



Annexure- A

**BANK OF MAHARASHTRA
(A Govt. of India Undertaking)**

Head Office: 'Lokmangal', 1501, Shivajinagar, Pune 411005

Zonal Office: "Atul Mangal Karyalaya" Lahanuji Nagar, Amravati, Maharashtra, Pin Code 444606

Telephone:0721- 2671452, 2678206, Email-cmmarc_ama@mahabank.co.in

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 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**/physical possession of which has been taken by the Authorized officer of Bank of Maharashtra, Amravati Zone, will be sold on **"As is where is basis"**, **"As is what is basis"** and **"Whatever there is"** and on the terms and conditions specified hereunder:

Sr. No.	Name and address of Borrowers / Guarantors	Outstanding dues to be recovered (Rs.)	Reserve Price	Last Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc.	Date & Time of E-Auction
			EMD Amt.		
(A)	(B)	(C)	Bid Increase Amount	(D)	(E)
1	<p>1) Borrower- i) M/s Rajvardhan Ginning & Oil Factory, Prop: Shri. Rupesh Ramesh Rao Deshmukh Add: At. Hanuman Chowk, Khed, Ta. Morshi Dist. Amravati</p> <p>2) Guarantor/s- i) Shri. Ramesh Vinayakrao Deshmukh Add: At. Hanuman Chowk, Khed, Ta. Morshi Dist. Amravati</p> <p>ii) Mrs. Rekha Ramesh Deshmukh Add: At. Hanuman Chowk, Khed, Ta. Morshi Dist. Amravati</p> <p>iii) Shri. Amol Ramesh Rao Deshmukh Add: At. Hanuman Chowk, Khed, Ta. Morshi Dist. Amravati</p> <p>iv) Mrs. Rupa Rupesh Deshmukh</p>	<p>Rs.90,06,860/- + Unapplied Interest of Rs. 5,95,346/- up to 22/04/2019 (Total dues Rs. 96,02,206/-) + Interest w.e.f. 23/04/2019 as applicable + Legal charges (If any)</p>	<p>Rs. 56,33,000/- (Rs. Fifty Six Lakhs Thirty Three Thousands only)</p> <p>Rs. 5,65,000/- (Rs. Five Lakh Sixty Five Thousands only)</p> <p>Rs.5,000/-(Rs. Five thousand only)</p>	<p>28/05/2019 Up to 5.00 P.M (IST)</p>	<p>30/05/2019 11.30 AM to 12:30 P.M (IST)</p>

	Add: At. Hanuman Chowk, Khed, Ta. Morshi Dist. Amravati				
	Inspection of properties: 20/05/2019 to 24/05/2019 From 11.00 A.M to 5.00 P.M (IST)	DM application filed for Physical Possession	Symbolic possession taken dated on 08/04/2019		

(F) DETAILS OF THE SECURED ASSETS POSSESSED AND PUT FOR AUCTION / SALE:

MORTGAGE OF : Residential plot & House on plot no./ bearing property no. 09000074 & 09000075, Balsamudrapura, ward no 9, PH no 27, Mauza no 19, Mauza & Taluka Kalmeshwar, Dist Nagpur within limits of Kamleshwar Nagarparishad, admeasuring 128.65 sq mt & 212.715 sq mt respectively and total built-up are of 198.873 sq mt having Combined Boundaries of property no 09000074 & 09000075 are : Towards east: House of Nimbalkar Towards west: Nagar Parishad school no 2 Towards north : Compound wall of Mr Gambhirrao Takalkhede , Towards south : 3 ft wide lane & then House of Giri. The mortgaged property in the name of Rupesh R Deshmukh (Borrower) & Rita Rupesh Deshmukh (Guarantor).

TERMS & CONDITIONS:

- The properties are being held on **“As is where is basis”, “As is what is basis” and “Whatever there is”** and the E-Auctions will be conducted “On Line”. The auctions will be conducted through the Bank’s approved service provider **M/s. e-Procurement Technologies Ltd.-Auction Tiger, A-201, Wall Street-II, Opp. Orient Club, Near Gujarat College, Ahmedabad- 380006, Gujarat, India. Tel: 079-40230841-44-13-14-15-16-17-18-19-20** - at the web portal <https://bom.auctiontiger.net>. & Prospect bidder can also view and bidding through our auction tiger mobile app (Android) Please visit <https://bankofmaharashtra.in/propsale.asp> and on <http://eprocure.gov.in/cppp> and on <https://bom.auctiontiger.net> for E-Auction Tender Documents containing online e-auction bid form, Declaration, General Terms and conditions of online auction sale. For details in this regard, kindly contact **Mr. Tilak Maratha, Mo-09067799646 E-mail: maharashtra@auctiontiger.net, tilak@auctiontiger.net & Mr. Hardik Gadge Phone: +91-79-61200594 / 598 / 587 / 554 / 559 E-Mail: hardik.gadge@eptl.in**.
- To the best of knowledge and information of the Authorized Officers, there are no encumbrances on the properties. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction and claims / rights / dues / affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances 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.
- The intending purchasers / bidders are required to deposit EMD amount either through NEFT / RTGS in the Account No. **60047826311**, Name of the A/c: **TAX DEDUCTED AT SOURCE(RMOA/C)**, Name of the Beneficiary: Bank of Maharashtra A/c.- PROPERTY LOT NO. & NAME OF THE BORROWER (as the case may be) IFS Code: **MAHB0000559** or by way of demand draft drawn in favour of Bank of Maharashtra – PROPERTY LOT

No. & NAME OF THE BORROWER (as the case may be), AND on any Nationalized or scheduled Bank, payable at AMRAVATI.

4. Bidders shall hold a valid email ID as all the relevant information from Bank and allotment of ID & Password by **M/s. e-Procurement Technologies Ltd.-Auction Tiger**, may be conveyed through e-mail ONLY.
5. The intending bidder should submit the evidence for EMD deposit like UR number along with Request Letter for participation in the E-auction, and self-attested copies of (i) Proof of Identification (KYC) viz. Voter ID Card / Driving License / passport etc. / Current Address – Proof for communication, (iii) PAN Card of the bidder, (iv) valid e-mail ID, (v) contact number (Mobile / Landline) of the bidder etc. to the Authorized Officer of Bank of Maharashtra **Amravati Zonal Office** by **28/05/2019**, time **5.00 PM (IST)**. Scanned copies of the original of these documents will also be submitted to e-mail id displayed above.
6. Names of the Eligible Bidders, will be identified by the Bank of Maharashtra, Amravati Zonal Office to participate in online –auction on the portal <https://bom.auctiontiger.net>. **M/s. e-Procurement Technologies Ltd.-(Auction Tiger)** will provide User ID and Password after due verification of PAN of the Eligible Bidders.
7. It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property before submission of the bid.
8. The Earnest Money Deposit (EMD) of the successful bidder 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 sale price, on same day or on next working day, on acceptance of bid price by the Authorized Officer and the balance of the sale price on or before 15th day of confirmation of sale. In case of the auction-sale proceeding and concluding beyond the banking transaction hours, the deposit of amount shall be remitted before 3.00 p.m. of the next working day.
9. The prospective qualified bidders may avail online training on e-Auction from **M/s. e-Procurement Technologies Ltd.-Auction Tiger** prior to the date of e-Auction. Neither the Authorized Officer nor Bank of Maharashtra, nor **M/s. e-Procurement Technologies Ltd.-Auction Tiger** will be held responsible for any Internet Network problem / Power failure / any other technical lapses / failure etc. In order to ward-off such contingent situation the interested bidders are requested to ensure that they are technically well equipped with adequate power back-up etc. for successfully participating in the e-Auction.
10. The purchaser shall bear the applicable stamp duties / additional stamp duty / transfer charges fee etc. and also all the statutory / non-statutory dues, taxes rates assessment charges, fees etc. owing to anybody.
11. The Authorized Officer / Bank is not bound to accept the highest offer and has the absolute right to accept or reject any or all offer(s) or adjourn / postpone/cancel the e-auction or withdraw any property or portion thereof from the auction proceedings at any stage without assigning any reason there for.
12. The Sale Certificate will be issued in the name of the purchaser(s) / applicant (s) only and will not be issued in any other name(s).

13. Bid form without EMD or with below EMD amount shall be rejected summarily.
14. The sale shall be subject to rules / conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.
15. The Bidder may apply for one or more properties as listed above depending on his ease and convenience.
16. The Bank is not liable to pay any interest/ refund of EMD in case of any delay in issue of confirmation of sale/ Sale Certificate, **possession of secured asset sold under e-auction** by virtue of any Court Order received after e-auction is held.

For other details of terms and conditions please refer our Bank's Website: ["https://bankofmaharashtra.in/propsale.asp"](https://bankofmaharashtra.in/propsale.asp).

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002

The borrower / guarantors are hereby notified to pay the sum as mentioned above along with up to dated interest and ancillary expenses before the date of auction, failing which the property will be auctioned / sold and balance dues if any will be recovered with interest and cost.

Date: 23/04/2019
Place: Amravati

Authorized Officer
Bank of Maharashtra