

HDB FINANCIAL SERVICES LIMITED			E-AUCTION SECOND SALE NOTICE UNDER SARFAESI ACT, 2002
REGISTERED OFFICE: RADHIKA, 2 <sup>ND</sup> FLOOR, LAW GARDEN ROAD, NAVRANGPURA, AHMEDABAD-380009 BRANCH OFFICE: HDB FINANCIAL SERVICES LTD E-145, Ramesh Marg, Opp Sardar Patel Marg, C-Scheme, Jaipur Rajasthan 302001			
THE UNDERSIGNED AS AUTHORIZED OFFICER OF HDB FINANCIAL SERVICES LIMITED HAS TAKEN OVER POSSESSION OF THE FOLLOWING PROPERTY PURSUANT TO THE NOTICE ISSUED U/S 13(2) OF THE SECURITISATION AND RECONSTRUCTION OF THE FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002 IN THE FOLLOWING LOAN ACCOUNTS WITH A RIGHT TO SELL THE SAME ON "AS IS WHERE IS BASIS" AND "AS IS WHAT IS BASIS" FOR REALIZATION OF COMPANY’S DUES.			
1. BORROWER/S & GUARANTOR/S NAME & ADDRESS 2. TOTAL DUE+ INTEREST FROM	DESCRIPTION OF THE PROPERTY	1. DATE & TIME OF E-AUCTION 2. LAST DATE OF SUBMISSION OF EMD 3. DATE & TIME OF THE PROPERTY INSPECTION	1. RESERVE PRICE 2. EMD OF THE PROPERTY
<p>PRATAP PRASUTI GRIH - NEAR GOGA GATE CIRCLE GANGA SAHAR ROAD BIKANER-334001 - ASLO AT: - PRATAP PRASUTI GRIH - RESIDENTIAL PART OUT SIDE GOGA GATE TOWARDS NORTHERN SIDE OF PARASNATH TEMPL BIKANER-334001 - ALSO AT: PRATAP PRASUTI GRIH -COMMERCIAL PART O/S GOGA GATE -NORTHERN SIDE OF PARASNATH TEMPLE - BIKANER RAJASTHAN -334001 - VIKRAM SINGH TANWAR - TODA HOUSE GANGASHAHAR ROAD - GOGA GATE BIKANER-334001 - PUSHPA TANWAR (DECEASED - THROUGH LEGAL HEIR) - VIKRAM SINGH TANWAR (LEGAL HEIR) TODA HOUSE GANGASHAHAR ROAD BIKANER RAJASTHAN-334001 - JUGNU SINGH W/O SHRI ARUNESH SINGH (LEGAL HEIR) - TODA HOUSE GANGASHAHAR - ROAD BIKANER BIKANER-334001 - SUMAN KANWAR - TODA HOUSE GANGASHAHAR ROAD - GOGA GATE BIKANER-334001.</p> <p>Account No. 2201196</p> <p>Rs. 37,487,207.91 (Rupees Three Crores Seventy Four Lakhs Eighty Seven Thousand Two Hundred Seven and Paise Ninety One Only ) as of 06.01.2023 and future contractual interest till actual realization together with incidental expenses cost and charges etc..</p>	<p><u>SCHEDULE OF THE SECURITIES 1</u></p> <p>All peace and parcel of residential OUT SIDE GOGA GATE, TOWARDS NORTHERN SIDE OF PARASNATH TEMPL ADMEASURING 1075 SQ YD BIKANER-334001, North - House of Chandra Prakash, South- Road, East- House of Vijay Chand, West- House of Asha Ram &amp; Rasta.</p> <p><u>SCHEDULE OF THE SECURITIES 2</u></p> <p>All peace and parcel of COMMERCIAL PART OUT SIDE GOGA GATE TOWARDS NORTHERN SIDE OF PARASNATH TEMPLE ADMEASURING 4301.00 SQ FT BIKANER-334002, North - House of Salmu S/O Alfu, South - Rasta, East- Bagechi Sethian, West - Remaining part and Rasta and Sarkari Land.</p>	<p><b>1) E-AUCTION DATE:29.04.2023</b></p> <p>10.30 AM TO 11.30 AM WITH FURTHER EXTENSION OF 5 MINUTES</p> <p><b>2) LAST DATE OF SUBMISSION OF EMDWITH KYC 27.04.2023 TILL 5 PM</b></p> <p><b>3) DATE OF INSPECTION: 24.04.2023</b> BETWEEN 12:00 AM TO 01:00 PM IST</p>	<p><b>Reserve Price (IN INR):</b> Rs. 12973800/- (Rupees One Crore Twenty Nine Lac Seventy Three Thousand Eight Hundred Only)</p> <p><b>EMD Amount(IN INR) :</b> Rs. 1297380/- (Rupees Twelve Lac Ninety Seven Thousand Three Hundred Eighty Only )</p> <p><b>Reserve Price (IN INR):</b> Rs. 33070972/- (Rupees Three Crore Thirty Lac Seventy Thousand Nine Hundred Seventy Two Only)</p> <p><b>EMD Amount(IN INR) :</b> Rs. 3307097/- (Rupees Thirty Lac Seven Thousand Ninety Seven Only )</p>

<p><b>1. ANIL MEDICAL STORE - C/O SHANKAR LAL MALI POST RAS RAS-306107 - ANIL MEDICAL STORE - RESIDENTIAL PROPERTY MUNICIPAL NO. 2/247 AABADI BICHHADLI GUJRAN - MOHALLA, BEAWAR TEH. : BEAWAR - BEAWAR-305901 -SUSHILA L - BICHADALI GUJRAN MOHALLA BEAWAR AJMER BEAWAR-3059014 - TEJ MAL KAPOOR - H NO. 45 BICHADLI GUJRAN HATAI, BICHADLI MOHALLA KUNDAN BHAWAN - GALI BEAWAR BEAWAR-305901 - RAKESH T - H NO. 45 BICHADLI GUJRAN MOHALLA KUNDAN BHAWAN - GALI BEAWAR AJMER BEAWAR-305901</b></p> <p><b>Account No. 8061676</b></p> <p><b>Rs. 2896447.67 (in words Rupees Twenty Eight Lakh Ninety Six Thousand Four Hundred &amp; Forty Seven- Paise Sixty Six only) as of 23-10-2021and future contractual interest till actual realization together with incidental expenses cost and charges etc.</b></p>	<p>All that Piece and parcel of the Property - RESIDENTIAL PROPERTY MUNICIPAL NO. 2/247 AABADI BICHHADLI GUJRAN MOHALLA. BEAWAR TEH. : BEAWAR DISTT. AJMER (RAJ.), BEAWAR, RAJASTHAN-305901, Admeasuring 1226.39 SQ. FT., NORTH:- GALI &amp; H. OF MR. GHEVER CHAND LAHOTI , SOUTH:- H. OF MR. JETHMAL KHATRI &amp; H. OF MR. SHANKARLAL TELI , EAST:- H. OF MR. SHANKAR JI TELI, WEST:- H. OF MR. KAPOOR CHAND LAHOTI</p>	<p><b>1) E-AUCTION DATE:29.04.2023</b></p> <p>10.30 AM TO 11.30 AM WITH FURTHER EXTENSION OF 5 MINUTES</p> <p><b>2) LAST DATE OF SUBMISSION OF EMDWITH KYC 27.04.2023 TILL 5 PM</b></p> <p><b>3) DATE OF INSPECTION: 24.04.2023 BETWEEN 12:00 AM TO 01:00 PM IST</b></p>	<p><b>Reserve Price (IN INR):</b> Rs 3524780/- (Rupees Thirty Five Lac Twenty Four Thousand Seven Hundred Eighty Only)</p> <p><b>EMD Amount(IN INR) :</b> Rs 352478/- (Three Lac Fifty Two Thousand Four Hunderd Seventy Eight Only)</p>
<p><b>MS SHASHWAT JEWELLERS - SONI BROTHERS CHOUTH MATA MANDIR KE SAMNE - CHOUTH MATA BAZAR KOTA-324006 - Also is at : PLOT NO.237 BAJRANG NAGAR - KOTHRI KOTA-324001. NIRANJAN SINGH - 237 BAJRANG NAGAR POLICE LINE NAYAPURA KOTA KOTA-324001 - MOHAN SINGH - 237 BAJRANG NAGAR POLICE LINE NAYAPURA KOTA-324001. - DEVENDRA SINGH - 237 BAJRANG NAGAR POLICE LINE NAYAPURA KOTA KOTA-324001. - VARSHA DHAKAD - 237 BAJRANG NAGAR POLICE LINE KOTA-324001.</b></p> <p><b>Account No. 7821607</b></p> <p><b>Rs.3,960,384.53 (in words Rupees Thirty Nine Lakh Sixty Thousand Three Hundred Eighty Four and Paise Fifty Three only) as on 15-06-2021 and future contractual interest till actual realization together with incidental expenses cost and charges etc.</b></p>	<p>All that piece and parcel of the Property PLOT NO. 237, BAJRANG NAGAR, KHOTARI, KOTA, RAJASTHAN-324001. PROPERTY ADMEASURING 111.11 SQ. YD. Property Boundaries : North : ROAD, South : OPEN LAND, East : OTHER LAND, West : OTHER PLOT.</p>	<p><b>1) E-AUCTION DATE:29.04.2023</b></p> <p>10.30 AM TO 11.30 AM WITH FURTHER EXTENSION OF 5 MINUTES</p> <p><b>2) LAST DATE OF SUBMISSION OF EMDWITH KYC 27.04.2023 TILL 5 PM</b></p> <p><b>3) DATE OF INSPECTION: 24.04.2023 BETWEEN 12:00 AM TO 01:00 PM IST</b></p>	<p><b>Reserve Price (IN INR):</b> Rs 3500000/- (Rupees Thirty Five Lac Only)</p> <p><b>EMD Amount(IN INR) :</b> Rs 350000/- (Rupees Three Lac Fifty Thousand Only)</p>
<p><b>CM TRADERS - 2 BEHIND VIKAS TRANSPORT NH8 HANDICRAFT MARKET KISHANGARH-305801 RAJASTHAN - AND ALSO :- PLOT NO 85A GANESH NAGAR - MADANGANJ KISHANGARH - KISHANGARH-305801 - BHAG CHAND SHARMA - GALI KA GUVADA DADIYA - KISHANGARH-305801 RAJSTHAN - MANJU R - GALI KA GUVADA DADIYA KISHNGARH-305801 RAJASTHAN</b></p> <p><b>Account No. 13678517,4199840</b></p> <p><b>Rs.3296236.95/- (in words Rupees THIRTY TWO LAKH NINETY SIX THOUSAND TWO HUNDRED &amp; THIRTY SIX-PAISE NINETY FOUR ONLY) as on 03-12-2021and future contractual interest till actual realization together with incidental expenses cost and charges etc.</b></p>	<p>All that Piece and parcel of the Property BEARING PLOT NO.85-A, KHODA GANESH ROAD,MADANGANJ, BEHIND DAK BUNGLOW, KISHANGARH,DIST. AJMER-305801-MEASUREMENT-900.00 SQ. FT., NORTH-HOUSE OF DEVKARAN, SOUTH-AAM RASTA, EAST-HOUSE OF TIMPA JI, WEST- HOUSE OF KISHAN.</p>	<p><b>1) E-AUCTION DATE:29.04.2023</b></p> <p>10.30 AM TO 11.30 AM WITH FURTHER EXTENSION OF 5 MINUTES</p> <p><b>2) LAST DATE OF SUBMISSION OF EMDWITH KYC 27.04.2023 TILL 5 PM</b></p> <p><b>3) DATE OF INSPECTION: 24.04.2023 BETWEEN 12:00 AM TO 01:00 PM IST</b></p>	<p><b>Reserve Price (IN INR):</b> Rs . 2916000/- (Rupees Twenty Nine Lac Sixteen Thousand Only)</p> <p><b>EMD Amount(IN INR) :</b> Rs. 291600/- (Rupees Two Lac Ninety One Thousand Six Hundred Only)</p>

The intending bidders are advised to visit the Branch and the properties put up on Auction, and obtain necessary information regarding charges, encumbrances. The purchaser shall make his own enquiry and ascertain the additional charges, encumbrances and any third party interests and satisfy himself/herself/itself in all aspects thereto. All statutory dues like property taxes, electricity dues and any other dues, if any, attached to the property should be ascertained and paid by the successful bidder(s)/prospective purchaser(s). The bidder(s)/prospective purchaser(s) are requested, in their own interest, to satisfy himself/herself/itself with regard to the above and the other relevant details pertaining to the above mentioned property/Properties, before submitting the bids.

#### **Terms & Conditions of Online Tender/Auction**

- (1) The auction sale shall be "online e-auction" bidding through website <https://www.bankeauctions.com/> on the dates as mentioned in the table above with Unlimited Extension of 5 Minutes.
- (2) The interested bidders shall submit their EMD through Web Portal: <https://www.bankeauctions.com/> (the user ID & Password can be obtained free of cost by registering name with <https://www.bankeauctions.com/> ) through Login ID & Password. The EMD shall be payable through NEFT in the account mentioned above. After Registration (One Time) by the bidder in the Web Portal, the intending bidder/ purchaser is required to get the copies of the following documents uploaded in the Web Portal before the Last Date & Time of submission of the Bid Documents viz. i) Copy of the NEFT/RTGS Challan or Demand Draft; ii) Copy of PAN Card; iii) Proof of Identification/ Address Proof (KYC) viz. self-attested copy of Voter ID Card/ Driving License/ Passport etc.; without which the Bid is liable to be rejected. UPLOADING SCANNED COPY OF ANNEXURE-II & III (can be downloaded from the Web Portal: <https://www.bankeauctions.com/>) AFTER DULY FILLED UP & SIGNING IS ALSO REQUIRED. The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting Bid Documents, Training/ Demonstration on Online Inter-se Bidding etc., may contact M/s. C1 India Pvt Ltd, Plot No. 68 ,3rd Floor, Sector-44, Gurgaon- 122003, Haryana, E-mail ID :Vinod Chauhan/ [delhi@c1india.com](mailto:delhi@c1india.com) [9813887931](tel:9813887931) and for any property related query may contact Authorised Officer: **MR. Vikas Anand; Mobile No: 9711010384, e-mail ID : [vikas.anand@hdbfs.com](mailto:vikas.anand@hdbfs.com), and MR. Vishal Ritpurkar; Mobile No: 9833671006, e-mail**

ID: [vishal.ritpurkar@hdbfs.com](mailto:vishal.ritpurkar@hdbfs.com) during the working hours from Monday to Saturday

- (3) The intending purchaser/bidder is required to submit amount of the Earnest Money Deposit (EMD) by way of Demand Draft/PAY ORDER drawn on any nationalized or scheduled Commercial Bank in favor of “**HDB FINANCIAL SERVICES LIMITED**” payable AT PAR/Chandigarh or NEFT/RTGS in the account of “**HDBFS GENERAL COLLNS**”; Account No 00210310002748; IFSC Code- HDFC0000021; MICR CODE: MICR500240002; Branch: LAKDIKAPUL, HYDERABAD; on or before **date and time mentioned above (Please refer to the details mentioned in table above)** and register their name at <https://www.bankauctions.com/> and get user ID and password free of cost and get training on e-Auction from the service provider. After their Registration on the web-site, the intending purchaser/bidder is required to get the copies of the following documents uploaded {1. Copy of the NEFT/RTGS challan/DD copy/ Pay order; 2.Copy of PAN card and 3.Copy of proof of address (Passport, Driving License, Voter's I-Card or Aadhar Card, Ration Card, Electricity Bill, Telephone Bill, Registered Leave License Agreement)} on the website before or by the last date of submission of the EMD(s) as mentioned in the table above and also submit hardcopy thereof at the Branch mentioned hereinabove.
- (4) Bid must be accompanied with EMD (Equivalent to 10% of the Reserve Price) by way of Demand Draft/ Pay order in favour of “**HDB FINANCIAL SERVICES LIMITED**” payable AT PAR/ Jaipur or NEFT/RTGS in the account of “**HDBFS GENERAL COLLNS**”; Account No 00210310002748; IFSC Code- HDFC0000021; MICR CODE: MICR500240002; Branch: LAKDIKAPUL, HYDERABAD; on or before **date and time mentioned above**.
- (5) Bids that are not filled up or Bids received beyond last date will be considered as invalid Bid and shall be summarily rejected. No interest shall be paid on the EMD. Once the bid is submitted by the Bidder, same cannot be withdrawn. If the bidder does not participate in the bid process, EMD deposited by the Bidder shall be forfeited without further recourse. However, EMD deposited by the unsuccessful bidder shall be refunded without interest.
- (6) The bid price to be submitted shall be above the Reserve Price alongwith increment value of Rs.10,000/- (Rupees Ten Thousand only) and the bidder shall further improve their offer in multiple of Rs. 10,000/- (Rupees Ten Thousand only). The property shall not be sold below the Reserve Price set by the Authorised Officer.
- (7) The successful bidder is required to deposit 25% of the sale price (inclusive of EMD) immediately but not later than next working day by Demand Draft drawn in favour of “**HDB FINANCIAL SERVICES LIMITED**” payable AT PAR/ Jaipur or NEFT/RTGS in the account of “**HDBFS GENERAL COLLNS**”; Account No 00210310002748; IFSC Code- HDFC0000021; MICR CODE: MICR500240002; Branch: LAKDIKAPUL, HYDERABAD and the balance amount of sale price shall be paid by the successful bidder within 15 days from the date of confirmation of sale by the Company. The EMD as well as Sale Price paid by the interested bidders shall carry no interest. The deposit of EMD or 10% of sale price, whatever may be the case shall be forfeited by the Company, if the successful bidder fails to adhere to terms of sale or commits any default.
- (8) On compliance of terms of Sale, Authorised officer shall issue “Sale Certificate” in favour of highest bidder. All the expenses related to stamp duty, registration charges, conveyance, TDS etc. to be borne by the purchaser.
- (9) Company does not take any responsibility to procure permission / NOC from any authority or under any other law in force in respect of property offered or any other dues i.e. outstanding water/electricity dues, property tax or other charges, if any.
- (10) The successful bidder shall bear all expenses including pending dues of any Development Authority, if any/ taxes/ utility bills etc. to the Municipal Corporation or any other authority/ agency and fees payable for stamp duty /registration fees etc. for registration of the Sale Certificate.
- (11) The Authorised Officer reserves the absolute right and discretion to accept or reject any or all the offers/bids or adjourn/cancel the sale without assigning any reason or modify any terms of sale without any prior notice. The immovable property shall be sold to the highest bidder. However, the Authorised Officer reserves the absolute discretion to allow inter-se bidding, if deemed necessary.
- (12) To the best of its knowledge and information, the Company is not aware of any encumbrances on the property to be sold except of the Company. However, interested bidders should make their own assessment of the property to their satisfaction. The Company does not in any way guarantee or makes any representation with regard to the fitness/title of the aforesaid property. For any other information, the Authorised Officer shall not be held responsible for any charge, lien, encumbrances, property tax or any other dues to the Government or anybody in respect of the aforesaid property.
- (13) Further interest will be charged as applicable, as per the loan documents on the amount outstanding in the notice and incidental expenses, costs, etc. is due and payable till its actual realization.
- (14) The notice is hereby given to the Borrower(s) / Mortgagor(s) to remain present personally at the time of sale and they can bring the intending buyer/purchasers for purchasing the immoveable property as described hereinabove, as per the particulars of the Terms and conditions of sale.
- (15) Online E-auction participation is mandatory in the auction process by making application in prescribed format which is available along-with the offer/tender document on the website. Bidders are advised to go through the website <https://www.bankauctions.com/> for detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction sale proceedings. Online bidding will take place at web-site of organization as mentioned hereinabove, and shall be subject to the terms and conditions contained in the tender document. The Tender Document and detailed Terms and Conditions for the Auction may be downloaded from the website <https://www.bankauctions.com/> or the same may also be collected from the concerned Branch office of HDB Financial Services Limited. A copy of the Bid form along with the enclosure submitted online (also mentioning UTR Number) shall be handed over to **Mr. Vikas Anand Mob. No. 9711010384; at HDB FINANCIAL SERVICES LIMITED, ADDRESS- : , E-145, Ramesh Marg, Opp Sardar Patel Marg, C-Scheme, Jaipur Rajasthan 302001 on or before date and time mentioned above. (Please refer to the details mentioned in table above).**
- (16) The property shall be sold on "As is Where is Basis" and "As is What is Basis" condition and the intending bidder should make discreet enquiries as regards encumbrance, charge and statutory outstanding on the property of any authority besides the Company's charges and should satisfy themselves about the title, extent, quality and quantity of the property before submitting their bid. No claim of whatsoever nature regarding the property put for sale, charges and encumbrances over the property or any other matter etc. will be entertained after submission of the online bid and at any stage thereafter. The Company shall not be responsible for anything whatsoever including damages or eviction proceeding, etc. The intending bidder shall indemnify the tenants as well as the Company in this regard. The purchaser shall take necessary action for eviction of tenant / settlement of tenant only in accordance with the Law. The Company presses into service the principle of caveat emptor.
- (17) This publication is also a '30' (Thirty) days' of notice to the Borrower / Mortgagor / Guarantors of the above said loan account pursuant to rule 6(2), 8(6) and Rule 9 of Security Interest (Enforcement) Rules 2002, to discharge the liability in full and pay the dues as mentioned above alongwith upto date interest and expenses within '30' (Thirty) days' from the date of this notice failing which the Secured asset will be sold as per the terms and conditions mentioned above. In case there is any discrepancy between the publications of Sale notice in English and Vernacular newspaper, then in such case the English newspaper will supersede the vernacular newspaper and it shall be considered as the final copy, thus removing the ambiguity. If the borrower/mortgagors pays the amount due to the Company, in full before the date of sale, auction is liable to be stopped.

For further details and queries, contact Authorized Officer, HDB FINANCIAL SERVICES LIMITED Mr Vikas Anand : 09711010384.

Place: JAIPUR  
Date: 25/03/2023

Authorized Officer  
HDB FINANCIAL SERVICES LIMITED