

Sale notice for immovable properties [See proviso Rule 8 (6)]

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) 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 Constructive possession of which has been taken by the Authorised Officer of Bank of Baroda as Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on 31.10.2019 for recovery of Bank's dues from Borrowers and Guarantors to the Secured Creditor. The details are described as below:

Last Date of EMD/Document is 30.10.2019 upto 4.00 P.M.

Sl.	Name & Address of the borrower/Guarantors & Amount of Demand/ Date of Debt	Description of the Property & Name of the owner of the property	Reserve Price EMD Bid increase Amount	EMD SUBMISSION ACCOUNT DETAILS	Date/Time of E-Auction
1.	Borrower: M/s Durga Brick Field Prop. Mr. Ranvijay Singh, S/o.- Mr. Sajeevan Lal Verma Add: 1. S-340, Shakti Nagar, Indira Nagar, Lucknow. Add: 2- Vill- Durajpur, Ebrahimabad, Satrikh, Nawabganj, Barabanki. Guarantor: 1. Mr. Siya Ram Verma S/o Mr. Sajeevan Lal Verma R/o Vill & Po. Bibipur, Pargana Siddhaur, Tehsil Haidergarh, Distt Barabanki (U.P.). 2. Mr. Anant Kumar Verma S/o Late Shiv Shankar Verma R/o House No. 1/29, Sector-B, Alliganj, Lucknow-226024 Date of Demand Notice: U/s 13(2)-23.04.2019 Outstanding: Rs. 21,62,303.00 + interest and other charges (minus amount if any paid after the demand notice or possession notice) Contact officer name: The Authorised Officer, RO SAR Branch, Lko., Mob No: 7565008656, 7565008653	Equitable Mortgage of H.No. at Khasra No.- 1778, Barail, Nagar Palika, Pargana & Tehsil-Nawabganj, Barabanki. Area: 278.70 Sq.Mtr. Owner : Mr. Siya Ram Verma S/o.- Late Sajeevan Lal Verma. Boundary: East: Rasta Kharanja 29.5 Ft. wide; West: Bhumi Kshnawati; North: Plot Ramshekar; South: Rasta Kharanja 7.50 meters.	Rs. 77,71,000/- Rs. 7,77,100/- (Minimum Bid Increment) Amount Rs. 10,000/-	Bank of Baroda No. 34300200000494 IFSC Code BARBOVBHUT (Fifth Character is Zero) payment Mode NEFT/RTGS	31-10-2019 01:00 PM to 02:00 PM
2.	Borrower: M/s Nizam Enterprises Prop. Mrs. Tazeen Zuber W/o Mr. Nizamuddin, Add: 2/7 Sector-H, near Sahara State, Jankipuram, Lucknow-226021 Guarantor: Mr. Nizamuddin S/o Late Hakimuddin Add-1- H. No. C-82, Sector-M, Alliganj, Lucknow-226024, Add-2- H. No. 2/7, Sector- H, Near Sahara State, Jankipuram, Lucknow-226021 Date of Demand Notice: U/s 13(2)-24.04.2019 Outstanding: Rs. 54,25,013.43 + interest and other charges (minus amount if any paid after the demand notice or possession notice) Contact officer name: The Authorised Officer, RO SAR Branch, Lko., Mob No: 7565008656, 7565008653	Equitable Mortgage of House situated at 2/7, Sector-H, Jankipuram- 226021, Distt.- Lucknow. Area: 288 Sq.Mtr. Owner: Mrs. Tazeen Zuber W/o.- Mr. Nizamuddin. Boundary: East: Plot No.- 2/8. West: Plot No.- 2/6; North: Plot No.- 2/44 & 2/45; South: 24 Mtr. wide road.	Rs. 1,64,75,000/- Rs. 16,47,500/- (Minimum Bid Increment) Amount Rs. 10,000/-	Bank of Baroda No. 34300200000494 IFSC Code BARBOVBHUT (Fifth Character is Zero) payment Mode NEFT/RTGS	31-10-2019 01:00 PM to 02:00 PM
3.	Borrower: M/s Bharat Electric Works, Prop. Mohd. Ayub S/o Mr. Nadir Ali Add: Shop No. N-3, New Ajanta Market, Paper Mill Colony, Nishatganj, Lucknow 226006 Guarantor: Mrs. Jamila Khatoun W/o Mohd. Ayub R/o Shop No-N-3, New Ajanta Market, Paper Mill Colony, Nishatganj, Lucknow 226006 Date of Demand Notice: U/s 13(2)-05.11.2018 Outstanding: Rs. 35,37,999.00 + interest and other charges (minus amount if any paid after the demand notice or possession notice) Contact officer name: The Authorised Officer, RO SAR Branch, Lko., Mob No: 7565008656, 7565008653	EM of residential cum commercial property no. N-3, 1st floor, Paper Mill Colony Yojna, Lucknow. Area: 72.355 sq.mtr. , Owner: Mohd. Ayub S/o Mr. Nadir Ali & Mrs. Jamila Khatoun W/o Mr. Mohd. Ayub. Boundaries: East: Land belonging to Railway; West: House No. N-21; North: Lane; South: Lane.	Rs. 38,47,000/- Rs. 3,84,700/- (Minimum Bid Increment) Amount Rs. 10,000/-	Bank of Baroda No. 34300200000494 IFSC Code BARBOVBHUT (Fifth Character is Zero) payment Mode NEFT/RTGS	31-10-2019 01:00 PM to 02:00 PM
4.	Borrower: M/s Susheel Trading Co. Add: M-1/29 Sector-B, Alliganj, Lucknow 226024, Proprietor- Mr. Susheel Kumar S/o Mr. Madan Kishore, R/o- Village- Sheikhpur Hakeem Po.- BitauraLakhan Barabanki-225001. Guarantors : (1) Mr. Anant Kumar Verma S/o Mr. Shiv Shankar Verma, (2) Mr. Anil Kumar S/o Mr. Shiv Shankar Verma, both R/o.- Village & Po- Manpur, Pargana-Pratapganj, Tehsil- Nawabganj, Barabanki- 225001. (3) Mr. Ayodhya Prasad S/o Late Baijnath Prasad, R/o.- Village -Badel, Tehsil-Nawabganj, Barabanki-225001 Date of Demand Notice: U/s 13(2)-24.01.2019 Outstanding: Rs. 26,94,820.32 + interest and other charges (minus amount if any paid after the demand notice or possession notice) Contact officer name: The Authorised Officer, RO SAR Branch, Lko., Mob No: 7565008656, 7565008653	(1) Equitable Mortgage of property at Khasra No 1777 measuring 150.96 sq. mtr. Situated at Village -Barail, Tehsil -Nawabganj, Distt- Barabanki Owned by : Mr. Ayodhya Prasad S/o Late Baijnath Prasad. Bounded as East: Plot of Rachana Pandey. West: Plot of Anant Kumar & Anil Kumar, North: 25 feet wide road, South: Land of Seller. (2) Equitable Mortgage of property at Khasra No 1777 measuring 181.15 sq. mtr. Situated at village -Barail, Tehsil -Nawabganj Distt- Barabanki Owned by : Mr. Anant Kumar Verma S/o and Mr. Anil Kumar both S/o Mr. Shiv Shankar Verma. Bounded as : East: Plot of Ayodhya Prasad. West: Land of Hashmat, North: 25 feet wide road, South: Land of seller	Rs. 30,36,000/- Rs. 3,03,600/- (Minimum Bid Increment) Amount Rs. 10,000/- Rs. 13,86,000/- Rs. 1,38,600/- (Minimum Bid Increment) Amount Rs. 10,000/-	Bank of Baroda No. 34300200000494 IFSC Code BARBOVBHUT (Fifth Character is Zero) payment Mode NEFT/RTGS	31-10-2019 01:00 PM to 02:00 PM
5.	Borrower: (1) Mrs. Swati Shukla Legal heir of Lt. Mr. Ashish Shukla (2) Mrs. Swati Shukla W/o Mr. Ashish Shukla R/o (i) 402, Coronation Bijwa Estate 28, Park Road, Lucknow-226001 (ii) A-1104, Indira Nagar, Lucknow-226016, (iii) Cottage No A-39 & A-40 Radhey Krishna Water Park Village-Kanar, Tehsil Malhabad, Lucknow. Guarantor: Mr. Vijay Kumar Agnihotri S/o Mr. J.P.Agnihotri R/o B-1/1 Ground Floor, Shri Nathji Vihar, Sitapur Road, Lucknow. Date of Demand Notice: U/s 13(2)-03.11.2016 Outstanding: Rs. 20,44,834.00 + interest and other charges (minus amount if any paid after the demand notice or possession notice) Contact officer name: The Authorised Officer, RO SAR Branch, Lko., Mob No: 7565008656, 7565008653	Equitable Mortgage of immovable property Land and building situated at Cottage no. A-39 & A-40, built on Khasra no. 279, R.K.Water Zones Pvt. Ltd at Vill Kanar, Tehsil Malhabad, District Lucknow. Area: 606.50 sq.mtr. Bounded as (as per sale deed): East: Seller property cottage no A-41; West: Seller property cottage no A-38; North: Mango Orchard (Mr. Hakim); South: Lucknow-Hardoi Road	Rs. 24,54,000/- Rs. 2,45,400/- (Minimum Bid Increment) Amount Rs. 10,000/-	Bank of Baroda No. 34300200000494 IFSC Code BARBOVBHUT (Fifth Character is Zero) payment Mode NEFT/RTGS	31-10-2019 01:00 PM to 02:00 PM

The terms & conditions of the sale are listed below, However for detailed terms & conditions of the sale, please refer to Bank of Baroda website www.bankofbaroda.com

Terms & Conditions:- (1) The e-Auction is being proposed on the basis of "Constructive Possession" on "As is where is", "As is what is", and "Whatever there is" basis through website <https://bob.auctiontiger.net> and the buyers should ascertain the status of the Statutory dues and encumbrance if any. (2) To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. However, The intending bidder should make their own independent enquiries regarding the encumbrances, title of properties put on auction and claims/rights/dues affecting the property, prior to submitting their bid. The property is being sold with the entire existing and future encumbrance whether known or unknown to the Bank. The Authorised Officer/Secured Creditor shall not be responsible in any way for any third party claims/rights/dues. (3) It shall be the responsibility of the bidders to inspect and satisfy themselves about the assets and specification before submitting the bid. They can inspect the property on 29.10.2019 from 11.00 am to 4.00 pm. For inspection of the property bidders can contact RO SAR Branch, Lucknow, Ph: 0522-6677636, 6677681 (4) Intending bidders shall hold a valid E-mail ID to access the Portal and register themselves for getting User ID and Password through <https://bob.auctiontiger.net> free of cost. The EMD shall be payable through NEFT/RTGS in Account mentioned as above or by way of pay order/ DD favoring "Authorised Officer, Bank of Baroda" payable at Lucknow. (5) Any TDS/Taxes/GST if applicable, will be borne by the auction purchaser. (6) After Registration by the bidders in the website, the intending purchaser/bidder is required to get the copies of following documents uploaded in the website <https://bob.auctiontiger.net> before last date of submission of the bid(s) viz i) Copy of the NEFT/RTGS Challan or pay order/DD, ii) Copy of PAN card, iii) Proof of identification (KYC) viz. attested copy of Voter ID card/Driving Licence/Passport etc. iv) Copy of proof of address, without which the bid is liable to be rejected. Upload declaration after signing. (7) The Interested bidders who require assistance in creating login ID and password, uploading data, submitting bid, training on e-bidding process etc., may contact M/S e-Procurement Technologies Ltd. or <https://bob.auctiontiger.net>, Help Line No. 079-68135417/418/419/420, Ram Prasad Sharma Mob No. 08000023297 & Mr. Shobhit Shukla Mob No. 08707586217, email id - support@auctiontiger.net, ramprasad@auctiontiger.net (8) Only buyers holding valid User ID/Password shall be eligible for participating in the online e-auctioning process through <https://bob.auctiontiger.net> (9) The interested bidders who have submitted their EMD before 4.00 P.M. on or before 30.10.2019 shall be eligible for participating in the e-Auction. The e-Auction of above properties would be conducted exactly on the scheduled dates & times as mentioned against the property by way of inter-se-bidding amongst the bidders, the bidders, the bidder shall improve their offer in multiple of amount Rs. 10,000/- as "Bid increase Amount" against each property. In case bid is placed in the last 5 minutes, the closing time will automatically get extended for 5 minutes. The bidders who submit the highest bid amount (not below the reserve price) on closure of e-Auction process shall be declared as successful bidder and a communication to that effect will be issued through electronic mode to their email A/c which shall be subject to approval by the Authorised Officer/Secured Creditor. (10) The Earnest Money Deposit (EMD) of the successful bidders shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the highest bid price, which is inclusive of earnest money deposited, immediately or not later than next working day of the acceptance of the bid price by the Authorised Officer, remaining balance of the bid price on or before 15th day or within such extended period as agreed upon in writing between the secured creditors and the proposed purchaser, in case of default in payment by the successful bidder the amount already deposited by the bidder shall be liable to be forfeited. (11) The prospective qualified bidders may avail free online training on e-auction from M/S e-Procurement Technologies Ltd. prior to the date of e-auction. (12) The Authorised Officer is not bound to accept the highest offer and the Authorised Officer has the absolute right to accept or reject any or all offer(s) or adjourn/postponed/cancel the auction without assigning any reason therefor. (13) The bidders are advised to go through the detailed terms and conditions of e-auction available on the web Portal of M/S e-Procurement Technologies Ltd. <https://bob.auctiontiger.net> before submitting their bids and taking part in e-auction.