

| PROPERTIES OF SURAT REGIONAL OFFICE | | | | |
|-------------------------------------|--|---|--|--|
| 31 | Deepak Vedu Gite (Borrower/ Mortgage), Gite Chhotiben Vedu (Co-Borrower) | Rs. 11,53,309.59 as on 31.08.2023 plus further interest and other charges due | Revenue Survey No 100 & 101 Block No. 85 Plot no 311 admeasuring area 53.36 sq yards i.e 44.62 sq mtrs (As per K J P Block No. 85/311 admeasuring 62.29 sq mtrs) along with proportionate undivided share in the land of the said society known as "Sai Aangan Residency" Jolwa Dist Surat. Boundary : East : Adj Plot no 322, West : Adj Society Internal Road, North : ROAD, South: COP Status of Possession : Physical Possession | RESERVE PRICE : Rs. 7,00,000.00 EMD : Rs. 70,000.00 |
| 32 | Mr. Nishad Vedprakash Fulchand (Borrower / Mortgage), Mrs. Nishad Lalmati Vedprakash (Co-Borrower) | Rs. 8,76,127.48 as on 24.10.2024 plus further interest and other charges due | All that pieces and parcel of the Immoveable property bearing Plot No. 361/B (As per KJP Durasti, Block No.67/Plot No.361/B) Mahavir Nagar Residency Old Block no 67 & 68, New Block No-67, Moje Village-Kareli, Tal-Palsana, District-Surat. Boundary : East : Plot No 400, West : 7.50 Feet wide road, South : Plot No. 362, North : Plot No. 360 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 8,00,000.00 EMD : Rs. 80,000.00 Bardoli Branch Ph.: 8238091947 Email : cb3430@canarabank.com A/C : 209272434 IFSC : CNRB0003430 |
| 33 | Randhirkumar Harimohan bhaisinh (Borrower / Mortgage), Raman Kameshwar S Bharti (Guarantor) | Rs. 8,83,960.70 as on 08.10.2023 plus further interest and other charges due | Plot No. 31, Bapa Sitaram Residency, Nr. Jolva Grampanchayat, B/h. Hanuman Faliya Water Tank, Jolva Village Road, R. S. No. 268, Block No. 327, At: Jolva, Tal: Palsana, Dist: Surat - 394305, Boundary : North : House No. 32, South : House No. 30, East : Society Internal Road, West : Other House Status of Possession : Physical Possession | RESERVE PRICE : Rs. 5,25,000.00 EMD : Rs. 52,500.00 |
| 34 | Shaileshbhai Maganbhai Patel (Borrower / Mortgage), Mohamadmunir Rasul Ahemad Shaikh (Guarantor) | Rs. 21,26,365.8 as on 27.04.2023 plus further interest and other charges due | Residential property at Flat No. 401, 4th Floor of AUL Husain Apartment, B/h. Para Maszid, Surat-Oldpad Road, Oldpad, Surat-394540. Boundaries : North : Open Space, South : Passage, East: Stair Lift, West : Flat No. 402. Status of Possession : Physical Possession | RESERVE PRICE : Rs. 7,50,000.00 EMD : Rs. 75,000.00 Erthan Branch Ph.: 9427314791 Email : cb17174@canarabank.com A/C : 209272434 IFSC : CNRB0017174 |

केनरा बैंक

Canara Bank

भारत सरकार का उद्योग

A Government of India Undertaking

सिंडिकेट

Syndicate

Circle Office, 7th Floor, Gift One Building,
Gift City, Gandhinagar-382355


The undersigned as Authorized officer of **CANARA BANK** has taken over possession of the following property/ies under section 13(4) of the SARFAESI act, Public at large is informed that **e-auction** (under SARFAESI act, 2002) of the charged property/ies in the below mentioned cases for realization of bank dues will be held on **"AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS"** BASIS Under Rule 9 (1) of Security Interest (Enforcement) Rules, 2002.

**E-AUCTION SALE NOTICE
TO PUBLIC UNDER
SARFAESI ACT, 2002**

DETAILS FOR MEGA E-AUCTION ON 20.06.2025 (01:00 PM TO 03:00 PM) • LAST DATE OF EMD : 19.06.2025

| Sr. No. | NAME OF BORROWER/S / GUARANTOR/S / MORTGAGOR/S | OUTSTANDING (RS) | DETAILS OF SECURITY/IES / STATUS OF POSSESSION | RESERVE PRICE & EMD | ACCOUNT DETAILS & NAME, CONTACT DETAIL OF BRANCH |
|-------------------------------------|--|---|--|---|--|
| PROPERTIES OF SURAT REGIONAL OFFICE | | | | | |
| 35 | Vaghani Dharamshibhai (Borrower / Mortgagor), Mrs. Vaghani Sangita (Co-Borrower) | Rs. 45,51,464.11 as on 27.10.2024 plus further interest and other charges due | All that pieces and parcel of the Immovable property bearing Plot No.8 admeasuring area 292.78 sq.mtrs with construction of Ground Floor & 1st Floor adm. 90 sq.mtrs. along with undivided proportionate share in the land and COP of the said Society Known as "Enjoy-29" situated in land bearing, Block No.180/A, lying being & situated at Vill Simlathu, Sub-Dist. Olpad, Dist-Surat. Boundary : East :Adj Road, West: Block No. 184, North :Plot No. 9, South: Plot No. 7 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 35,00,000.00 EMD : Rs. 3,50,000.00 | Hazira Icchapore Branch Ph.: 8238091975 Email : cb3428@canarabank.com A/C : 209272434 IFSC : CNRB0003428 |
| 36 | Kavita Jitendra Patil (Borrower / Mortgagor), All The Legal Heirs (Known & Unknown) of Late Mr. Jitendra Bhikan Patil (Co-Borrower) | Rs. 6,83,429.81 as on 05.09.2024 plus further interest and other charges due | Immovable Property Breaing Plot No. 102, admeasuring about 42.38 Sq. Mtrs (As Per KJP Block No. 155/102 adm. 42.41 Sq. Meters) along with undivided proportionate share of COP and Road Land of the Society Known as "Ambar Vatika Residency" with all appurtenances pertaining thereto, standing on land bearing & situated at Village Bagumara, Sub District Palsana, District : Surat. Boundaries : East : Adj. Plot No. 115, West : Society Internal Road, North : Adj. Plot No 103, South : Adj. Plot No 101 Status of Possession : Physical Possession | Reserve Price : Rs. 7,25,000.00 EMD : Rs. 72,500.00 | Kamrej Branch Ph.: 8238040879 Email : cb3579@canarabank.com A/C : 209272434 IFSC : CNRB0003579 |
| 37 | Bajrangdas Bhairudas Vaishnav (Borrower / Mortgagor) | Rs. 5,26,229.00 as on 31.12.2023 plus further interest and other charges due | Commercial Shop no. 4, Adm built up area of 18.58 sq.mtrs or 200 sq.ft and Super built up area of 29.46 sq. mtrs or 317 sq.ft situated on Ground Floor of building known as Sweta Residency, situated at Rs no. 567/Paiki 1/1 and 567/Paikee1/2, TP scheme no. 1, FP NO 425, Main Tikka No. 39, CS no. 2273, 2274,2275 and after partition tikka no. 38, CS no. 2273/B/1 paikee plot no. 26 and house construction thereupon, together with undivided share 1/49 adm 17.09 sq. mtrs in the land Plot no. 26 adm 9015.69 bounded as below : East : Parking of apartment, West : Road, North : Shop No. 5, South : Shop No. 3 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 6,50,000.00 EMD : Rs. 65,000.00 | |
| 38 | Champak Shankarbhai Purohit (Borrower / Mortgagor), Arjunlal Dhukaram Sen (Guarantor) | Rs. 5,81,182.53 as on 30.09.2023 plus further interest and other charges due | Residential Flat Situated at Jalalpure, Dist. Navsari having revenue survey No. 533 + 534 + 535 City Survey No. 428, 495, 496 Tika No. 18 Land Admeasuring 336.00 Sq. Mr. i.e. 3615.00 sq. Fts. & Construction there upon Known as Puvli Apartment, Flat situated at Ground Floor, Flat No. G-1 Having Municipal House No. 2/1053/0. Having boundaries as under : East : Land of Adjoining Margin, West : Common Passage & Stairs, North : Flat No. 2, South : Open Passage Status of Possession : Physical Possession | RESERVE PRICE : Rs. 4,00,000.00 EMD : Rs. 40,000.00 | Navsari Branch Ph.: 8511127682 Email : cb1151@canarabank.com A/C : 209272434 IFSC : CNRB0001151 |
| 39 | Dilip Agnidev Thakur (Borrower / Mortgagor), Suneetadevi Dilip Thakur (Co-Borrower), Rammilan Vavachau Jha (Guarantor) | Rs. 16,14,947.51 as on 29.08.2024 plus further interest and other charges due | Property situated at "Ram Nagar-2",Vejalpore, Tal-Jalalpure Dist. Navsari having Revenue Survey No.113/1 Paiki Plot No. 49-50 Paiki Hissa No-1 land admeasuring 600.00 Sq ft i.e 55.76 Sq Mtrs having boundaries namely : East : Plot No 51, West : Plot No 48, North : Plot No. 49 + 50 paiki Hissa No. 2, South : 15 feet wide Road Status of Possession : Physical Possession | Reserve Price : Rs. 12,00,000.00 EMD : Rs. 1,20,000.00 | |
| 40 | Savita Dilip Patil (Borrower / Mortgagor), Dilip Bhagwan Patil (Co-Borrower), Dineshbhai Vishnubhai Nikam (Guarantor) | Rs. 4,32,504.08 as on 29.10.2024 plus further interest and other charges due | Immovable property situated at Suryanagr, Vijalpore, Tal. Jalalpure, District Navsari having R.S. No. 131/1 Paiki Plot No. 18, land adm. 630 Sqft i.e. 58.52 Sq Mtrs. and house constructed thereon adm. 560 Sqft. i.e. 52.00 Sq.Mtrs. having situated in Vijalpore Nagarpalika, Ward No. 7, Municipal H.No. 468/0, having boundaries as under : East : Plot No. 17, West : Plot No. 19, North : 15 Ft Wide Road, South : Plot No. 23 Status of Possession : Physical Possession | Reserve Price : Rs. 10,00,000.00 EMD : Rs. 1,00,000.00 | |
| 41 | Altaf Ibrahim Multani (Borrower / Guarantor), Latabai Vijesing Girase (Mortgagor) | Rs.25,87,203.00 as on 04.07.2023 plus further interest and other charges due | Flat No. 401, Fourth Floor, Lake Sight Apartment, B/h. Bank of Baroda & Patel Complex, Balaji Complex, Nr. APMC Market, Opp. Sanskruti Shopping Centre, At: Viraval, Taluka: Navsari, District: Navsari - 396445 North Entrance & Passage South Other Building East Open To Sky West Open To Sky Status of Possession : Physical Possession | Reserve Price : Rs. 6,75,000.00 EMD : Rs. 67,500.00 | |
| 42 | Ashish Natubhai Dhimmar (Borrower / Mortgagor), Dhimmar Anitaben Ashishnbhai (Co-Borrower), Nilesh Shantilal Dhimmar (Guarantor) | Rs. 11,55,352.86 as on 04.12.2023 plus further interest and other charges due | All Pieces and Parcels Situated Gamtal Land and Building Construction there upon which is known as Krishna Complex, 1st Floor Having Flat No. 101 Built Up Area Admeasuring 925 Sq.Fts. i.e 85.97 Sq Mtrs and Undivided Share admeasuring 15.42 Sq.Mtrs. having Navsari Vijalpore (kabilpore Division) Gram Panchayat House No. 3134/101 which is Bounded as : East : Property of Narendrabhai Maisuriya, West : Property of Bharatbhai Chhaganbhai, North : Internal Road, South : Plot No. 158 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 10,50,000.00 EMD : Rs. 1,05,000.00 | Navsari Lunci Kui Ph.: 8238091994 Email : cb2703@canarabank.com A/C : 209272434 IFSC : CNRB0002703 |
| 43 | Kalimullah Ghanchi (Borrower / Mortgagor), Mohammadvaliulla Afjalbhai Ganchi (Guarantor) | Rs. 16,38,025.75 as on 22.06.2023 plus further interest and other charges due | Panchyat Nondh No. 793, Shop No. G/4, Ground Floor "Muskan Apartment", B/h. Laipore Gram Panchayat, Nr. Laipore Village, laipore, Ta. Choryasi, Dist. Surat - 394235. Boundary : East : Adj Flat No. G/1, West : Adj Passage & parking Road, North : Adj Passage & Shop No. 2 & 3, South : Adj House of Sufi Sir Status of Possession : Physical Possession | RESERVE PRICE : Rs. 5,20,000.00 EMD : Rs. 52,000.00 | |
| 44 | Sanu Marhum Usmani (Borrower)Anjum Sanu Usmani (Co-Borrower), Zakirbhai Afzalbhai Ghanchi (Guarantor) | Rs. 16,17,707.00 as on 04.07.2023 plus further interest and other charges due | Gram Panchayat Nondh No. 793 Paiki Flat No. 202, Second Floor, Muskan Apartment B/h. Laipore Gram Panchayat, Nr. Laipore Village, Nr. English Medium School, Kansad-Laipore Road, Off. Surat- Navsari Road, Laipore, Surat- 394235 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 7,00,000.00 EMD : Rs. 70,000.00 | |
| 45 | Laibabu Iliyas Ansari (Borrower / Mortgagor), Anish Ahamad Ajam Idrish (Guarantor) | Rs. 8,61,348.50 as on 29.04.2024 plus further interest and other charges due | Flat admeasuring 63.1970 sq mtr. Super built up area 41.0780 built up area, undivided share of land admeasuring 10.1171 sq mtr. on land bearing Tikka No. 9/1 C.S No. 46+53 paiki Flat No. 301, in Village Noorm Manzil, Malekwad, Navsari. Boundary : Bounded by : East : Flat No. 302, West : Adjoining property, North : Adjoining property, South : Passage Status of Possession : Physical Possession | RESERVE PRICE : Rs. 7,00,000.00 EMD : Rs. 70,000.00 | |
| 46 | Pramodbhai Jagannath Vankhede (Borrower / Mortgagor), Satyabhamaben Pramodbhai Vankheri (Co-Borrower), Sidhdharthbhai Sukhadev Mishal (Guarantor) | Rs. 6,63,733.50 as on 30.03.2024 plus further interest and other charges due | All that Piece or parcel of Immovable Property of A-Type Plot No. 81 (as per KJP Record New Block No. 327/81), of the Society Knows as "Shree Krishna Residency" Situated at Tundi, Palsana bearing Revenue Survey No. 306/2, 309/2, 314/2, 315/P, 316, 309/1A, 312/2, 315 Paiki & 314/1, Block No. 327 & 329 as Per Consolidation Scheme New Block No: 327 of Village: Tundi, Taluka: Palsana, District: Surat Total Admeasuring about (Plot Area as per 7/12 record 41.28 Sq. Meters & as Per Booking 41.26 Sq. Meters + undivided Proportionate Share in Road and COP land area 26.36 sq mtrs) 67.64 Sq. Meters in the state of Gujarat within the jurisdiction of the Sub Registrar Palsana, together with the building, Sheds, Standing thereon bounded as under : East : Boundary after Plot no A/68, North Plot no A-80, West 6.00 mtrs wide Road, South Plot no A-82 Status of Possession : Physical Possession | Reserve Price : Rs. 5,00,000.00 EMD : Rs. 75,000.00 | Sanki Branch Ph.: 9429216358 Email : cb17057@canarabank.com A/C : 209272434 IFSC : CNRB0017057 |
| 47 | Sidhdharthbhai Sukhadev Mishal (Borrower / Mortgagor), Sunita Sidhdharthbhai Mishal (Co-Borrower), Pramodbhai Jagannath Vankhede/ Vankheri (Guarantor) | Rs. 7,80,209.89 as on 29.12.2024 plus further interest and other charges due | All that Piece and Parcel of Immovable property of A-Type Plot No. 82 (as per KJP Record New Block No.327/82) of the society known as "Shree Krishna Residency" situated at Village: Tundi, Sub-Dist: Palsana bearing Revenue Survey No. 306/2, 309/2, 314/2, 315/P, 316, 309/1A, 312/2, 315 Paiki & 314/1, Block No 327 & 329 as per Consolidation scheme New Block No. 327 of Village Tundi, Taluka Palsana, Dist Surat Total admeasuring about (Plot area as per 7/12 record 41.28 sq. mtrs. And as per booking 41.26 Sq. mtrs. + undivided proportionate share in Road and COP land area 26.36 Sq. mtrs.) 67.64 Sq. mtrs. In the state of Gujarat within the jurisdiction of the sub Registrar Palsana, together with the building, sheds, standing thereon bounded as under : East : Boundary after Plot No. A/67, West : 6.00 Mtrs. Wide Road, North : Plot No. A-81, South : Plot No. A-83 Status of Possession : Symbolic Possession | Reserve Price : Rs. 7,50,000.00 EMD : Rs. 75,000.00 | |
| 48 | Dakua Prashant (Borrower / Mortgagor), Santoshi Dakua (Co-Borrower) | Rs. 11,89,611.66 as on 17.12.2024 plus further interest and other charges due | Immovable property bearing Plot No.162 (As per K.J.P. Block No. 14/162/162) as per plan adm. 81.91 sq.mtrs & As per site adm. about 79.85 sq.mtrs together with undivided proportionate share adm. about 53.52 sq.mtrs in the Common Road and COP of Society Known as "Yashvi Residency Vibhag-3" Rev. Survey No.9, Block No.14, situated at Village-Kareli, Tal-Palsana, Dist-Surat. Boundaries : East-Plot No.161, West : Adj Block, North : Society Road, South : Plot No. 163 Status of Possession : Symbolic Possession | RESERVE PRICE : Rs. 12,00,000.00 EMD : Rs. 1,20,000.00 | Shegava Branch Ph.: 8488978492 Email : cb17173@canarabank.com A/C : 209272434 IFSC : CNRB0017173 |
| 49 | Ravikumar B Vadaliya (Borrower / Mortgagor), Dharmeshbhai Pravinbhai Dudhagra (Guarantor) | Rs. 9,77,072.70 as on 20.12.2023 plus further interest and other charges due | Nondh No. 3639 & 3640 Flat No. 503, Situated at 5th Floor of Jai Dashamaa Apt., Nr. Swaminarayan Temple, Bank of India Gali, Rampura C. S. Ward No. 7, Surat city, Surat. Boundary : North : Adj. Property, South : Passage, East : Flat No. 504 after passage, West : Flat No. 502 after passage Status of Possession : Physical Possession | RESERVE PRICE : Rs. 7,75,000.00 EMD : Rs. 77,500.00 | |

| Sr. No. | NAME OF BORROWER/S / GUARANTOR/S / MORTGAGOR/S | OUTSTANDING (RS) | DETAILS OF SECURITY/IES / STATUS OF POSSESSION | RESERVE PRICE & EMD | ACCOUNT DETAILS & NAME, CONTACT DETAIL OF BRANCH |
|-------------------------------------|--|---|--|---|---|
| PROPERTIES OF SURAT REGIONAL OFFICE | | | | | |
| 50 | Sojitra Jayeshbhai Karshanbhai (Borrower / Mortgagor), Urmilaben Jayeshbhai Sojitra (co-borrower) | Rs. 12,66,008.52 as on 29.11.2024 plus further interest and other charges due | Plot No 106 As per Booking Plan adm area 74.40 Sq Yard and as per passing plan adm about 61.43 sq mtr togetherwith undivided proportionate share adm 34.21 sq mtr in common roads and COP with all appurtenances pertaining thereto of the housing society known as "Evervilla Row House" located on Rev Block No 211 (Old Survey No.117/1) of Village Sayan, Taluka Olpad District-Surat Boundaries: North:Plot No 121, South: Society Road, East-Plot No 107, West:Plot No 105 Status Of Possession : Symbolic Possession | RESERVE PRICE : Rs. 13,00,000.00 EMD : Rs. 1,30,000.00 | Surat Ghoddod Road Ph.: 8238092007 Email : cb2658@canarabank.com IFSC : CNRB0002658 |
| 51 | Bharat Radhewsyaam Kesharwani (Borrower / Mortgagor), Yogeshbhai Batukbhai Kachhadiya (Guarantor) | Rs. 4,90,538.01 as on 04.08.2023 plus further interest and other charges due | R.S. No. 226/2/B, Block No. 237 Flat No. 302, Third Floor, Anjani Residency, Plot No. 16, 17 & 18, Nr. Bhojipuri Cinema, Opp. Park Public School, Sachin - Talangpur Road, At: Pali Gam-Sachin, Tal: Choryasi, Dist: Surat-394230. Boundary : North : Road Side OTS, South : Entry & Passage, East : Flat No. 303, West : Road Side OTS Status of Possession : Physical Possession | RESERVE PRICE : Rs. 2,70,000.00 EMD : Rs. 27,000.00 | Surat Majuragate Branch Ph.: 8238092012 Email : cb2029@canarabank.com A/C : 209272434 IFSC : CNRB0002029 |
| 52 | Pithave Shyam Bhagwandas (Borrower / Mortgagor), Pithave Mangala Shymbhai (Co-Borrower) | Rs. 15,06,900.60 as on 30.01.2024 plus further interest and other charges due | All that part and parcel of the property situated at Flat No. B-2/703 on 7th Floor of the Building No. B-2, admeasuring carpet area 38.20 sq.mtrs and Buildup area 40.48 sq.mtrs. along with undivided proportionate share in the land underneath the said building adm.17.66 sq. mtrs and covered parking area adm. 16.35625 sq.mtrs. Balcony area 1.23 sq.mtrs. of the society known as "PRAYOSHHA HOME". Having boundaries as under : Bounded : On the North by : 18 mtrs. T.P. Road, On the South by : ADJ. F.P. No. 55, On the East by : ADJ.F.P. No. 50 & 56, On the West by : ADJ.F.P.No.48 & 110/a/2 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 14,00,000.00 EMD : Rs. 1,40,000.00 | Surat Pandesara Branch Ph.: 8511100754 Email : cb6483@canarabank.com A/C : 209272434 IFSC : CNRB0006483 |
| 53 | Jay Khodiyar Fashion (Proprietor : Sagar Dhirubhai Desai) (Borrower / Mortgagor), Sagar Dhirubhai Desai (Proprietor - Mortgagor) | Rs. 18,41,267.65 as on 29.11.2024 plus further interest and other charges due | Shop no 218, admeasuring Built-up area 22.68 Sq.Mtrs, and Carpet area 21.47 Sq. Mtrs. on 2nd Floor, A-Type Building known as "Shreenathji Icon" constructed on land bearing Revenue Survey No. 106/4, its Block No. 97, its T.P Scheme No. 27 (Utran-Kosad), Final Plot No. 18. Boundaries : North : Shop No. 219, South : Shop No. 217, East : Open to Sky, West : Passage Status of Possession : Physical Possession | RESERVE PRICE : Rs. 20,00,000.00 EMD : Rs. 2,00,000.00 | |
| 54 | Sanjeev Satishchandra Sharma (Borrower / Mortgagor), Goral Sanjeevkumar Sharma (Co-Borrower), Hareebhai Jagobhai Mahajan (Guarantor) | Rs. 20,05,328.46 as on 31.12.2023 plus further interest and other charges due | Revenue Survey No. 125/1, Block No. 197 Building No. B, Flat No. 409, 4th Floor, Sai Residency B/h. R J D Business Plaza & Vrundavan Heights, Nr. Sky Avenue, Royal Palace & Prayashya Prime, Off. Dindoli - Kharwasa Road, Dindoli, Surat - 394210. Boundary : North : Open To Sky & Lift, South : Open to Sky, East : Entrance, Passage & Flat No. B/401, West : Passage & Flat No. B/408 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 13,00,000.00 EMD : Rs. 1,30,000.00 | Surat Parle Point Branch Ph.: 9409305926 Email : cb171777@canarabank.com A/C : 209272434 IFSC : CNRB0017177 |
| 55 | Mr. Veljibhai Megabhai Bharvad (Borrower / Mortgagor), Mrs. Jaluben Veljibhai Bharvad (Co-Borrower), Mr. Bipinbhai Gordhanbhai Patel (Guarantor) | Rs. 17,12,540.91 as on 28.09.2024 plus further interest and other charges due | All that pieces and parcel of the Immovable property bearing as per revised plan Plot no. 55 (Old Plot No.56) of the society known "Shiv Nagar" situated at B/H Dada Bhagwan Temple, Kamrej bearing Revenue Survey No. 360, Block No. 347, of Village : Kamrej, Dist : Surat, Sub - Dist : Kamrej, (plot area 58.53 sq.mtrs + adj. Margin & undivided proportionate in COP & Road land area 11.71 sq. mtrs) 70.24 sq.mtrs. Boundary : East : Adj. Plot No. 89, West : Adj. Society Road, North : Adj.Plot No. 55, South : Adj. Plot No.57 Status of Possession : Symbolic Possession | RESERVE PRICE : Rs. 10,00,000.00 EMD : Rs. 1,10,000.00 | |
| 56 | Chimanbhai Budhabhai Harijan (Borrower / Mortgagor), Ramilaben Chimanbhai Purabiya (Co-Borrower), Hemalkumar Chimanbhai Purabiya (Guarantor) | Rs. 18,76,891.84 as on 08.12.2023 plus further interest and other charges due | All that pieces and parcel of the immovable property of Plot No: 47 (As per Passing Plan B Type) in "Shree Krishna Residency" situated at Tundi, Revenue Survey No: 306/2, 309/2, 314/2, 315/Paiki, 316, 309/1A, [Revenue Survey No: 312/2, 315 Paiki, 314/1, Block No: 327 & 329 New Block No: 327 totally admeasuring 22237 Sq. mtrs. of Village Tundi, Taluka: Palsana, District: Surat, admeasuring 62.60 Square Meters (As per Booking admeasuring 62.58 Sq. mtrs.) alongwith 39.98 Sq. mtrs. Undivided share in the land of Road & C.O.P. in the state of Gujarat within the jurisdiction of Taluk Palsana. Status of Possession : Physical Possession | RESERVE PRICE : Rs. 10,00,000.00 EMD : Rs. 1,10,000.00 | Surat Varachha Branch Ph.: 8238092016 Email : cb3191@canarabank.com A/C : 209272434 IFSC : CNRB0003191 |
| 57 | Late Mukunnda Namdev Patil (Represented by Maya Mukunnda Patil) (Borrower / Mortgagor), Maya Mukunnda Patil (Borrower / Mortgagor) | Rs. 16,67,296.05 as on 08.12.2023 & further interest plus Charges thereon | Residential Property situated at Plot No. 236, Aarya Residency, Moje / Vill - Kareli, Taluka - Palsana, Rev. Block No. 82 (Old Survey No. 55) District Surat. Bounded by : North : Plot No. 235, South : Plot No. 237, East : Plot No. 203, West : Society Internal Road Status of Possession : Physical Possession | RESERVE PRICE : Rs. 11,75,000.00 EMD : Rs. 1,17,500.00 | |
| 58 | Bhavinbhai Navinbhai Lad (Borrower / Mortgagor), Alkesh Navinbhai Lad (Co-Borrower) | Rs. 10,03,004.85 as on 30.08.2022 plus further interest and other charges due | EMT of Residential Flat situated at Flat No. 203, 2nd Floor, Shubh Mangal Avenue, at Nandawala, Taluka & District Valsad 396001, Admeasuring 1241 Sq. Feet. Boundary : Boundries : North : Flat No. 202, South : Internal Road, East : National Highway, West: Flat No. 204 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 8,10,000.00 EMD : Rs. 81,000.00 | |
| 59 | Chirag Dhananjay Desai (Borrower / Mortgagor) | Rs. 14,16,772.77 as on 09.10.2023 plus further interest and other charges due | Residential property Situated at Flat No. 207, Shubh Mangal Avenue, Nr. Sai Charan Hotel, Opp. Hotel Ladli Food Court, Nr. Subha Mangal Heights, On National Highway No. 48, Nandava, Valsad-396001. Boundaries : North : Entrance, Passage & Flat No. 206, South : Open to sky, East : Open to sky, West : Flat No. 401 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 6,90,000.00 EMD : Rs. 69,000.00 | |
| 60 | Darshanaben Alkesh Lad (Borrower / Mortgagor) | Rs. 13,83,389.97 as on 09.10.2023 & further interest plus Charges thereon | Flat No. 202, Second Floor, Shubh Mangal Avenue, Nr. Sai Charan Hotel, Opp. Hotel Ladli Food Court, Nr. Shubh Mangal Heights, On National Highway No. 48, Mouje: Nandavala, Taluka: Valsad, District: Valsad - 396001 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 8,10,000.00 EMD : Rs. 81,000.00 | |
| 61 | Geeta Kanamani Yadav (Borrower / Mortgagor), Kannamani Ayyappa Yadav (Co-Borrower) | Rs. 13,70,033.77 as on 08.04.2024 & further interest plus Charges thereon | Residential Flat Situated at Flat No. 403, 4th Floor, Shubh Mangal Avenue, Survey No. 262/1, Paiki 2, Plot No. 1 of Village Nandavala, Taluka and Distt. Valsad, Gujarat - 396001 measuring 1241 sq. ft. Bounded by : North : Open Space, South : Internal Road, East : National Highway No. 48, West : Flat No. 401 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 8,10,000.00 EMD : Rs. 81,000.00 | |
| 62 | M Chinnachamy Mokai Tawar (Borrower / Mortgagor) | Rs. 9,13,240.38 as on 30.12.2020 plus further interest and other charges due | EMT of Resental Flat Situated at Flat No. 401, 4th Floor, Shubhmangal Avenue, Survey No. 262/1 Paiki 2, Plot No. 1 of Village Nandavala, Taluka & District Valsad, admeasuring 1107 Sq.Feet. Boundary : North : Open Space, South : Flat No. 404, East: Flat No. 402, West: Property of Plot No. 24 Status of Possession : Physical Possession | RESERVE PRICE : Rs. 7,50,000.00 EMD : Rs. 75,000.00 | Valsad Branch Ph.: 9427314812 Email : cb17191@canarabank.com A/C : 209272434 IFSC : CNRB0017191 |
| 63 | Nimesh Babubhai Patel (Borrower / Mortgagor) | Rs. 11,24,239.63 as on 21.07.2023 & further interest plus Charges thereon | Flat No. 301, Third Floor, Shubh Mangal Avenue, Nr. Sai Charan Hotel, Opp. Hotel Ladli Food Court, Nr. Shubh Mangal Heights, On National Highway No. 48, Mouje: Nandavla, Taluka: Valsad, District: Valsad-396001. Boundaries : North : Open to Sky, South : Flat No. 304, East: Flat No. 302, West : Open Space Status of Possession : Physical Possession | RESERVE PRICE : Rs. 8,00,000.00 EMD : Rs. 80,000.00 | |
| 64 | Nita Nitesh Vashi (Borrower / Mortgagor) | Rs. 15,18,637.65 as on 21.07.2023 plus further interest and other charges due | Flat No. 404, Fourth Floor, Shubh Mangal Avenue, Nr. Sai Charan Hotel, Opp. Hotel Ladli Food Court, Nr. Shubh Mangal Heights, On National Highway No. 48, Mouje: Nandavla, Taluka: Valsad, District: Valsad-396001. Boundaries : North : Entrance, Passage, Stair and Flat no. 401, South : Open to Sky, East: Flat No. 403, West : Open Space and Shubh Mangal App Status of Possession : Physical Possession | RESERVE PRICE : Rs. 8,00,000.00 EMD : Rs. 80,000.00 | |
| 65 | Pratapbhai Ratanbhai Luharia (Borrower / Mortgagor) | Rs. 17,89,364.20 as on 02.11.2023 plus further interest and other charges due | Flat No 201 Second Floor Shubh Mangal Apartment Nr Sai Charan Hotel Opp Hotel Ladli Food Court Nr Shubh Mangal Heights On National Highway No 48 Mouje Nandavala Taluka Valsad District Valsad 396001 North-flat No 202 , South-flat No 209, East-passage, West-margin Of Plot No 22 23 24 Status Of Possession : Physical Possession | RESERVE PRICE : Rs. 6,00,000.00 EMD : Rs. 60,000.00 | |
| 66 | Priteshbhai Rameshbhai Maheta (Borrower / Mortgagor), Vipul Maganlal Poshniya (Guarantor) | Rs. 11,64,392.93 as on 09.10.2023 plus further interest and other charges due | Survey No. 309/Paiki & 309/Plot No. 1 to 4 Flat No. 405, Fourth Floor, Vasudev Apartment-3, Opp. Hindu Smashan Bhumi, Nr. Om Residency, Nr. Maruti Complex & Shree Shubh Residency, Valsad-Gundlav Road, Pardi-Sandhpur, Valsad-396001. Boundary : North : Flat No. 406, South : Flat No. 404, East : Open to Sky, West : Entrance & Passage Status of Possession : Physical Possession | RESERVE PRICE : Rs. 8,15,000.00 EMD : Rs. 81,500.00 | |



STATE BANK OF INDIA

Stressed Assets Recovery Branch : 2nd Floor, Samyak Station, Opp. D R Amin School,
 Divalipura Main Road, Vadodara-390007, **Phone No.** 0265-2225292, **E-mail :** sbi.10059@sbi.co.in

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Appendix -IV-A [See Proviso to rule 6 (f)]

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 Properties mortgaged/charged to the Secured Creditor, the **Physical Possession** of which has been taken by the Authorised Officer of **State Bank of India**, the Secured Creditor, will be sold on **"As is Where is", "As is What is" and Whatever there is"** basis on **19.06.2025 - 11:00 AM to 4:00 PM** for property mentioned in **Serial No. 1 to 3** and for on **04.07.2025 - 11:00 AM to 4:00 PM** for property mentioned in **Serial No. 4 to 5** the recovery of respective amount, due to the **State Bank of India** (Secured Creditor) from the respective Borrower(s) and the Guarantor(s) as specified here under:

| Sr. No. | Borrower(s) & Guarantor(s) Details of Demand Notice with further Interest / expenses | Details of Properties | Reserve Price EMD Bid Increase Amount | Date & Time of Inspection / Contact Person |
|---------|---|---|---|---|
| 1. | M/s. Om Sai Consulancy, Shri Saantsingh Satyendra Veer Singh (Proprietor and Guarantor), Shri Jigar Gajjar (Mortgagor and Guarantor) Rs. 1,05,40,875.50 18.03.2023 | Property ID: SBIN200039619724A All the piece and parcel of Office No. 16 (As per the Site No:305), on the 3rd Floor of the building known as "Raj Corner" situated at Pal, Surat bearing Revenue Survey No. 206 & 207, Block No: 177/B, T P Scheme No: 10 (Pal), Final Plot No: 62 of Village : Pal, Tal: Adajan (Surat City), Dist. Surat Total admeasuring about 130.32 Square Meter (Built Up Area) and 108.60 Square Meters (Carpet Area) Along with undivided proportionate share in underneath land, Owned by : Mr. Jigar Girishchandra Gajjar. (Physical Possession) | Rs. 64,00,000/- Rs. 6,40,000/- Rs. 50,000/- | 06.06.2025 11:00 AM to 1:00 AM ----- Shubham Jangid 7600093736 |
| 2. | Ms. Pooja Himanshu More Rs. 34,83,330.57 15.04.2024 | Property ID: SBIN200034745148 All the piece and parcel of Immovable Property being Flat No. 504, Tower-A, on the Fifth Floor, having construction area of 80.93 Sq. Meter and undivided proportionate land share of 41.83 Se. Meter situated at scheme known as "Aarya Empire" developed on the non-agricultural land of Block/ Survey no. 255 Paiki, Old Survey no. 289 & 290 admeasuring 20,133 Sq. Meter, Paiki Admeasuring 17701.63 Sq. Meter. (Physical Possession) | Rs. 39,00,000/- Rs. 3,90,000/- Rs. 25,000/- | 10.06.2025 11:00 AM to 1:00 AM ----- Shubham Jangid 7600093736 |
| 3. | Mr. Nareshbhai Khimjibhai Panchal and Mrs. Sarojben Nareshbhai Panchal Rs. 31,08,779.58 19.03.2024 | Property ID: SBIN400028004410 All the piece and parcel of the Immovable Property situated at Registration District, Sub-District and Taluka - Anand, Mouje Village - Vallabhvidyanagar, City Survey No. 434, Plot No. 858, admeasuring 417.01 Sq. Meter NA land on which Residential Housing Flats Building Known as "Aastha Deep", 3rd Floor, Flat No. 303 having Built up area of 55.59 Sq. Meter and adjoining undivided land admeasuring 23.16 Sq. Meter. (Owned by Nareshbhai Khimjibhai Panchal and Sarojben Nareshbhai Panchal) (Physical Possession) | Rs. 27,00,000/- Rs. 2,70,000/- Rs. 25,000/- | 09.06.2025 11:00 AM to 1:00 AM ----- Shubham Jangid 7600093736 |
| 4. | M/s. Leo Night Game Zone (Prop. Shri Ashokbhai Nathabhai Patel) Rs. 92,56,352.92 10.05.2024 | Property ID: SBIN400017062745 All the piece and parcel of Entertainment Zone admeasuring Built-up area 5720 Sq. Feet (531.40 Sq. Meter) situated at 3rd Floor of "Pearl City Mall" along with undivided land area admeasuring 245.41 Sq. Meter, situated on non-agricultural land bearing Final Plot No. 306, adm. 928 Sq. Meter, in T.P. Scheme No. 7, R.S. No. 768/A/2 and Final Plot No 305, adm. 1807 Sq. Meter, in T.P. Scheme No. 7, R.S. No. 768/B & R.S. No. 768/A/1, Total Adm. 2735 Sq. Meter within limits of Village-Anand and Registration Sub-District & District-Anand. (Physical Possession) | Rs. 2,34,00,000/- Rs. 23,40,000/- Rs. 1,00,000/- | 11.06.2025 11:00 AM to 1:00 AM ----- Shubham Jangid 7600093736 |
| 5. | M/s. Leo Night Game Zone (Prop. Shri Ashokbhai Nathabhai Patel) Rs. 92,56,352.92 10.05.2024 | Property ID: SBIN400017062921 All the Piece and Parcel of Commercial Shop No. G/5 at Ground Floor, Adm. Carpet area 417.86 Sq. Feet i.e. 38.83 Sq. Meter, along with undivided land area admeasuring 23.30 Sq. Meter, in "Pearl City Mall" situated on Non-agricultural land bearing Final Plot No. 306, adm. 928 Sq. Meter, in T.P. Scheme No. 7, R.S. No. 768/A/2 and Final Plot No. 305, adm. 1807 Sq. Meter, in T.P. Scheme No. 7, R.S. No. 768/B & R.S. No. 768/A/1, Total Adm. 2735 Sq. Meter within limits of Village - Anand and Registration Sub-District & District-Anand. (Physical Possession) | Rs. 54,00,000/- Rs. 5,40,000/- Rs. 50,000/- | 11.06.2025 11:00 AM to 1:00 AM ----- Shubham Jangid 7600093736 |

Encumbrances : To the best of knowledge and information of the Authorised Officer, there are no other encumbrances advertised to the Bank. The intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies 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 properties are being sold with all the existing and future encumbrances 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. TDS/ GST, wherever applicable, will have to be borne by the successful bidder/ buyer, over and above the bid amount. Sale Confirmation will be subject to consent of mortgagor/borrower if auction does not fetch more than the reserve price as per provision of SARFAESI rule 9 (2).

The e-auction will be conducted through Bank's approved service provider **M/s. PSB Alliance Private Limited** at their web portal <https://baanknet.com>. The interested bidders shall ensure that they get themselves registered on the e-auction website and deposit earnest money in the virtual wallet created by service provider as per guidelines provided on <https://baanknet.com>.

The interested bidders who require assistance in generating Login ID & Password, uploading data, submitting Bid documents, Training/ Demonstration, Terms & conditions on online Inter-se Bidding etc., may visit the website <https://baanknet.com>.

THIS NOTICE SHOULD ALSO BE CONSIDERED AS 15/30 DAYS NOTICE TO THE BORROWER/ GUARANTORS / MORTGAGORS UNDER RULE 8 (6) OF THE SECURITY INTEREST (ENFORCEMENT) RULE 2002.

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India, the Secured Creditor's, Website : <https://sbi.co.in/web/sbi-in-the-news/auction-notices/sarfaesi-and-others>, & <https://baanknet.com>.

Date : 03.06.2025
Place : Surat / Anand / Vadodara

**Authorized Officer,
State Bank of India**