



PUNJAB NATIONAL BANK

CIRCLE SASTRA, SCO : 52-53, D-BLOCK, 2ND FLOOR, RANJIT AVENUE, AMRITSAR

DATE OF INSPECTION OF PROPERTIES : 02-11-2023 FROM 11.00 AM TO 04.00 PM WITH CONCERNED BRANCH

**DATE AND TIME OF E-AUCTION FROM 12.00 NOON TO 04.00 PM
09-11-2023 FOR SR. NO. 1 TO 8 AND 27-11-2023 FOR SR. NO. 9 TO 15**

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 Borrowers and Guarantors that the below described immovable properties mortgaged / charged to the secured Creditor, the Constructive / Physical / Symbolic Possession of which has been taken by the Authorised Officer of the Bank / Secured Creditor, will be sold on "AS IS WHERE IS", "AS IS WHAT IS" and "WHATEVER THERE IS" on the date as mentioned in the respective borrowers and Guarantors. The Reserve Price and Earnest Money Deposit will be as mentioned in the table below against the respective properties.

Authorized Officer : Mr. Shreevatsa Nikhil (Chief Manager) (M) 98739-21998, Ph. 0183-5017112, Email : cs8186@pnb.co.in

Name of the Branch / Account / Borrower / Guarantor /	Description of the Immoveable Properties (Nature of Possession / Date of Possession)	Demand Notice Date	Reserve Price EMD
		Amount Outstanding	Bid Increase Amount
(1) BRANCH : AMRITSAR CANTT. M/s Baba Beer Singh Agro Foods through its Prop. Sh Amritpal Singh S/o Sh Sukhwinder Singh and Guarantor Smt Sukhraj Kaur W/o Sh Sukhwinder Singh	Property bearing Khasra no. 4899/2109/1106 min, 4899/2109/1106 Min, situated at Rakba Sultanwind Urban, Abadi Baba Deep Singh Nagar, Tam Taran Road, Amritsar, area measuring 105.55 sq yards vide Regd Title Deed no. 652 dated 21-04-2010, standing in the name of Smt Sukhraj Kaur W/o Sh Sukhwinder Singh (Symbolic Possession / 12-06-2019)	17-01-2019 Rs. 40,93,946/80 + Interest, other charges w.e.f. 01-01-2019 and less recovery if any, till date affected	Rs. 20 Lacs Rs. 2 Lac Rs. 20,000/-
(2) BRANCH : HALL BAZAR, AMRITSAR M/s L. S. Trading Co. (ii) Sh. Lakhwinder Singh S/o Sh. Gurdial Singh (iii) Mrs. Amarjit Kaur W/o Sh. Lakhwinder Singh	Residential cum Commercial Property area 6 Marlas, 2/5 share of Khasra no. 206/2/2 (0-15) min, Khatoni no. 1201/2158, situated at Village Harsha Chhina, Kukranwala, Tehsil Ajnala, Distt. Amritsar, standing in the name of Smt Amarjit Kaur W/o S. Lakhwinder Singh (Possession Notice / 03-05-2016)	12-01-2015 Rs. 25,49,763/02 + interest, charges w.e.f. 01-01-2015 and less recovery affected till date	Rs. 44 Lacs Rs. 4.40 Lac Rs. 50,000/-
(3) BRANCH : HALL BAZAR, AMRITSAR (i) Sh. Lakhwinder Singh S/o Sh. Gurdial Singh (ii) Smt Amarjit Kaur W/o Sh. Lakhwinder Singh (iii) Sh Gagan Deep S/o Sh. Lakhwinder Singh	Residential cum Commercial Property total area 11 Marlas (as per title deed) and 10.91 Marlas (as per valuation report), details as : 6 Marla being 6/96 share out of Khasra no. 44//16(4-16) and 5 Marla being 5/42 share out of Khasra no. 43/20/2(2-2), Khata no. 162/280 and 163/281, situated at Village Harsha China Tehsil Ajnala, Distt. Amritsar, standing in the name of S. Lakhwinder Singh S/o S. Gurdial Singh (Possession Notice / 03-05-2016)	12-01-2015 Rs. 20,26,779/- + Interest, charges w.e.f. 01-01-2015 and less recovery affected till date	Rs. 43 Lacs Rs. 4.30 Lac Rs. 50,000/-
(4) BRANCH : KHEM KARAN (4) M/s Shant Lal and Sons through its Proprietor Sh. Shant Lal S/o Sh. Khushi Ram, Tehsil Bazaar, Khem Karan and others.	Property 15 Marlas, situated at Ward no. 1, Tehsil Bazaar, Khem Karan, standing in the name of Sh. Shant Lal S/o Sh. Khushi Ram, vide Document no. 55, dated 21-04-1998 and bounded as North : House of Amrik Singh and Partap Singh, South : Rasta, East : House of Sh. Kabal Singh, West : Shop of Chainchal Singh (Physical Possession / 09-08-2023)	29-12-2020 Rs. 31,12,108/94 as on 29-12-2020 + Interest, other charges and less recovery if any, till date affected	Rs. 41.50 Lacs Rs. 4.15 Lac Rs. 50,000/-
(5) BHIKHIWIND, DISTT. TARN TARAN (i) M/s Pooaha Trading Co. (ii) Sh. Sarabjeet Singh S/o Sh. Baldev Singh	Residential Property 10 Marlas 32 sq. ft. i.e. 91/801 share of 4 Kanal 9 Marla situated at Bhikhiwind, Tehsil Patti, District Tarn Taran bearing khasra no. 75//4/2 vide sale deed dated 28-04-2004, Document no. 203 Book no. 1, Volume no. 95 page no. 59/60, owned by Sarabjit Singh S/o Sh. Baldev Singh (Symbolic Possession / 14-11-2018) (Note : This property is also mortgaged through extension of charge in M/s Passi Trading Co.)	03-09-2018 Rs. 23,69,647/46 + interest, charges w.e.f. 01-09-2018 and less recovery affected till date	Rs. 32 Lacs Rs. 3.20 Lac Rs. 35,000/-
(6) KOT MIT SINGH, AMRITSAR S. Sandeep Singh S/o S. Mangal Singh and S. Mangal Singh S/o S. Shingara Singh, both R/O House no. 237, V.P.O. Guruwali, Bhinder Colony, Tam Taran Road, Amritsar	Residential Building with Private Plot no. 23, measuring 290.41 sq. Yards having Khasra no. 29/18, situated at Village Guruwali (Giwali) Tehsil and Distt Amritsar, in the name of Sh. Mangal Singh S/o Sh. Shingara Singh vide Document no. 10445, Book no. 1, Volume no. 1820, Page no. 39 dated 24-12-2003 and bounded as East : Passage 20 ft, West: Ownership of Gurdial Singh, North: Parminder Kaur Ownership, South: Rajbir Kaur Ownership (Symbolic Possession / 16-07-2019)	28-12-2018 Rs. 17,41,365/- + Interest, charges w.e.f. 01-07-2018 and less recovery if any till date affected	Rs. 32 Lacs Rs. 3.20 Lac Rs. 40,000/-
(7) BRANCH : AMRITSAR CANTT. (i) M/s Automobile Kapoors (India) Pvt. Ltd. (ii) M/s Kapoor Motors, Bye Pass, G. T. Road, Opp. Ryan International School, Amritsar (iii) Sh Vijay Kapoor and Sh Rohit Kapoor and Guarantors (i) Mrs. Payal Kapoor W/o Sh Vijay Kapoor (ii) Mrs. Sakshi Kapoor W/o Sh. Rohit Kapoor (iii) Mr. Vijay Kapoor (legal heir of Mrs. Reshma Kapoor) (iv) Rohit Kapoor (legal heir of Reshma Kapoor)	Showroom bearing Vasika no. 790, 792, 302 dated 30-05-2008, 30-05-2008 and 22-04-2008 respectively, Vakkia Rakba Village Kaka Kandiala, Near Railway Crossing, Tarn Taran measuring 578 sq yards, standing in the name of M/s Automobile Kapoors (India) Pvt Ltd (Symbolic Possession / 26-08-2017)	18-04-2016, 19-04-2016, 20-04-2016 (i) Rs. 5,15,64,441/03 (ii) Rs 15,77,977/87 (iii) Rs 20,79,676/- as on 31-03-2016 + Interest, charges and less recovery affected till date	Rs. 60 Lacs Rs. 6 Lacs Rs. 60,000/-
BRANCH : LAWRENCE ROAD, AMRITSAR (8) M/s R R Overseas through its Partners Smt. Dimple Ohri W/o Sh Pankaj Ohri, Smt Kavita Ohri W/o Sh Surinder Mohan Ohri, Smt Ruchika Ohri W/o Sh Neeraj Ohri, Smt Samiksha Ohri W/o Sh Anshul Ohri, Smt Shaweta Ohri W/o Sh Salin Davesar, Smt Sunita Rani W/o Sh Bhisham Kumar and Sh Pankaj Ohri S/o Sh Sudesh Kumar, Sh Neeraj Ohri S/o Sh Sudesh Kumar, Sh Anshul Ohri S/o Sh Surinder Mohan, M/s BP Agro Industries, M/s BPA Foods Private Limited, Sh. Salin Davesar S/o Sh Bhisham Kumar	Single Storey Godown Building & Open Land, total area measuring 37 Kanal 19 1/4 Marlas, situated at Link Road, Tharu Road to Mamta Niketan, Near Hotel Seven Star, Tharu, Tam Taran. (Physical Possession / 26-07-2023) vide Registered Title deeds details i.e. (i) Registered Title deed no. 1900 dated 05-07-2011 area measuring 1 Kanal 5 Marlas in which 1/6 share of each i.e. Smt Dimple Ohri W/o Sh Pankaj Ohri, Smt Ruchika Ohri W/o Sh Neeraj Ohri, Smt Samiksha Ohri W/o Sh Anshul Ohri, Smt Kavita Ohri W/o Sh Surinder Mohan Ohri, Smt Sunita Ohri W/o Sh Bhisham Kumar and Smt. Shaweta W/o Sh Salin Davesar (ii) Registered Title deed no. 4407 dated 08-12-2011, area measuring 1 Kanal 5 Marlas in which 1/6 share of each i.e. Smt Dimple Ohri W/o Sh Pankaj Ohri, Smt Ruchika Ohri W/o Sh Neeraj Ohri, Smt Samiksha Ohri W/o Sh Anshul Ohri, Smt Kavita Ohri W/o Sh Surinder Mohan Ohri, Smt Sunita Ohri W/o Sh Bhisham Kumar and Smt. Shaweta W/o Sh Salin Davesar (iii) Registered Title deed no. 5324 dated 20-01-2012, area measuring 7 Kanal in which 1/6 share of each Smt Dimple Ohri W/o Sh Pankaj Ohri, Smt Ruchika Ohri W/o Sh Neeraj Ohri, Smt Samiksha Ohri W/o Sh Anshul Ohri, Smt Kavita Ohri W/o Sh Surinder Mohan Ohri, Smt Sunita Ohri W/o Sh Bhisham Kumar and Smt. Shaweta W/o Sh Salin Davesar (iv) Registered Title deed no. 5325 dated 20-01-2012, area measuring 8 Kanal in which 1/6 share of each i.e. Smt Dimple Ohri W/o Sh Pankaj Ohri, Smt Ruchika Ohri W/o Sh Neeraj Ohri, Smt Samiksha Ohri W/o Sh Anshul Ohri, Smt Kavita Ohri W/o Sh Surinder Mohan Ohri, Smt Sunita Ohri W/o Sh Bhisham Kumar and Smt. Shaweta W/o Sh Salin Davesar (v) Registered Title deed no. 4890 dated 14-01-2014, area measuring 2 Kanal in favour of M/s BP Agro (vi) Registered Title deed no. 1613 dated 17-06-2013, area measuring 7 Kanal 16 Marla, in which 1/3 share of Sh Pankaj Ohri S/o Sh Sudesh Kumar and Sh Neeraj Ohri S/o Sh Sudesh Kumar, 1/3 share of Sh Anshul Ohri S/o Sh Surinder Mohan Ohri and 1/3 share of Sh Salin Davesar S/o Sh Bhisham Kumar (vii) Registered Title deed no. 4942 dated 16-01-2014, area measuring 3 Kanal 18 Marlas, in favour of M/s BPA Foods Pvt. Ltd. (viii) Registered Title deed no. 1688 dt. 01-09-2015, area measuring 2 Kanal 1/2 Marla, in favour of M/s BPA Foods Pvt. Ltd. (ix) Registered Title deed no. 4941 dated 16-01-2014, area measuring 4 Kanal, in favour of M/s BPA Foods Pvt. Ltd. (x) Registered Title deed no. 2192 dated 14-08-2014, area measuring 15 1/4 Marlas, in favour of M/s BPA Foods Pvt. Ltd.	22-11-2022 Rs. 4,64,09,808/65 as on 01-09-2022 + Interest, other charges and less recovery if any, till date affected	Rs. 431 Lacs Rs. 43.10 Lac Rs. 1 Lac
Statutory 15 Days Sale Notice under Rule 6(2) & 8(6) Read with Rule 6 & 9 of the Security Interest (Enforcement) Rules 2002 of SARFAESI Act for Sr. No. 1 To 8			
(9) BRANCH : LAWRENCE ROAD, AMRITSAR M/s Dashmesh Gun House, Grain Mandi, Algon Kothi, Patti, Distt Tam Taran	Commercial Shop bearing Khasra 183, situated at Kala Ghanapur Urban, Abadi Modern Colony, Sub Division no. 2, Amritsar, measuring 37.50 sq. yards bearing Document no. 20532, Bahi no. 1, Zild no. 5270, Page no. 5253 dated 13-12-2012, standing in the name of Sh. Varinderpal Singh and Sh. Kulwinder Singh both sons of Sh. Ajit Singh (Symbolic Possession / 15-02-2023)	14-11-2022 Rs. 14,00,926/94 + Interest, other charges w.e.f. 01-10-2022 and less recovery till date affected	Rs. 16 Lacs Rs. 1.60 Lac Rs. 20,000/-
(10) BRANCH : CHHEHARTA, AMRITSAR Sh. Bineet Gulati S/o Sh. Sunil Gulati R/O House no. 50, Guru Ram Dass Avenue, Near Dana Mandi, Amritsar 143001	One House Plot no. 95, measuring area 120 sq. yards, Khasra no. 15//24/1, 24/2, 16//18/3, 11/2, 21//3/1, 4/1, 5/1, 5/2, 270/2, 270/2, 270/1, 270/3, 16//9/1, 12/1, 20/2, 21//4/2, 15//18/1, 23, 25/1, 16//19, 16//20/1, situated at Village Fatahpur, Abadi Shiva Vihar, Tehsil and Distt. Amritsar (Symbolic Possession / 14-08-2023)	18-05-2023 Rs. 10,21,121/25 as on 30-04-2023 + Interest, charges w.e.f. 01-05-2023 & less recovery if any, till date affected	Rs. 24 Lacs Rs. 2.40 Lac Rs. 30,000/-
(11) BRANCH : NEW AMRITSAR M/s Josan Paint & Hardware Store, Sh. Jagdev Singh S/o Sh. Kulwant Singh Prop. V.P.O Daburji, G. T Road, Amritsar (ii) Sh. Sukhdev Singh S/o Sh. Kulwant Singh, Village Qilla Jeewan Singh, P.O Khankot, Distt. Amritsar	Equitable / Registered Mortgaged Property Vacant Plot, measuring 200 sq. yards, bearing Khasra no. 1396 min, situated at area Sultanwind Sub Urban, Taraf Mahal II, G. T. Road, Daburji, Tehsil and District Amritsar, standing in the name of Sh. Sukhdev Singh S/o Sh. Kulwant Singh, Registered with Sub Registrar Amritsar- II vide Document no. 18429, Bahi no. 1, Voume no. 11838, Page no. 3335 dated 25-03-2013 (Symbolic Possession / 31-08-2022)	13-05-2022 Rs. 18,29,155/80 as on 30-04-2022 + Interest, other charges w.e.f. 01-05-2022 and less recovery affected till date	Rs. 15 Lacs Rs. 1.50 Lac Rs. 15,000/-
(12) BRANCH : LAWRENCE ROAD, ASR M/s Rana Enterprises, Grain Market R/O Village Rajoke, Tehsil Patti, Distt. Tam Taran 143419 Branch : IBB, Lawrence Road, Amritsar	Residential Property bearing Khasra no. 496 (4-0), situated at Village Rajoke, Tehsil Patti, Distt. Tam Taran. (Symbolic Possession / 10-03-2023)	12-12-2022 Rs. 1,25,35,947/- + Interest, other charges and less recovery if any, till date affected	Rs. 68 Lacs Rs. 6.80 Lac Rs. 70,000/-
(13) BRANCH : ALGON KOTHI, TARN TARAN Mrs. Prabhjit Kaur W/o Mr. Mehtab Singh / M/s Bhullar Kissan Service, VPO Rajoke, Tehsil Patti, Distt. Tarn Taran and Guarantor Mr. Param Singh S/o Maiya Ram Singh	Property i.e. Land measuring 27 Kanal 19 Marlas, bearing Khewat no. 177/14 min, Khatauni no. 438, Khasra no. 9//12/2 (2-9), 9//19/1/1 (1-12), 9//19/2 (2-0), 9//19/3 (3-12), 9//20/1/1/1 (1-0), 9//22/1 (6-4), 9//22/2 (1-16), 9//23/1 (1-12), 9//23/2 (6-8), 9//24/2 (4-0), 20//3 (7-11), 20//4 (7-7), 20//7/1 (0-18), 20//7/2 (0-18), 20//7/3 (6-4), 20//8 (8-0), 20//9/1 (7-4), 20//9/2 (0-16), 20//12 (8-0), 20//13 (8-0), 20//14 (8-0), 20//17 (8-0), 20//24/1 (5-2), 20//25/1 (5-2), land measuring 111 Kanal 15 Marlas out of this 1/4 share i.e. 27 Kanal 19 Marlas, situated at Village Rajoke-1, Tehsil Patti, District Tam Taran. (Symbolic Possession / 08-07-2022)	27-05-2021 Rs. 49,87,501/37 + Interest, charges w.e.f. 31-03-2021 and less recovery affected till date	Rs. 136 Lacs Rs. 13.60 Lac Rs. 1 Lac
(14) BRANCH : CHABHAL, TARN TARAN M/s Royal Fabrics, V.P.O. Pandori Ran Singh, Tehsil and District Tarn Taran	Property measuring 80/838 share i.e. 4 Kanals out of 41 Kanal 18 Marla, bearing Khata no. 252/745, bearing Khasra no. 23//7/3(3-18), 12//8(0), 13//7(4), 14//1(2-13), 18//2(4-12), 19//8(0), 22//7(11) as per Jamabandi year 2006-07, situated in the area of Village Pandori Ran Singh, Tehsil and District Tarn Taran, in the name of Smt. Manjit Kaur W/o Sh. Mukhtiar Singh vide Document no. 789, Book no. 1, dated 10-07-2009 (Symbolic Possession / 18-02-2021)	20-01-2020 Rs. 21,37,606/63 + Interest, charges w.e.f. 01-04-2019 and less recovery affected till date	Rs. 30 Lacs Rs. 3 Lac Rs. 30,000/-
(15) BRANCH : PATTI, DISTT. TARN TARAN M/s Parul Shawls, 8 94/12, Guru Nanak Colony, Near Bhabana Mandir, Patti, Distt. Tarn Taran - 143416 through its Prop. Sh. Pardeep Kumar Mehta S/o Sh. Des Raj R/O 288/3, Gali Jashi Ram Patwari, Patti, Distt Tarn Taran 143416 and Guarantor: (i) Sh. Aman Malhotra S/o Sh. Gulwinder Kumar (Prop. M/s Satguru Overseas) R/O House no. 217, VPO Bhikhiwind, Tehsil Patti, Distt Tarn Taran 143303 (ii) Smt. Monika Mehta W/o Sh. Pardeep Kumar R/O Guru Nanak Colony, Patti City, Distt Tarn Taran 143416	(i) Equitable Mortgage of Shop no. 4, bearing Khana Shumari No. 1295 to 1301/1 and no. 400-401/12, situated at Amritsar Urban, Chowk Passion, Ram Gali, Amritsar, vide Sale deed no. 9959, Book no. 1, Jild no. 9906, Page 5051 dated 01-02-2007, owned by Smt. Monika Mehta W/o Sh. Pardeep Kumar. (Symbolic Possession / 18-11-2022) (ii) Equitable Mortgage of House no. 170/2, 284/2, and 288/2 (Old) 395/3 (New), Khata no. 579/890, Khasra no. 2234 (0-3-143), Gali Jashi Ram, Patti, Distt Tarn Taran, Punjab as per Sale deed no. 72 dated 08-04-2003, Book no. 1, Volume no. 2559 Page 99/100, Owned by Sh. Pardeep Kumar S/o Sh. Des Raj. (Symbolic Possession / 10-11-2022)	16-08-2022 Rs. 30,69,305/83 + Interest, charges w.e.f. 01-08-2022 and less recovery affected till date	(i) Rs. 8.20 Lacs Rs. 82,000/- Rs. 10,000/- (ii) Rs. 14 Lacs Rs. 1.40 Lacs Rs. 15,000/-

Statutory 30 Days Sale Notice under Rule 6(2) & 8(6) Read with Rule 6 & 9 of the Security Interest (Enforcement) Rules 2002 of SARFAESI Act for Sr. No. 9 To 15

Terms and Conditions : The Sale shall be subject to the Terms and Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions. The Properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS". The Particulars of Secured Assets specified in the Schedule here in above have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation. It is the duty of auction bidder to verify all the documents including arrear if laxity, property tax, water and sanitation tax of other statutory obligations before putting the bid. Bank / Authorised Officer shall not be responsible for it. The Sale will be done by the undersigned through e auction platform provided at the Website <https://www.mstcecommerce.com> on 09-11-2023 for Sr. No. 1 to 8 and 27-11-2023 for Sr. No. 9 to 15 at above mentioned timings. For detailed terms and conditions of the sale please refer to websites : www.ibapi.in, www.pnbindia.in, www.mstcecommerce.com, <https://eprocure.gov.in/epublish/app>