Lodge, Alkapuri, Vadodara - 390005.

**C.D. No. 2** : Mr. Harsh Gopalbhai Soni**C.D. No. 3** : Mr. Divyang Gopalbhai Soni**C.D. No. 4** : Mrs. Jyotiben Gopalbhai Soni**C.D. No. 5** : Mrs. Pinkal Harsh Soni**C.D. No. 6.1** : Mrs. Jyotiben Gopalbhai Soni**C.D. No. 6.2** : Mr. Harsh Gopalbhai Soni**C.D. No. 6.3** : Mr. Divyang Gopalbhai Soni**C.D. No. 2 to 6.3** : Residing at 36-B, Arunoday Society, Alkapuri, Vadodara - 390007 and also at #31/32, B-3, Shyamal Row House, Shyamal Cross Road, Satellite, Ahmedabad.The aforesaid Certificate Debtors have failed to pay outstanding dues of **Rs. 192,78,12,622.38/-** plus interest and costs (less recovery, if any) in terms of judgment and RC dated 09.01.2017 in OA No. 551/2016. Hence the present sale notice.As per my order dated 05.10.2021, the under mentioned property will be sold by public e-auction in the aforementioned matter. The auction sale will be held through "online e-auction" Website : <https://drt.auctiontiger.net>.

Lot No.	Description of the Properties	Reserve Price (in Rs.) Rounded off	EMD 10% (in Rs.) or rounded off
1.	Shree Mukht Jewellers Baroda Pvt. Ltd., Jewellery Mall, GF, FF, SF & TF, Total 69 Shops, "Baroda Square Commercial Complex", R.S. No. 526/2, C.S. No. 1966, Opp. Pandav Ethics Studio, Beside Productivity House, Nr. Gamthi, B.P.C Road, Alkapuri, Vadodara including the area which has been subsequently measured and attached.	Rs. 3500.00 Lacs	Rs. 350.00 Lacs
2.	Farm House on Revenue Survey No. 591 & 592, Paikee, Opposite Farm Ville, Near Kamlapur ITI, Off Vadodara - Waghodia Highway, Village Limda, Taluka Waghodia, Dist. Vadodara.	Rs. 1460.00 Lacs	Rs. 146.00 Lacs
3.	Flat No. A-201, Tower-A, 2nd Floor, Mukht Residency, Besides Baroda Municipal Corporation Garden, Near Deep Chambers, Manjalpur, Vadodara.	Rs. 35.00 Lacs	Rs. 4.00 Lacs
4.	Flat No. B-301, Tower-B, 3rd Floor, Mukht Residency, Besides Baroda Municipal Corporation Garden, Near Deep Chambers, Manjalpur, Vadodara.	Rs. 36.00 Lacs	Rs. 4.00 Lacs

**LOT NO. 5**

Sl. No.	Description of Property	Reserve Price (in Rs.) rounded off	EMD (in Rs.) @ 10% or rounded off
1.	Niharika 2, GF Shop No. GF/1, Plot No. 07, R.S. No. 532 & Hissa No. 08, C.S. No. 2045, B/s. National Plaza, Opp. BOB CFS Branch, Nr. Shreem Shalini Mall, R.C. Datt Road, Alkapuri, Vadodara.	160.00 Lakhs	16.00 Lakhs
2.	Niharika 2, GF Shop No. GF/2, Plot No. 07, R.S. No. 532 & Hissa No. 08, C.S. No. 2045, B/s. National Plaza, Opp. BOB CFS Branch, Nr. Shreem Shalini Mall, R.C. Datt Road, Alkapuri, Vadodara.	130.00 Lakhs	13.00 Lakhs
3.	Niharika 1, Ground Floor (except Shop No. 1 on the northern side) and first floor, Plot No. 03, 8 & 9, R.S. No. 532 & Hissa No. 08, C.S. No. 2045, B/h. Alkapuri Petrol Pump, Beside Best Western Hotel, Alkapuri, Vadodara.	330.00 Lakhs	33.00 Lakhs

**All properties at Sl. No. 1 to 3 above will form part of composite Lot No. 5.** **620.00 Lakhs** **62.00 Lakhs**

\* **Note 1** : The prospective buyers to note that the properties at Lot No. 1, 2 & 5 are under physical possession of the DRT/CH bank.  
\* In respect of any claims qua respective properties, priority of payment will be decided in terms of Section 31-B of RDB Act, 1993. The PF dues, if any will be decided as per statutory provision of law.

1	Revenue assessed upon the property or any part thereof	1. State tax dues of Rs. 10,84,71,432/- on Lot No. 2. 2. Rs. 58,033/- dues from Employee Provident Fund Organisation, Vadodara.
2	Details of any other encumbrance to which property is liable	
3	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value	Rs. 1,53,78,306 dues of Vadodara Municipal Corporation on Lot No. 1 and Rs. 14,20,735 on Lot No. 5.

**EMD shall be deposited by through RTGS / NEFT in the account as per details as under :**

<b>Beneficiary Bank Name</b>	<b>Bank of Baroda</b>
<b>Beneficiary Account Name</b>	<b>NEW INTERMEDIARY ACCOUNT</b>
<b>Beneficiary Account No.</b>	<b>58150015181219</b>
<b>Branch Address</b>	<b>Bank of Baroda, ZOSARB, 4th Floor, Suraj Plaza, Building III, Sayajigunj, Baroda - 390005.</b>
<b>IFSC Code</b>	<b>BARB0ARMSGZ (Fifth Character is Zero)</b>

- The bid amount increase in respect of Lot No. 1, 2 & 5 would be Rs. 1.00 Lacs each and Lot No. 3 & 4 would be Rs. 50,000/- each.
- Prospective bidders may avail online training from service provider M/s. E-Procurement Technologies Ltd. (Tel Helpline No. 9265562821 - 079 61200594 / 598 / 568 / 587 / 538) and Mr. Chintan Bhatt (Mobile No. 09978591888), Helpline E-mail ID : [support@auctiontiger.net](mailto:support@auctiontiger.net) and for any property related queries may contact Mr. M.H. Pathan, Chief Manager, Mobile No. 7434869555 & Mr. Mahesh Pol, Senior Manager (Mobile No. 8655267457).
- Prospective bidders are advised to visit website <https://www.drt.auctiontiger.net> for detailed terms & conditions and procedure of sale before submitting their bids.
- The prospective bidders are advised to adhere payment schedule of 25% (minus EMD) immediately after fall of hammer / close of auction and 75% within 15 days from the date of Auction and if 15th day is Sunday or other Holiday, then on immediate next first bank working day.
- The properties are being put to sale on "as is where is", "as is what is" and "as is whatever" basis and prospective buyers are advised to carry out due diligence properly.
- Schedule of auction is as under :-

<b>I</b>	<b>Inspection of property</b>	<b>30.10.2021, 11.00 AM to 4.00 PM</b>
<b>II</b>	<b>Last date for receiving bids alongwith earnest money and uploading documents including proof of payment made</b>	<b>20.11.2021, Upto 05.00 PM</b>
<b>III</b>	<b>e-auction</b>	<b>22.11.2021, Between 12.00 PM to 01.00 PM (with Auto Extension clause of 3 Minutes, till e-auction ends.)</b>

**SD/-, RECOVERY OFFICER  
DRT-II, AHMEDABAD**