



Auction Sale Notice for Immovable Properties

Whereas, The Authorised Officer of Baroda U.P. Bank under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (54 of 2002) and in exercise of powers conferred under Section 13(12) read with rules 8 (6) of the Security Interest (Enforcement) Rules 2002, issued Demand Notices to borrowers and Authorised Officer has taken possession of the Properties described herein below. Offers are invited by the Authorised Officer under the said Act by holding Auction on the date, place and time mentioned. Public at large and borrowers and guarantors in general is being informed hereby that Auction under SARFAESI Act 2002 in respect of Under noted properties will be conducted for sale on the terms and conditions specified herein stated on the basis of "AS IS WHERE IS" & "AS IS WHAT IS BASIS" "WHATEVER THERE IS BASIS" at Regional Office Baroda U.P. Bank, 3-D Tashkand Marg, Prayagraj, For realization of debts/dues to Bank. The sale be subject to the conditions mentioned in the Security Interest (Enforcement) Rules 2002 and to the following further conditions.

S. N.	Name & Address of Borrowers/ Guarantors & Dues	Description of The Immovable Property	Reserve Price Earnest Money (EMD)
1.	Borrower:- Mr. Saurabh Singh Legal Heir Smt. Manju Singh W/o Late Mr. Saurabh Singh, R/o- Vill- Sihipur, Jhansi, Tehsil- Phoolpur, Prayagraj. Guarantor:- (1)- Mohd. Muslim S/o Mohd. Islam, R/o- Sarpattipur, Sarai Inayat, Tehsil- Phoolpur, Prayagraj. (2)- Ram Lochan S/o Lal Bahadur, R/o- Dudhvi, Sarai Inayat, Tehsil- Phoolpur, Prayagraj. Amount (INR): ₹ 4,34,182.00 as on 31.03.2021 + Interest and other Charges. Branch:- Sarai Inayat Prayagraj. A/c- 52750400000359.	All the part and parcel of Arazi No. 207, Mauza- Abusha, Paragana- Jhunsi, Tehsil Phoolpur, Allahabad admeasuring 107 Sq. Mtr. Bounded:- North- Part of Arazi (Land of Seller), South- Land of Shankutala Sharma, East- Abusha Ramaipur Road, West- Part of Arazi (Land of Seller).	₹ 10,70,000/- ₹ 1,07,000/-
2.	Borrower:- (1) - Jai Ma Vindhya vasini Ent Udyog Prop. Prem Singh and Prem Singh S/o Raj Bahadur Singh, R/o- Vill- Manganapur Bariyari, Post- Sarai Inayat, Teh- Phoolpur, Allahabad- 221507. Guarantor:- (1)- Mr. Badree Prasad Tendui, Tehsil- Phoolpur, Allahabad. (2)- Mr. Nagendra Kumar S/o Mauji Lal Yadav, R/o- Vill- Dhokari, Post- Saidabad, The- Handia, Prayagraj. Amount (INR): ₹ 10,97,187.00 as on 25.02.2021 + Interest and other Charges. Branch:- Iseepur Prayagraj. A/c- 53110400000272.	Residential Plot Arazi No. 271, Mauza- Kanihar, Pargana Jhunsi, Tahsil- Phoolpur, Allahabad. Area 128 Sq. Mtr. Bounded:- North- 15 Feet Wide Raasta, South- Part of Arazi, East- Part of Arazi, West- Plot of Surendra Yadav. S/o Ram Prasad, R/o- Vill- Sarai Inayat	₹ 11,52,000/- ₹ 1,15,200/-
3.	Borrower:- (1)- M/s Mahjabeen Enterprises, Prop. Mahjabeen Fatma & Smt. Mahjabeen Fatma W/o Mr. Ansar Ahmad, 9/5 Maheba, Uparhar Patti, Naini, Allahabad, Karchhana, Allahabad. Guarantor:- (1)- Smt. Roobi Fatima W/o Mohd. Amil R/o H.No- 84, Naya Purva, Kareli, Allahabad. (2)- Ansar Ahmad S/o Mohammad Siddiq, 9/5 Maheba, Uparhar Patti, Naini, Allahabad. Amount (INR): ₹ 11,00,096.50 as on 28.02.2021 + Interest and other Charges. A/c- 52620500000138. Branch:- Main Branch.	Residential Building including land of Gata 285/3(Mi), Mauza- Maheba Patti, East Uparhar, Pargana- Arail, Teh- Karchana, Allahabad. Area 762.25 Sq. Mtr. Bounded:- North- 20 Feet Wide Raasta, South- House of Jahanara, East- 20 Feet wide Road, West- House of Mr. Agarwal.	₹ 1,72,15,000/- ₹ 17,21,500/-
4.	Borrower:- (1)- Mr. Matapher Yadav S/o Surajdeen Yadav, R/o- Vill- Dhanaicha Atarsuiya Malkhanpur, Post- Leelapur Kalan, Teh- Phoolpur, Prayagraj- 221505. Guarantor:- (1)- Shri Ram Yadav S/o Shri Ram Karan Yadav, R/o- Vill- Sandwa Kalan, Naini, Allahabad. (2)- Shri Dheeraj Kumar Yadav S/o Shri Matapher Yadav, R/o- Dhanaicha Atarsuiya Malkhanpur, Post- Leelapur Kalan, Teh- Phoolpur, Prayagraj- 221505. Amount (INR): ₹ 3,24,980.00 as on 28.02.2019 + Interest and other Charges. Branch:- Kotwa. A/c- 52970600000293.	All the part and parcel of Arazi No. 873, Mauza- Dhanaicha, Atarsuiya, Malkhanpur, Area- 850 Sq. Mtr., Pargana- Jhunshi, Tehsil- Phoolpur, Allahabad. Bounded:- North- Land of Matapher Singh Yadav, South- 10 Fit Road thereafter land of Chhedi Lal, East- Land of Mata Charan Maurya, West- Land of Shamsher Singh.	₹ 23,97,000/- ₹ 2,39,700/-
5.	Borrower:- Mr. Rahul Dabgar S/o Shri Ashok Kumar, Arazi No- 485, Mauja- chaka, Pargana- Arail, Tahsil- Karchhana, Allahabad. Guarantor:- (1)- Mr. Arun Kumar Chaurasiya S/o Sri Haribans Prasad Chaurasiya, R/o- 70K/53, Uttari Lokpur, Naini, Allahabad. (2)- Mr. Lakshmi Kant Pal S/o Sri Gopalji Pal, EA, 250, ADA Colony, Naini, Allahabad- 211008. Amount (INR): ₹ 14,49,652.74 as on 30.09.2020 + Interest and other Charges. A/c- 526206000001940. Branch:- Main Branch.	Residential land part of Arazi No. 485, Mauza- Chaka, Pargana- Arail, Teh- Karchhana, Allahabad. Area 85.50 Sq. Mtr. Bounded:- North- 10 Feet Wide Kutcha Raasta, South- House of Kamlesh Kumar, East- House of Chhabbu Gaur, West- Plot of Santosh Kumar.	₹ 13,94,000/- ₹ 1,39,400/-
6.	Borrowers: Mr. Abdul Aziz S/o Abdul Khaliq & Nadeem Ahmed S/o Abdul Ajeer, R/o- 207/185, Subzi Mandi, Chowk, Teh- Sadar, Prayagraj. Guarantors: (1)- Najmul Islam Ansari S/o Late Noorul Islam Ansari, R/o- 67/75, Dayara Shah Ajamal, Teh- Sadar, Prayagraj- 211003, (2)- Mohan Lal Sahu S/o Magroo Lal, R/o- 94/67, Balua Ghat, Teh- Sadar, Prayagraj, (3)- Mohd. Waseem S/o Abdul Aziz, R/o- 207/185, Subzi Mandi, Chowk, Teh- Sadar, Prayagraj, (4)- Mohd. Faisal S/o Abdul Aziz, R/o- 207/185, Subzi Mandi, Chowk, Teh- Sadar, Prayagraj, (5)- Mohd. Afzal S/o Abdul Aziz, R/o- 207/185, Subzi Mandi, Chowk, Teh- Sadar, Prayagraj. (6)- Mrs. Shabana Aziz D/o Abdul Aziz, R/o- 207/185, Subzi Mandi, Chowk, Teh- Sadar, Prayagraj. (7)- Mrs. Sheeba Aziz D/o Abdul Aziz, R/o- 207/185, Subzi Mandi, Chowk, Teh- Sadar, Prayagraj. (8)- Mrs. Sayana Aziz D/o Abdul Aziz, R/o- 207/185, Subzi Mandi, Chowk, Teh- Sadar, Prayagraj. Amount (INR): ₹ 17,63,281/- + Interest After 31.01.2019 & Other Expenses, A/c: 55430400000119. Branch: Jhunsi, Prayagraj.	All the part and parcel of the House No. 207/185, (old H.No. 171) Subzi Mandi, Pargana & Tehsil- Sadar, Prayagraj, Uttar Pradesh admeasuring 82.56 Sq. Yards. Bounded: North: Rasta, South: House of Anis Halwai, East: House of Anis Halwai, West: House of Shakuntal Biwi.	₹ 47,80,000/- ₹ 4,78,000/-

Auction Date: 15.12.2021 Time- 12:00 P.M. to 1:00 P.M., Venue of Auction- BARODA U.P. BANK, Regional Office, 3D, Tashkand Marg, Civil Lines, Prayagraj, Uttar Pradesh.

Terms & conditions:- (1) The Auction is being held on "AS IS WHERE IS", "AS IS WHAT IS BASIS" & "WHATEVER THERE IS BASIS" **(2)** To The Best of Knowledge And Information of The Authorised Officer/s There is no encumbrance on any properties. The intending bidder should make their own independent inquiries about properties put on auction and Claims/rights/ dues effecting the properties, prior to submitting the bid. The properties is being sold with all the existing and future encumbrance whether known or unknown to the Bank. The Authorized 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 bidder to inspect and satisfy themselves about the assets and specification before submitting the bid, they can inspect the properties before the date of Auction. **(4)** Intending bidders shall be required to deposit offer in a sealed envelope along with **10% earnest money** of bid amount only by way of bankers' cheque / demand draft favoring the Authorized officer **Baroda U. P. Bank** Payable at Allahabad. Offers shall be accepted till **14.12.2021 by 5:00 PM & Shall be opened at 12:00 P.M.** on the Date of Auction **(5)** The earnest Money Deposit of the Successful bidders shall be retained towards part sale consideration and EMD of unsuccessful bidder shall be refunded. The EMD Deposit shall not bear any interest. **(6)** The successful bidder shall have to deposit 25% of bid amount, inclusive of EMD already paid, on same day and the balance of rest amount of bid **within 15 days**, in case of default in payment by successful bidder the amount already deposited by the bidder shall be liable to be forfeited by the Authorized officer without any notice. **(7)** The Authorized officer is not bound to accept the highest offer and the authorized officer has absolute right to accept or reject any or all offers(s) or adjourn/postpone/cancel the Auction without assigning any reason thereof. **(8)** The Successful bidder Would bear the charges/fees payable for conveyance such as stamp duty Registration Fees etc as applicable as per law. **(9)** The Authorized officer will not be held responsible for any charge, lien, encumbrance, electricity, property tax and/or any other dues to the govt. and anybody in respect of the properties under auction the purchaser shall be liable to pay such dues. **(10)** Bank will not pay any interest on amount received by bank, in case of cancellation of bid and return of sale proceeds at any point of time. **This Publication is Also 30 Days Sale Notice Under Rule 8(6) of The Security Interest (Enforcement) Rule 2002.** The Borrowers/guarantors are hereby notified to pay the total dues along with up to date interest and ancillary expenses before the date of auction failing which the properties will be auctioned or sold and balances, if any will be recovered with interest and cost. In case date of auction is declared holiday for any reason then auction shall take place on next working day. **(11)** For detailed terms & condition of the sale please refer to the link provided in baroda UP Bank, secured creditor's website that is (<https://www.barodagraminbank.com>).