

E-Auction Sale Notice for Sale of Immovable Properties

Nandurbar Branch, Ghee Bazaar, Taluka & Dist. Nandurbar, MH- 425412.

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 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 Secured Creditor i.e. Union Bank of India has been taken into Bank's possession by the Authorised Officer of Union Bank of India and will be sold on "As is where is", "As is what is", & "Whatever there is" on 30.04.2024 for recovery of dues mentioned hereunder to Union Bank of India from the below mentioned borrower (s). The details of Properties, Reserve Price and EMD mentioned hereunder:-

| The details of Properties, Reserve Pilo | Description of Properties | · Reserve Price EMD |
|--|--|-----------------------------------|
| Name of Borrower / Guarantors | | Possession Type Reserve Price for |
| Borrower/s - | Property 1: NA Residential plot no 1 to 4 situated at survey No 177/1+2, Bansilal Nagar, Nandurbar. Plot 1 area admeasuring 1073.60 Sq.Mirs.: East: Plot no 2, West: Remaining area of S No., North: Survey no 181, | Property 1 |
| 1(a). Pratham Heera Sales PVT LTD Address: Krida Bhavan building, behin | Cauth, Dood | Rs. 6,95,00,000/- EMD for |
| Municipal council Nandurbar, Dist. | Plot 2 area admeasuring 287 00 Sq. Mirs : Fact: Road West: Plot No 2, North: Survey No 181, South: Plot No. 4 | Property 1 |
| Nandurbar, Maharashtra-425412 Director- | Plot 4 area admeasuring 669.75 Sq.Mtrs.: East: Road, West: Plot no 2, North: Plot No 3, South: Road | Rs. 69,50,000/- |
| 1(a). Mrs. Anita Shirish Chaudhari | | Symbolic Possession |
| Address: W/O Mr Shirish Hiralal Chaudhary, | | |
| Chaudhari Galli, Nandurbar Mh 425412 | Property 2: Non-Agriculture City Survey No. 1197 area admeasuring 16.7 Sq.Mtrs & City Survey no 1204 area | Reserve Price for Property 2 |
| Director | admeasuring 117.1 Sq. Mirs situated at Nandurbar, Mh. Owner Mr. Narendra Hiralal Chaudhary City survey No. 1197- East: City Survey No 1196, West: Road, North: City survey No 1196, South: City Survey No. 1198 | Rs. 1,35,00,000/- |
| <u>Director-</u> 1(b). Mrs.Vandana Ravindra Chaudhari | City survey No. 1204- East: CTS No 1192, 1205, West: CTS NO 1196,1202,1203, North: Lane and use of property, | EMD for Property 2 |
| Address: W/O Mr Ravindra Hiralal | South: Road | Rs. 13,50,000/- |
| Chaudhan, Flat no 201 EL Castillo, Plot no 23, sector 6, Palm Beach Road, | | Symbolic Possession |
| Nerul West, Navi Mumbai, Nerul Node -3, | Property 3: NA plot no. 1 to 54, 56 & 57 situated at S No 368/1, Indumati Nagar, Nandurbar. | Reserve Price for Property 3 |
| Thane, Mh 400706 | Owner Mr. Shirish Hiralal Chaudhari Plot 1, area admeasuring 207.00 Sq.Mtr.: East: Road, West: Survey No: 369, North: Road, South: Plot no 3. | 13,10,00,000/- |
| And The Guarantor/s - 2(a). Mr. Ravindra Hiralal Chaudhari | Plot 2. area admeasuring 142.50 Sq.Mir.: East: Road, West: Survey no: 369, North: Plot no 1, South: Plot no 4. | Property 3 |
| Address: S/O Hiralal Maganlal Chaudhari, | Plot 3, area admeasuring 142.50 Sq. Mtr.: East: Road, West: Survey no: 369, North: Plot no 2, South: Plot no 3. Plot 4, area admeasuring 147.75 Sq. Mtr.: East: Road, West: Survey no: 369, North: Plot no 1, South: Plot no 3. | 1,31,00,000/- |
| Chaudhari Galfi, Nandurbar Mh-425412 | Plot 5, area admeasuring 137.25 Sq.Mtr.: East: Road, West: Open Space, North: Plot no 6, South: Survey no 368/2. | Symbolic Possessio |
| 2(b). Mr. Shirish Hiralal Chaudhari Address: S/O Hiralal Maganlal Chaudhari. | Plot 6, area admeasuring 137.25 Sq.Mtr.: East: Road, West: Open space, North: Plot no7, South: Plot no 5. Plot 7, area admeasuring 137.25 Sq.Mtr.: East:Road, West: Open space, North: Plot no 8, South:Plot no 6, | |
| Chaudhari Galli, Nandurbar Mh-425412 | Plot 8, area admeasuring 137.25 Sq.Mir.: East: Road, West: Open space, North: Plot no 9, South:Plot no 7, | e-4.4 h |
| (c). Mr. Bhagwan Bansilal Chaudhari | Plot 9, area admeasuring 225.10 Sq.Mtr.: East: Road, West: Amenity Space, North: Road, South:Plot no 8, Plot 10, area admeasuring 259.53 Sq.Mtr.: East: Plot no 19, West: Road, North: Road, South:Plot no 11. | 100 |
| Address: 799b Mathura Bhavan, Maratha Ialli, Mangal bajar, Opposite Sagar Tailor, | Plot 11, area admeasuring 135.00 Sq.Mtr.: East: Plot no 18, West: Road, North: Plot no 10, South: Plot no 12 | The Control |
| landurhar Maharashtra - 425412 | Plot 12, area admeasuring 135.00 Sq.Mtr.: East: Plot no 17, West: Road, North:Plot no 11, South: Plot no 13 | |
| (c). Mrs. moudai miralai Gilaudilari | Plot 13, area admeasuring 135.00 Sq.Mtr.: East: Plot no 15, West: Road, North:Plot no 12, South: Plot no 14 Plot 14, area admeasuring 135.00 Sq.Mtr.: East: Plot no 16, West: Road, North:Plot no 13, South: Survey no 368/3 | |
| boudboo Colli Mandurbas Mb 425412 | Plot 15, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 14, North: Plot no 16, South: Survey no 368/4 | |
| -\ Ma Manadas Mastal Chaudhad | Plot 16 area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 13, North: Plot no 17, South: Plot no 15 Plot 17, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 12, North:Plot no 18, South: Plot no 16 | 2.5 |
| dress: Aashish Building, Chaudhari | Plot 18, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 11, North: Plot no 19, South: Plot no 17 | 1 8-4 |
| | Plot 19, area admeasuring 283.15 Sq.Mtr.: East: Road, West: Plot no 10, North: Road, South: Plot no 18 | |
| | Plot 20, area admeasuring 186.03 Sq.Mtr.: East: Plot no 31, West: Road, North: Road, South: Plot no 21 Plot 21, area admeasuring 135.00 Sq.Mtr.: East: Plot no 30, West: Road, North:Plot no 20, South: Plot no 22 | N = 10 |
| aharashtra 425412 | Plot 22, area admeasuring 135.00 Sq. Mtr.; East: Plot no 29, West: Road, North: Plot no 21, South: Plot no 23 | |
| (g). tesh times i ti Lib | Plot 23, area admeasuring 135.00 Sq.Mtr.: East: Plot no 28, West: Road, North: Plot no 24, South: Plot no 24 Plot 24, area admeasuring 135.00 Sq.Mtr.: East: Plot no 27, West: Road, North: Plot no 23, South: Plot no 25 | A series |
| ddress: Gat No108, Gangurde Varehouse. Behind B.M. Patil Petrol | Plot 25, area admeasuring 135.00 Sq.Mir.: East: Plot no 26, West: Road, North:Plot no 24, South: Survey no 368/4 Plot 26, area admeasuring 135.00 Sq.Mir.: East: Road, West:Plot no 25, North: Plot no 27, South: Survey no 368/5 | San to San The |
| ump, At post Jaulke-Dindon, Dindon, | Plot 27, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 24, North: Plot no 28, South:Plot no 26 | |
| ashik 422202 | Plot 28, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 23, North:Plot no 29, South:Plot no 27 | 7 |
| (h) Heera Hospitality Pvt. Ltd. idress: Survey No. 298/1/3 Dhule | Plot 29, area admeasuring 135.00 Sq.Mtr.: East: Road, West:Plot no 22, North: Plot no 30, South:Plot no 28 Plot 30, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 21, North: Plot no 31, South: Plot no 29 | |
| ad Tal. Distt. Nandurbar, Mh-425412 | Plot 31, area admeasuring 209.65 Sq.Mir.: East: Road, West:Plot no 20, North:Road, South: Plot no 30 | , v % |
| 7 | Plot 32, area admeasuring 228.13 Sq.Mtr.: East: Plot no 43, West: Road, North: Road, South: Plot no 33 Plot 33, area admeasuring 135.00 Sq.Mtr.: East:Plot no 42, West: Road, North: Plot no 32, South: Plot no 34 | |
| audiani Chaudhari Calli Mandurhar | Plot 34, area admeasuring 135.00 Sq.Mtr.: East: Plot no 41, West: Road, North: Plot no 33, South:Plot no 35 | and a |
| ADC 440 | Plot 35, area admeasuring 135,00 Sq.Mir.: East: Plot no 40, West: Road, North:Plot no 34, South: Plot no 36 | |
|). Mr. Manohar Bansilal Chaudhari | Plot 36, area admeasuring 135.00 Sq.Mtr.: East: Plot no 39, West: Road, North: Plot no 35, South:Plot no 37 Plot 37, area admeasuring 135.00 Sq.Mtr.: East: Plot no 38, West: Road, North: Plot no 36, South: Survey no 368 | 1 |
| oress: 199 Maulula Dilavali, Malaula | Plot 38, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 37, North: Plot no 39, South:Survey no 368 | |
| li, Mangal bajar, Opposite Sagar Tailor, ndurbar, Mh-425412 | Plot 39, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 36, North: Plot no 40, South: Plot no 38 | |
| | Plot 40, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 35, North: Plot no 41, South:Plot no 39 Plot 41, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 34, North: Plot no 42, South: Plot no 40 | 1 2 |
| dress: S/O Bansilal Chaudhari, Plot | Plot 42, area admeasuring 135.00 Sq.Mtr.: East: Road, West: Plot no 33, North: Plot no 43, South: Plot no 41 | |
| 9, Megh Nagar, Savitribai Fule Shala | Not 43, area admeasuring 201.40 Sq.Mtr.: East: Road, West: Plot no 32, North: Road, South: Plot no 42 Not 44, area admeasuring 233.28 Sq.Mtr.: East: Plot no 52, West: Road, North: Road, South: Plot no 45 | |
| Mrs. Mathurabal Bansilal | Plot 45, area admeasuring 150.00 Sq.Mir.: East: Plot no 52, West: Road, North: Plot no 44, South: Plot no 46 | |
| audhari . II | Plot 46, area admeasuring 150.00 Sq.Mtr.: East: Plot no 51, West: Road, North: Plot no 45, South: Plot no 47 | |
| dress: R/O Mathura Bhawan, Maratha | Plot 47, area admeasuring 150.00 Sq.Mtr.: East: Plot no 50, West: Road, North:Plot no 46, South:Plot no 48 Plot 48, area admeasuring 150.00 Sq.Mtr.: East: Plot no 49, West: Road, North: Plot no 47, South: Survey no 368 | 1 |
| M, Maryar Dazar, Mariodi Dai, | Plot 49, area admeasuring 150.00 Sq.Mfr.: East: Road, West: Plot no 48, North: Plot no 50, South: Survey no 368 | |
| 1-425412 | Plot 50, area admeasuring 150.00 Sq.Mtr.: East: Road, West:Plot no 47, North: Plot no 51, South: Plot no 49 | |
| | Plot 51, area admeasuring 150.00 Sq.Mtr.: East: Road, West:Plot no 46, North: Plot no 52, South: Plot no 50 Plot 52, area admeasuring 150.00 Sq.Mtr.: East: Road, West: Plot no 45, North: Plot no 53, South: Plot no 51 | |
| dress: R/o Shivaji Road, Nandurbar, | Plot 53, area admeasuring 205.90 Sq.Mtr.: East: Road, West:Plot no 44, North; Road, South: Plot no 52 | x 6 |
| harashtra - 425412 | Plot 54, area admeasuring 374.68 Sq.Mtr.; East; Road, West; Road, North; Road, South; Plot no 55 | |
|), Mrs. Lilabai Motilal Chaudhari dress: Maniknagar, Nandurbar, | Plot 56, area admeasuring 548.24 Sq.Mtr.: East: Road, West: Road, North: Plot no 56, South: Survey no 368 Plot 57, area admeasuring 769.00 Sq.Mtr.: East: Plot no 9 & 8, West: Road, North: Road, South: Open Space | |
| berenhtra 425412 | Proporty 4: Ma Daeldontial Plot No CA GD 7A 7D CA GD D 10 144 14 14 16 160 160 160 160 160 160 160 160 160 | |

2(n). Mrs. Lilabai Motilal Chaudhari Address: Maniknagar, Nandurbar, Maharashtra 425412 2(o). Dhanashri Shriram Gadgil, Address: R/O Harsul, Tal. Trambakeshwar, disti Nashik 2(p). Mr. Vishal Ravindra Chaudhari, Address: R/O h -82, Gaudiine, Back of GRP Office, Bhusawal, Disti Jalgaon 2(q). Mr. Chetan Ravindra Chaudhari, Address: R/O h -82, Gaudiine, Back of GRP Office, Bhusawal, Disti Jalgaon

| Property 4: Na Residential Plot No 64, 88, 74, 78, 84, 69, 51, 516, 517, 518, 518, 519, 519, 518, 518, 624, 638, 638, 648, 648, 638, 648, 648, 648, 648, 648, 648, 648, 64 | Plot 56, area admeasuring 548.24 Sq.Mtr.: East: Road, West: Road, North: Plot no 56, South: Solvey no 566 Plot 57, area admeasuring 769.00 Sq.Mtr.: East: Plot no 9 & 8, West: Road, North: Road, South: Open Space Plot 57, area admeasuring 769.00 Sq.Mtr.: East: Plot no 9 & 8, West: Road, North: Road, South: Open Space | Reserve Price for | |
|--|--|--|--|
| 158.9.58, 958.95.98, 193.4, 1348, 1154, 1158, 1156, 1158, 1156, 1178, 1178, 1186, 1188, 119, 1294, 1298, 1394, 1298, 1394, 1218, 1224, 1228, 1238, 1238, 1238, 1238, 1334, 1338, 1334, 1338, 1 | Property 4: Na Residential Plot No.6A, 6B, 7A, 7B, 8A, 6B, 9, 10, 174, 174, 174, 175, 176, 177, 178, 178, 178, 178, 178, 178, 178 | | |
| 338, 131A, 131B, 12A, 132B, 132A, 132B, 133A, 133B, 134A, 144B, 145, 146A, 146B, 147A, 147B, 149, 149, 139B, 140A, 140B 141, 142A, 142B, 143A, 143B, 145A, 156B, 157, 158A, 159B, 159A and 159B silusted in Survey No. 487A, 487B, 49B, 49B, 415B, 455B, 155A, 155B, 156, 157, 158A, 158B, 159A and 159B silusted in Survey No. 487A, 487B, 49B, 49B, 41B, 41B, 41B, 41B, 41B, 41B, 41B, 41 | 958,96A,96B, 97A,97B, 98A,99, 100A,100B, 101A, 116B, 117A, 117B, 118A, 118B, 119, 120A, 120B, 111,112,113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 128B, 129A,129B, 130A, 121A, 121B, 122A, 122B, 123A, 123B, 124A, 124B, 125A, 125B, 126,127, 128A, 128B, 129A,129B, 130A, 121A, 121B, 122A, 122B, 123A, 123B, 139A, 123B, 137A, 137B, 138A, 138B, 139A, | Property 4 | |
| Androurbar Owner Mrs Vandana Ravindra Chaudhari. Again S. No. 46, South: Adj S No. 50, North: Adj S No. 46, South: Adj S No. 54 Reserve Price froperty 5: NA Residential plot no. 14, 18, 24, 28, 34, 38, 44, 48, 54, 58, 58, 68, 68, 68, 74, 78, 84, 98, 98, 38, 383, 383, 393, 393, 404, 408, 41, 42, 434, 438, 444, 448, 454, 94, 464, 478, 488, 488, 498, 498, 498, 51, 54, 558, 558, 568, 568, 568, 588, 598, 598, 598, 598, 598, 908, 908, 908, 908, 9104, 1054, 1058, 1058, 1064, 1068, 1074, 1078, 1084, 1108, 1111, 1124, 1128, 1124, 1128, 1124, 1158, 1164, 1168, 1174, 1179, 1184, 1189, 119, 120, 1214, 1218, 1224, 1228, 1233, 1234 Situated at survey no. 51/14/14, 51/14 | 130B, 131A, 131B, 132A, 132B, 133A, 133B, 134A, 144B, 145, 146A, 146B, 147A, 147B, 148, 149, 139B, 140A, 140B, 141, 142A, 142B, 143A, 143B, 144A, 144B, 145, 146A, 146B, 147A, 147B, 148, 149, 139B, 140A, 140B, 141, 142A, 142B, 143A, 143B, 144A, 144B, 145, 146A, 146B, 147A, 147B, 148, 149, 139B, 140A, 140B, 147A, 147B, 148, 149, 149B, 14B, 14BB, 14 | | |
| Property 5: NA Residential plot no 1A, 18, 2A, 28, 3A, 38, 4A, 48, 5A, 56, 6A, 6B, 7A,7B, 8A, 9A,9B, 10 TO 27, 32, 183, 33B, 34A, 34B, 35A, 35B, 35A, 35B, 35A, 36B, 37A,37B, 38A, 33B, 39A, 39B, 40A, 40B, 41, 42, 43A, 43B, 44A, 44B, 45B, 45B, 46A, 46B, 47A, 47B, 48A, 48B, 49A, 49B, 51, 54, 55A, 55B, 55A, 55B, 55A, 55B, 55A, 55B, 85A, 56B, 87A, 77B, 87A, 78B, 79A, 79B, 80A, 80B, 81A, 81B, 82A, 82B, 83, 84, 85A, 85B, 86A, 86B, 87A, 87B, 88A, 89A, 89B, 90A, 90B, 91, 104, 105A, 105B, 106A, 106B, 107A, 107B, 108A, 108B, 109, 110A, 110B, 111, 112A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117A, 117A, 117A, 117A, 18B, 119A, 120, 121A, 121B, 122A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117A, 117A, 118B, 119A, 120, 121A, 121B, 122A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117A, 117A, 117A, 117A, 118B, 119A, 120, 121A, 121B, 122A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117A, 117A, 117A, 117A, 117A, 117A, 117A, 117A, 118B, 119A, 120, 121A, 121B, 122A, 12B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117A, 117A, 117A, 117A, 118B, 119A, 120, 121A, 121B, 122A, 12B, 113B, 12BA, 119B, 120, 121A, 121B, 122A, 12B, 113B, 12BA, 12BB, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117 | at Survey No. 48/1A, 48/1B, 49 an together allow antibodomy Nandurbar, Owner Mrs Vandana Ravindra Chaudhari. | 12 | |
| 58. 46A.46B. 47A, 47B, 49A, 49B, 49B, 91, 93, 430A, 30B, 30A, 30B, 71A, 71B, 72A, 72B, 73A, 73B, 74A, 74B, 16B, 64A.64B, 65A, 65B, 66A, 66B, 67A, 67B, 68, 69, 70A, 70B, 71A, 71B, 72A, 72B, 73A, 73B, 74A, 74B, 55, 76, 77A, 77B, 78A, 78B, 79A, 78B, 79A, 78B, 80A, 80B, 81A, 81B, 82A, 82B, 83, 84, 85A, 85B, 86A, 86B, 87A, 87B, 88A, 85B, 89A, 89B, 90A, 90B, 91, 104, 110B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 121B, 112A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 21B, 123A, 123B, 124 Situated at survey no 51/1A/1A, 51/1A/1A/1, 51/1A/1A, 51/1A/2, 51/1Ba and 51/2, all together rea admeasuring 26175.74 Sq.Mirs. Raksawada, Nandurbar Mh. Owner Mrs Anita Shirish Chaudhari, Bhagwan Bansilal Chaudhari A. Mr Bansilal Makkan Chaudhari - [deceased his legal heirs namely Maturbabi Bansilal Chaudhari 2. Bhagwan Bansilal Chaudhari 3. Manohar Bansilal Chaudhari - [deceased her legal haudhari 5. Meenabai Vithoba Chaudhari 6. Lilabal Mobilal chaudhari 7. Shila Ravindra Chaudhari - [deceased her legal hirs, (A.) Dhanashin Shriram Gadgil (B.) Vishal Ravindra Chaudhari (C.) Chetan Ravindra Chaudhari - [deceased her legal hirs, (A.) Dhanashin Shriram Gadgil (B.) Vishal Ravindra Chaudhari and Smt.Indubal Hiralal Chaudhari Mn. Area trin. 1521.9 Sq M. Where a Palace, Commercial plot and construction there on at cts No. 432/1/A/3 Nandurbar Mh. Area trin. 1521.9 Sq M. Where are Palace, Commercial Hotel Building and plot at Survey No. 298/1/3 area admorphysic of the property 6 16,65,00,00/. Symbolic Possessi Property 7 15,75,00,000/. Symbolic Possessi Property 7 15,75,00,000/. Sq Mitr Dhule Road Taluka Distt Nandurbar, Maharashtra 425412. Mner M/S Heera Hospitality Pyt. Ltd. Unded by: On East by: Adj Survey No. 298/2 Paiki Part, On West by: Open space, North by: Road Taluka Distt Nandurbar, Maharashtra 40706. Owner Mrs. Vandana Ravindra Chaudhari And Ravindra Chaudhari Carpet area as per Agreement—3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft.—175,50,000/. | Bounded by: East: Road, West: Adj S No 50, North: Adj S No 40, South Asj, Francisco 10, 10 TO 27, 32, Property 5: NA Residential plot no 1A, 1B, 2A, 2B, 3A, 3B, 4A, 4B, 5A, 5B, 6A, 6B, 7A,7B, 8A, 9A,9B, 10 TO 27, 32, Property 5: NA Residential plot no 1A, 1B, 2A, 2B, 3A, 3B, 4A, 4B, 5A, 4B, 41B, 41B, 41B, 41B, 41B, 41B, 41B, | Reserve Price for Property 5 9,45,00,000/- | |
| 88, 89A, 89B, 90A, 90B, 91, 104, 105A, 105 | 458, 46A,46B, 47A, 47B, 48A, 48B, 49A, 49B, 51, 54, 55A, 55B, 56A,56B, 71A, 71B, 72A, 72B, 73A, 73B, 74A, 74B 61,62,63A,63B,64A,64B,65A,65B,66A,66B,67A,67B,68,69,70A,70B,71A,71B,72A,72B,73A,73B,74A,74B | | |
| 228, 123A, 123B, 124 Situated at survey no St/14/1A, St/ | 18B, 89A, 89B, 90A, 90B, 91, 104, 105A, 105B, 106A, 106B, 107A, 107B, 106A, 106B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 112B, 113A, 113B, 114A, 114B, 115A, 115B, 116A, 116B, 117A, 117B, 118A, 118B, 119, 120, 121A, 121B, 122A, 118B, | Symbolic Possessio | |
| . Mathurabai Bansilal Chaudhari 2. Bhagwan Bansilal Chaudhari 3. Manonar bansha Chaudhari 4. Mecased her legal haudhari 5. Meenabai Vithoba Chaudhari 6. Lilabal Mobilal chaudhari 7. Shila Ravindra Chaudhari — {deceased her legal brunded by: On East by: Adj Survey No 50, On West by: Shiv Road, On North by: Adj Survey No 52, on South by: Shiv Road Chaudhari (C.) Chetan Ravindra Chaudhari } In South by: Shiv Road Commercial plot and construction there on at cts No. 432/1/A/3 Nandurbar Mh. Area property 6 16,65,00,000/- South op: On East by: Adj Survey No 298/4, On West by: Road, On North by: Railway Station Road Symbolic Possessi Poerty 7: Hotel Heera Executive, Commercial Hotel Building and plot at Survey No. 298/1/3 area adm construction by: Nandurbar Hospitality Pyt. Ltd. Symbolic Possessi Poerty 8: Flat No. 201, Plot No 23/8 & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi mbai, Maharashtra- 400706. Owner Mrs. Vandana Ravindra Chaudhari And Ravindra Hiralal Chaudhari. Carpet area as per Agreement 3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft. 11.25,00,000/- Symbolic Possessi Nerty 8: Flat No. 201, Plot No 23/8 & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi mbai, Maharashtra- 400706. Owner Mrs. Vandana Ravindra Chaudhari And Ravindra Hiralal Chaudhari. Carpet area as per Agreement 3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft. 11.25,00,000/- Symbolic Possessi Nerty 8: Flat No. 201, Plot No 23/8 & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi mbai, Maharashtra- 400706. Owner Mrs. Vandana Ravindra Chaudhari And Ravindra Hiralal Chaudhari. Carpet area as per Agreement 3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft. 11.25,00,000/- Symbolic Possessi Nerver Road Road On West by: Bharat Petrol Pump, plot no 24, On North by: Beverly 8,125,00,000/- Symbolic Possessi Nerver Road Road On On South Pyt 15 mtrs. internal Road, On West by: Bharat Petrol Pump, plot no 24, On North by: Beverly 1,12,50,000/- | 1228, 123A, 123B, 124 Situated at survey no 51/14/14, 51/14/14, 51/14/15, 51 | | |
| Reserve Price for Property 6: Heera Palace, Commercial plot and construction there on at cts No. 432/1/A/3 Nandurbar Mh. Area for into where on the state of the | i. Mathurabai Bansilal Chaudhari 2. Bhagwan Bansilal Chaudhari 3. Manonar Bansilal Chaudhari 4. Alin bansilal Chaudhari 5. Meenabai Vithoba Chaudhari 6. Lilabai Motilal chaudhari 7. Shila Ravindra Chaudhari — {deceased her legal | | |
| Property 6: Heera Palace, Commercial plot and construction there on at cts No. 432/17/3 National Min. Acta Im. 1521.9 Sq M where are Mr. Shirish Hiralal Chaudhari, Shri Hiralal Maganial Chaudhari and Smt. Indubal Hiralal Chaudhari property 6: 16,65,00,000/- EMD for Property 6: 16,65,00,000/- Symbolic Possessi Reserve Price for Property 7: Hotel Heera Executive, Commercial Hotel Building and plot at Survey No. 298/1/3 area adm Property 7: Hotel Heera Executive, Commercial Hotel Building and plot at Survey No. 298/1/3 area adm Property 7: Hotel Heera Executive, Commercial Hotel Building and plot at Survey No. 298/1/3 area adm Property 7: Hotel Heera Executive, Commercial Hotel Building and plot at Survey No. 298/1/3 area adm Property 7: 15,75,00,000/- Symbolic Possessi Property 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Property 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Property 8: 1,25,00,000/- EMD for Property 7: 15,75,00,000/- EMD for Property 7: 15,75,00,000/- EMD for Property 7: 15,75,00,000/- EMD for Property 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Property 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Property 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Property 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Property 6 1,66,50,000/- Property 7 1,575,00,000/- EMD for Property 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Property | ounded by: On East by: Adj Survey No 50, On West by: Shiv Road, On North by: Adj Survey No 52, | Decemia Price to | |
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| Inch No. 1987 Passes and Survey No. 298/2 Paiki Part, On West by: Open space, North by: Nandurbar to Dhule Road, On South by: Adj Survey No. 297 (P) EMD for Property 7 1,57,50,000/- Symbolic Possessi Perty 8: Flat No. 201, Piot No 23/8 & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi mbai, Maharashtra- 400706. Owner Mrs. Vandana Ravindra Chaudhari And Ravindra Hiralal Chaudhari. Carpet area as per Agreement = 3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft. = 1.00 Sq.Ft. (As per actual site measurement done by valuers in valuation reports dated 07.10.2023 & 13.10.2023) EMD for Property 8 11,25,00,000/- Property 8 1,12,50,000/- | roperty 7: Hotel Heera Executive, Commercial Hotel Building and plot at Survey No. 298/1/3 area adm 500.00 SqMtr Dhule Road Taluka Distt Nandurbar, Maharashtra 425412. | Reserve Price fo | |
| perty 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi mbai, Maharashtra- 400706. Owner Mrs. Vandana Ravindra Chaudhari And Ravindra Hiralal Chaudhari. Carpet area as per Agreement = 3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft. = 1.00 Sq.Ft. (As per actual site measurement done by valuers in valuation reports dated 07.10.2023 & 13.10.2023) EMD for property 8 1.12,50,000/- | unded by: On East by: Adj Survey No. 298/2 Paiki Part, On West by: Open space, North by: Nandurbar to Dhule Road, On South by: Adj Survey No. 297 (P) | EMD for Property 7 | |
| Property 8: Flat No. 201, Plot No 2076 & 2076, Sector 9, Evosaino, paint Seath No. 201, Plot No. 201, Plot No. 2076 & 2076, Sector 9, Evosaino, paint Seath No. 201, Plot No. 2076 & 2076, Sector 9, Evosaino, paint Seath No. 201, Plot No. 2076 & 2076, Sector 9, Evosaino, paint Seath No. 2077, No. | | Symbolic Possessi | |
| Ravindra Hiralal Chaudhan. Carpet area as per Agreement = 3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft. = 1.00 Sq.Ft. (As per actual site measurement done by valuers in valuation reports dated 07.10.2023 & 13.10.2023) EMD for Property 8 1,12,50,000/- Richter 20, 20 South by 15 mtrs. internal Road. On West by: Bharat Petrol Pump, plot no 24, On North by: Beverly 1,12,50,000/- | operty 8: Flat No. 201, Plot No 23/B & 23/C, Sector- 6, El Castillo, palm beach road, Nerul West, Thane, Navi Imbai, Maharashtra- 400706. Owner Mrs. Vandana Ravindra Chaudhari And | | |
| nded by: On East by: 15 mtrs. Internal Road, On West by: Sharat Petrol Pullip, plot to 24, Oil North by: Develoy 1,12,50,000/- | Ravindra Hiralal Chaudhan. Carpet area as per Agreement = 3314.98 Sq.Ft. Balcony/Terrace area in Sq.Ft. = 81.00 Sq.Ft. (As per actual site measurement done by valuers in valuation reports dated 07.10.2023 & 13.10.2023) | EMD for | |
| | to Diet as 20. On Couth hyu15 mtre internal Doad | 1,12,50,000/- Symbolic Possessi | |

Amount Due Rs. 118,27,55,510.77/- (as on 30-11-2023 with further interest, cost and expenses.)

■ Last date for submission of EMD: On or before 29.04.2024 before 5 pm. -

For detailed terms and conditions of the sale, please refer to the link provided in www.unlonbankofindla.co.in. OR https://www.ibapi.in For Registration and Login and Bidding Rules visit https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp

Authorized Officer UNION BANK OF INDIA

Date: 12.04.2024 | Place: Nandurbar

[■] The details of encumbrances, if any known to the Secured Creditor : Not Known to the Bank

[■] Date & Time of Auction: 30.04.2024, 12 pm to 5 pm (with 10 min unlimited auto extensions)