

Registered A.D.

MSME/SAR/Sale.info./May-25/18294

Dated: 21-May-25

J J Distributors Private Limited (Borrower)

55 Mangalwar Peth Janganga Apartment Pune . Pune Maharashtra 411011 Mob. No. - 9730140049

Vinod Kumar Jain S/O Kumar (Co-Borrower)

125 Mangalwar Pethkasba Peth Pune City Near Ambamata Temple Pune Maharashtra 411011

Also at Vinodkumar Nemichand Jain

Property Situated At Municipal Corporation Shop No 8 Ground Floor S No 55 Takallkar Heights Mangalwar Peth Pune Haveli

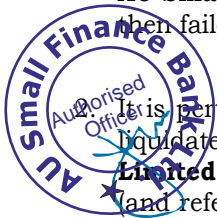
Veena Vinodkumar Jain (Co-Borrower)

Near Abamata Mandir 125 Mangalwar Peth Pune City Kasba Peth Pune City Pune Maharashtra 411011

Dear Sir/Madam,

Sub: Notice for Sale of the Mortgaged Property

1. We refer to our Demand Notice dated **17-Jan-22** issued by us under Section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as "SARFAESI Act"), wherein we had called upon you to pay the dues of **Rs. 3027115 (Rs. Thirty Lac Twenty-Seven Thousand One Hundred Fifteen only)** L9001060718204311 as on **(13-Jan-22)** with further interest until payment in full (**hereinafter referred as the "Outstanding Amount"**) and payable by you all under the facilities granted by **AU Small Finance Bank Limited** within 60 days from the date of the said notice. You have since then failed and neglected to pay the amount as demanded.



It is pertinent to note that despite the service of the above mentioned notice you have failed to liquidate the outstanding amount and as such, the Authorized officer of **AU Small Finance Bank Limited** has taken possession of the property/properties on **21-Aug-24** described herein below (and referred hereinafter as "**Secured Assets**") in exercise of the powers conferred on him under Section 13 (4) of the said Act read with Rule 8 & 9 and in pursuance of order dated **18-Dec-23** passed under section 14 of the said Act.

Registered Office
AU SMALL FINANCE BANK LIMITED
19-A Dhuleshwar Garden, Ajmer Road,
Jaipur - 302001, Rajasthan, India
Phone: +91 141 4110060/61, **Fax:** +91 141 4110090
CIN: L36911RJ1996PLC011381
Formerly known as **Au Financiers (India) Limited**

Correspondence Address :
AU SQUARE: B 11 – E, Malviya Nagar
Industrial Area, Jaipur 302017, Rajasthan.
Mob. No. 9116080214

3. This is to inform you, that all the requisitions under the provisions of SARFAESI Act and The Security Interest (Enforcement) Rules, 2002 have been complied with and **AU Small Finance Bank Limited** now proposes to sell the secured asset as mentioned below herewith by public auction through E-Auction or by any other mode prescribed under the provisions of Rule 8 (6) & 9(1) of Security Interest (Enforcement) Rules, 2002 after a period of **30 days** from the date of this notice in the manner described below '**as is where is basis & As is what is basis & Whatever there is basis**', unless we receive the entire outstanding amount i.e **Rs. 5440265 Rs. Fifty-Four Lakh Forty Thousand Two Hundred Sixty-Five Only.** L9001060718204311 as on **21-May-25** with further interest & charges.
4. It is hereby informed you that the Previous auction dated **11-Dec-24** has been cancelled as no any quotation/Bid received in the time period of Previous auction, so we are going to conduct second auction through E-Auction as per the given below schedule

S.NO.	PARTICULARS	DETAILS
1	DATE & TIME OF AUCTION	23-Jul-25 02.00 PM TO 04.00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES
2	DATE OF BID SUBMISSION	21-Jul-25
3	PLACE OF AUCTION	Au Small Finance Bank Ltd., Branch Address : - Atharwa Plaza, 3Rd Floor, Pune Satara Road, Dhanakwadi, Dist.Pune, Maharashtra -411043, auctions@aubank.in
4	MODE OF AUCTION	E-Auction through website https://sarfaesi.auctiontiger.net (Inviting Bids)
5	Loan Account No.	L9001060718204311
6	Outstanding Amount	Rs. 5440265 Rs. Fifty-Four Lakh Forty Thousand Two Hundred Sixty-Five Only. as on 21-May-25 L9001060718204311 WITH FURTHER INTEREST ALONG WITH ALL COST, CHARGES & EXPENSES UNTIL PAYMENT IN FULL.
7	Description of Mortgage property (Secured Assets)	ALL THAT PIECE OR PARCEL OF LAND BEARING Property Situated At Shop No. 08, Ground Floor, Survey No. 55, Takalkar Heights, Gandhi Nagar, Mangalwar Peth Road, Near Mangal Ganesh Mandir, Mangalwar Peth , Pune 411011 Admeasuring 225 SQ.FT., having four boundaries as East - PARKING, West - ROAD, North - GODAAWN NO 9 & South - GODAAWN NO 7
8	Reserve Price Fixed & EMD (Rs.)	RESERVE PRICE Rs. 2700000/- (Rs. Twenty-Seven Lakh Only.) EMD Rs. 270000/- (Rs. Two Lakh Seventy Thousand Only.)



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9	Against Litigation	DRT SA, Pune, Case No. S.A_529/2022, Case Title- J J Distributors Vs AUSFB
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Please treat this notice as Notice under Rule 8 Clause (6) Read with Rule 9(1) of the Security Interest (Enforcement) Rules, 2002 providing you a notice of **30 days** for sale of the secured asset.

Note :

1. Borrowers are requested to kindly remove their movable assets (If any) from the property which is in Bank's Possession.
2. Auction detail will be published in two leading Newspapers.
3. The Auction detail will also be uploaded on our website : <https://www.aubank.in/bank-auction> and also at the website of Auction Tiger i.e. <https://sarfaesi.auctiontiger.net>
4. For more details regarding E-Auction kindly contact on 7039052930 & 9773358234 to **Mr. Ravindra Devare & Deepak Jain.**
5. The RTGS/NEFT/DD of reserve price will be made in Favor of MSME AUCTION POOL ACCOUNT OF AU Small finance Bank Ltd., Payable at Jaipur, Account No.1921201121711599, IFSC Code: AUBL0002011.

Thanking you,

**Authorised Officer
AU Small Finance Bank Limited**



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