



बैंक ऑफ महाराष्ट्र
Bank of Maharashtra

भारत सरकार का उद्यम

एक परिवार एक बैंक

**Stress Asset Management Branch : 444, Agarkar High School Bldg., 2nd Floor,
Somwar Peth Pune - 411011 Tel.No.: 020-26130030, 26130029
E-mail: bom1446@mahabank.co.in**



Sale Notice for Sale of Immovable Properties

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 provision 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 properties mortgaged/ charged to the Bank of Maharashtra, SAM Branch the Symbolic/Physical possession of which have been taken by the Authorized Officer of Bank of Maharashtra, will be sold on "As is where is" and "Whatever there is" in e-Auction on 01/02/2020 between 11.00 a.m and 12.00 p.m for recovery of the balance due to the Bank of Maharashtra from the Borrowers and Guarantors, as mentioned in the table. Details of Borrowers and Guarantors amount due, Short Description of the immovable property and encumbrances known thereon, possession type, reserve price and earnest money deposit are also given as :

Sr. No.	Name of Borrowers / Guarantors	Amount Due & details of encumbrances	Short description of the immovable property with known encumbrances	Possession Type	Reserve Price / Earnest Money Deposit
1	Borrower : Brainer Impex Ltd. (Formerly known M/S Brainer Financial Technologies Ltd.), at 217 Orbit Industrial Estate, Opp.: Tangent Showroom, Mindspace, Malad (West), Mumbai 400064 Guarantors : 1) Mr. Malaychandra M. Biswas Address: 302, Shri. Gajanan Apt., Opp. Infant Jesus School, Chincholi, Bunder Road, Malad West, Mumbai 400064. 2) Mr. Pankaj Yadav at 23/802, Evershine Millenium Paradise, Thakur Village, Kandivali (East), Mumbai 400101. 3) Mr. Shashank Gokhale , at 8 – B-287, Yoganand Society, Vazira, Borivali (West), Mumbai 91. 4) Mr. Surinder Sharma , at Flat No. 503/504, Kaveri A, Vasant Nagar, KK CHS Thakur Village, Kandivali, Mumbai 400101. 5) Mr. Sanjay Tamhane at 217, Orbit Industrial Estate, Opp: Tangent Showroom, Mindspace, Malad (West), Mumbai 400064. 6) Mr. Tatyasaheb Kore Warna Sahakari Sakhar Karkhana Ltd. at Warnananagr, Tal. : Panhala, Dist. : Kolhapur 416113 through directors Mr. Shivajirao Anandrao Jadhav, Mr. Vasnatrao Shivling Chavan. 7) Omega Premises Pvt. Ltd. at 929, F.C. Road, Pune 411005. Through Mr. Ashok Bankatlal Agrawal, Flat No. 18, Megha Terrace, Survey No. 164-165, Aundh, New Wireless Bramain Chowk, Pune. (A/C is of SAMB Branch) Contact Person Mr. Rajkishore Patro: Chief Manager, No. 70771-04155, Mr. N. A. Waghchavre: Dy G. M.: 9960525544	Rs. 10,67,73,935/- (Rs. Ten Crores Sixty Seven Lakhs Seventy Three Thousand Nine Hundred Thirty Five only) plus interest @ 14.75% p. a w. e. f 17/04/2015 plus cost, charges and incidental expenses minus recovery if any	Lot No. 1: Office at 6th Floor in "Mantri Sterling building" constructed on piece and parcel of land bearing CTS No. 997, Final Plot No. 341 and CTS No. 998, Final Plot No. 342 situated at Bhamburda (Shivaji Nagar) T. P. Scheme, Pune in the PMC admeasuring 449.00 Sq. Mtrs. (as per approved plan CC No. CC/2726/10 Dt. 10/11/2010 (excluding refuge and passage area) Name of the executants: M/s Omega Premises Pvt. Ltd. through its director Mr. Ashok Bankatlal Agrawal	Physical Possession	Reserve Price - Rs. 3,88,80,000/- (Rupees Three Crores Eighty Eight Lakhs Eighty Thousand Only) EMD : 38,88,000 (Rs. Thirty Eight Lakhs Eighty Eight Thousand Only) Increment Amount Rs : 1,00,000/- (Rs. One Lakh Only)
2	Borrower : 1) M/s. Intellectual Building Systems Pvt. Ltd., Arihant Heights, Plot No. 76, Sector - 25, Nigadi Pradhikaran Pune-411044. Also At: Intellectual Building Systems Pvt. Ltd., Gat No. 40 to 44, Jadhavwadi, Tal. Vadgaon Maval, Dist. Pune 412106. 2) Mr. Abhijit Dilip Band (Director), Avishkar, Telco Road, Morwadi, Pimpri, Pune 411018. 3) Mr. Ramdas Kakde (Director), Plot No. 27, Indrayani College Colony, Talegaon Station, Tal. Maval, Dist. Pune 410506. 4) Mr. Haresh Vanvari (Director), 187/25, Pradhikaran, Nigadi, Pune 411044. 5) Mr. Nitin Kulkarni (Director), 512, C Ajinkya Plaza, Sadar Bazar, Satara 415001. 6) Mr. Rajesh Vinwari (Guarantor and Mortgagor), Plot No. 187, Sector 25, Appughar Road, PCMT Bus Depot, Nigadi, Pune 411044. Also At: Bungalow No. 8, Plot No. 84+99, Sector No. 6, Culture Crest, Sub Plot No. D 8, Moshi Pradhikaran, Dist. Pune 412105. 7) Mr. Dilip Band (Guarantor and Mortgagor), Flat No. B-702, Meera Society, Plot No. 41, CTS No. 1, Jogeshwari Oshiwara, Mumbai 400053. Also At: Avishkar, Telco Road, Morwali, Pimpri, Pune 411018.	Rs. 28,15,99,923/- (Rs. Twenty Eight Crores Fifteen Lacks Ninety Nine Thousand, Nine Hundred Twenty Three Only) plus interest thereon @ 15.25% w.e.f. 18/03/2015	Lot No. 2: Land & Factory Shed, Situated in Gat No. 40 to 44, at Village Jadhavwadi (Navlakh Umbre), Tal. Maval, Dist. Pune Lot No. 3: Bungalow No. D-8, having built up area adm. 1969 Sq. fts., plus Terrace 586 Sq. ft. + Garden 483 Sq.Ft, Total area 2423 Sq. ft. constructed upon plot No. 84 + 99, Sec No. 6, sub plot No. D-8, adm 1330 Sq. fts. in the housing project known as Culture Drest, situated at village Moshi (Pradhikaran), Tal. Haveli, Dist. Pune., Owner - Mr. Rajesh Vanwari	Symbolic Possession Symbolic Possession	Reserve Price - Rs. 22,00,00,000/- (Twenty Two Crores Only) EMD : 2,20,00,000/- (Rs. Two Crores Twenty Lakhs Only) Increment Amount Rs : 1,00,000/- (Rs. One Lakh Only) Reserve Price - Rs. 1,26,00,000/- (One Crores Twenty Six Lacks Only) EMD : 12,60,000/- (Rs. Twelve Lakhs Sixty Thousand Only) Increment Amount Rs : 1,00,000/- (Rs. One Lakh Only)

1) Date of E-Auction: 01/02/2020 between 11.00AM to 12.00 Noon. 2) Inspection Date & Time: For Lot. No. 1 : 21/01/2020, Lot. No. 2 : 22/01/2020 and Lot. No. 3 : 23/01/2020 from 12.00 PM to 2.30 PM, 3) Last Date of Submission of EMD : 28/01/2020. For detailed terms and conditions of the sale, please refer to the link "<https://www.bankofmaharashtra.in/propsale.asp>" provided in the Bank's website.

Date: 16/01/2020
Place: Pune

Authorized Officer,
Bank of Maharashtra, SAM Branch.