Repco Home Finance Limited

GUNTUR BRANCH: Door No.5-37-217, 1st Floor, 4/2ed Lane, Brodipet, Land Mark: Beside Lane of Mohammad Khan and Sons, Guntur - 522 002. E - AUCTION SALE NOTICE

Sale of Immovable Properties Mortgaged to Repco Home Finance Ltd. Under Securitisation and Reconstruction of Financial Assets And Enforcement of Security Interest Act 2002 Whereas the following Borrowers and Co-Borrowers have borrowed monies from Repco Home Finance Limited, Guntur Branch and the details of the liability is furnished hereunder. Whereas the Company has issued Notice under SARFAESI ACT and the Authorised Officer has taken Possession

has decided to sell the properties under Section 8 and 9 of the Security Interest (Enforcement) Rules 2002, in "As is where is condition" and "As is what is condition" DATE AND TIME OF E - AUCTION: 26.04.2025, 11.00 a.m - 12.00 Noon

of the mortgaged properties and issued a Notice on the dates mentioned below and the Company now

(with unlimited auto extension of 5 minutes) Last Date & Time for submitting E-Tenders: 25.04.2025, 4.00 p.m.

S.No.1: Borrower: Mr.Pamarthi Jagannadh Pavan Kalyan, S/o.S.V.Sitaramanjaneyulu.P. Co-Borrower: P.Swarajyalakshmi, W/o.Mr.S.V.Sitaramanjaneyulu.P; Demand Notice Date: 04.07.2024; Amount claimed as per Demand Notice (Account No.AHL10020130002012) ₹21,90,272/- as on 03.07.2024 together with further interest, costs and expenses; Possession Taken Date: 14.10:2024; Present Outstanding Amount: ₹ 24,02,832/- as on 18.03.2025.

DESCRIPTION OF PROPERTY: All the piece and parcel of property in Guntur district Tadikonda sub-district, tadikonda revenue Mandal, Tadikonda village D.No.834/3, Tadikonda village Block No.2. Door No.222/1, an extent of 107.66 sq.yds of site of which R.C.C. house and A.C.C. house with all fixtures and fittings bounded by: East: Property of Tripurareni Raghubabu, 34ft, South; Panchayath Bazaar, 28.6 ft, West: Site of Plot No. 22 belongs to Angalakuduru Siva Prasad and Annam Subba Rao, 34 ft, North: House of Mangalgiri Prasad, 28.6 ft.

RESERVE PRICE ₹ 28,40,000/- EMD(10% of ₹ 2,84,000/- Increment Amount ₹ 50,000/

S.No.2: Borrower: Mrs.Shaik Phathima Bee, Wlo.Shaik Jan Saidulu, Co-Borrower: Shaik Jan Saidulu, S/o.SK Moulali; Demand Notice Date: 30.04.2024; Amount claimed as per Demand Notice (Account No.NHL10020130002028) ₹ 18,26,807/- as on 24.04.2024 together with further interest, costs and expenses: Possession Taken Date: 07.08.2024; Present Outstanding Amount: ₹21,41,347/- as on 18.03.2025.

DESCRIPTION OF PROPERTY: Guntur Dist., Narasaraopet Registration Dist Amaravathi Sub-Dist., within Village and Panchayat area of Lemalic hamlet of Karlapudi at Karlapudi Village D.No.133/B, Door No.7-94 of an extent of 146 Sq. yards of site and asbestos sheets root house therein which is being bounded by: East: Property of Kunchcti Munasubu-56 Links; South: Cheruvu Poramboku-56 Links, West: Surkar Bazar-51 Links, North: Property of Shalk Shariff-

EMID (10% of ₹ 2,81,700)-₹ 50,000/ RESERVE PRIGE ₹ 28,17,000/-For E-Auction procedure, please contact M/s. C1 India Pvt. Ltd., Mr. Prabhakaran-74182 81709. For inspection of the property the intending bidders may contact the Branch Head, Repco Home Finance Limited, Guntur Branch, on all working days between 10 a.m to 5 p.m. Contact

Date: 21.03.2025 / 22.03.2025

Nos. 0863-2223830 & 93912 34527.

Authorised Officer, Repco Home Finance Limited

COASTAL LOCAL AREA BANK LTD Corporate Office: Vijayawada, Door No. 59-12-6, Gantasalavari Street Grace Line, Gayathri Nagar, Vijayawada, Krishna District-520008.

DEMAND NOTICE (ABRIDGED)

Notice Under Section 13(2) of Securitisation and Reconstruction of

Financial Assets and Enforcement of Security Interest Act, 2002 Name & Address of the Borrower(s)/Guarantor(s): 1) Sri Telaprolu Vikram, S/o Late Sri. T. Rama Subba Rao, 76-9-22/2, Akula Rajeswara Rao St, Bhavanipuram, Vijayawada-520012, A.P. (Legal heir of Borrower late Sri Telaprolu Rama Subba Rao). 2) Sri Telaprolu Pratap, S/o Late Sri Telaprolu Rama Subba Rao, 76-9-22/2 Akula Rajeswara Rao St, Bhavanipuram, Vijayawada-520012, A.P. (Co-obligan and Legal heir of Borrower late Sri Telaprolu Rama Subba Rao). 3) Smt. K. Nirmala Devl, W/o (Late)Sri Kotra Niranjan Prasad, D.No.1-144, Near Venugopala Swamy Temple, Inavolu Village-522659, Thulluru Mandal, Guntur Dist., A.P. (Legal heir of Mortgagor cum Guarantor late Sri Kotra Niranjan Prasad). 4) Sri Kotra Phani Kumar (Guarantor cum Mortgagor), S/o K. Jagadeesh, 16-5-4, Sanjeeva Rao Street, Purna nandampet, Gandhinagar, Vijayawada-520003, A.P. 5) Sri Kotra Krishna Chaitanya (Guarantor cum Mortgagor), S/o K. Jagadeesh, Qtr. No. 4096, Sector 5, Ukkunagaram, Pedagantyada, Visakhapatnam - 530032. A.P. Type of Loan and A/c No. & Loan Outstanding: Secured Over Draft A/c No: 96007240908 - Rs. 47.00 Lakhs and Outstanding: Rs.61,90,333/- (Rupees Sixty One Lakhs Ninety Thousand Three Hundred and Thirty Three only) as on 06-03-2025 with further interest together with all incidental expenses, costs etc. III) Date of Demand Notice: 06-03-2025 (V) Date of NPA: 29.12.2023

 V) <u>Description of the immovable property</u>: All the piece and parcel of Sq. Yards 45.00 Sq. Yards + 15.83 Sq. Yards +129.17 Sq. Yards of Total Extent 290.00 Sq. Yards of Schedule A + Schedule-B residential site with Madras Terrace and R.C.C Roof Ground, First, Second Floor Building situated with D.No.18-5-4,5 therein being Northern part, old assessment No.6356, later Assessment No.11958, New Assessment No.100372, situated in N.T.S No.603, Municipal Ward No.18, Present Municipal Ward No. 12A, Revenue Ward No. 8, Block No. 17, Sanjeeva Rao Street Purnanandampet, Vijayawada, Vijayawada Municipal Corporation Area, NTF District (erstwhile Krishna District) on the file of District Registrar Vijayawada and the property allotted to share of Mr. Kotra Phani Kumar & Kotra Krishna Chaitanya property boundaries: Schedule-A; Item No.01; East: Property of Bommisetty Hanumaiah; ft. 30.0, South: Item No.2 passage to some extent and B Schedule property, to some extent; ft. 43.5, West: Property of Gajjalakonda Nagajah; ft 30.0 North: Property of Bandlamudi Mangamma; ft.43.5, Extent: 145.00 Sq. Yds or 121.23 Sq. Mts. Item No.02: Extent of Way site of Sq. Yards 15.83 Sq. Yds or 13.23 Sq. Mts. situated as above and within the following boundaries: East: Property of Bommisetty Hanumaiah- ft 30.00, South: Muncipal Road called as Sanjeeva Rao Street - ft 04.75, West: B Schedule property; ft 30.0, North: A schedule Property of Item-01. ft.04.75. Schedule-B; All the piece and parcel of Sq. yards 129.17 Sq. Yards or 107.99 Sq. Mts. of house site with Madras Terrace and ACC roof ground to second floors building therein being Northern part if Sq. Yards 290 bearing D.No.16-5-4,5 old assessment No.6356, later Assessment No.11958, Nev Assessment No. 100372, situated in N.T.S. No. 603, Muncipal Ward No. 18, Present Muncipal Ward No.12A, Revenue Ward No.8, Block No.17, Sanjeeva Rao Street Purnanandampet, Vijayawada, Vijayawada Muncipal Corporation Area, N.T.R. District (erstwhile Krishna District) belongs to Sri Kotra Niranjan Prasad, within the limits of sub-registry of Vijayawada bounded by: East: A-Schedule Property of Item-02 Path Way – 30.00 Ft., South: Municipal Road called as Sanjeeva Rao Street 38.75 Ft., West: Property of Gajjalakonda Nagaiah - 30.00 Ft., North: Item No. A-Schedule Property - 38.75 Ft., The Total Extent: Schedule-A + Schedule-B 145.00 Sq, Yds + 15.83 Sq. Yds + 129.17 Sq. Yds = 290.00 Sq. Yards.

The Borrower(s)/Guarantor(s) mentioned above have availed Loan/Credit facilities from Coastal Local Area Bank Limited, Seetharampuram Branch Seetharampuram, Vijayawada, N.T.R. District (erstwhile Krishna District), A.P. The Loan/Credit facilities have been secured by mortgage of property and asset as mentioned above. As the Borrowers/Guarantors have failed to adhere to the Terms and Conditions of sanction, the account became irregular and was classified as NPA as per RBI guidelines. The Bank intends to enforce security interest by way of methods available under Sec 13(4) of the Act on the above mentioned securities mortgaged by you and issued Demand Notice Under Regd. Post with acknowledgment due to you which has not been acknowledged by you and which were returned. Hence this publication issued. Hereby the Borrowers/Guarantors are called upon to pay the amount mentioned above with contract rate of interest, costs, charges etc., thereon within 60 days from the date of Publication, failing which the undersigned will be constrained to initiate action under the said Act to realize the Bank's dues.

Please take note that you shall not transfer by way of sale, lease (section 13(13) of the SARFAESI Act) or otherwise any of the Secured Assets referred to in this notice If done it is an offence punishable Under Section 29 of the Act. Your attention is also invited to provisions of sub-section (8) of section 13 of the SARFAESI act, in respect of time available, to redeem the secured assets."

Date: 06-03-2025 Place: Vijayawada

Sd/- Authorised Officer, Coastal Local Area Bank Ltd

Bank of Baroda Regional Stressed assets recovery Branch, Vijayawada

30 DAYS' NOTICE UNDER RULE 8(6) OF THE SECURITY INTEREST ENFORCEMENT) RULES, 2002 PRESCRIBED UNDER SARFAESI ACT 2002

As you all are aware that, I on behalf of Bank of Baroda, ROSAR Branch nform that Authorised Officer of Vijayawada Main Branch has issued Demand Notice on 18.01.2023 demanding you to pay an amount as mentioned below in the respective loan accounts as detailed hereunder to respective Borrower; Mr. Tummala Seetharamachandra Rao and Guarantor: Mrs. Tummala Aravinda Subsequently, Authorised Officer of Vijayawada Main Branch on behalf of Bank of Baroda also taken possession on 19.03.2023 of the secured assets in terms of Section 13(4) of the subject Act in connection with outstanding dues payable to Bank of Baroda and also published the Possession Notice on respective dates in Vernacular Language and also in English Newspapers as contemplated under the SARFAESI Act.

Hence, in terms of the provisions of the subject Act and Rules made thereunder, I serve this 30 days' Notice Prior to Sale under Rule 8(6) of the Security Interest (Enforcement) Rules, 2002 to discharge the entire liability on respective dates as detailed hereunder.

You are all hereby given a last and final opportunity to discharge the entire liability amount in full as stated hereunder plus subsequent interest, costs and expenses within 30 days from the date of this notice, and reclaim the assets which have been possessed by the Bank, failing which the assets will be sold as by any of the following methods:- (a) By obtaining quotations from the persons dealing with similar secured assets or otherwise interested in buying assets; or (b) By inviting tenders from the public; or (c) By holding public auction including through e-auction mode; or (d) By private treaty. This is without prejudice to any other rights available to the Bank under the subject Act/or any other law in force.

etails of the Borrower / Guarantor: Borrower : Mr. lummala Seetharamachandra Rao, S/o.Tummala Anjaneyulu, R/o Dno.6-147, Samatha Nagar, Nuzvid, Krishna District, Andhra Pradesh 521201. And also at : D.No. 59-7-12, Acharayaranga Street, Ramachandra Nagar, Vijayawada ,NTR District Andhra Pradesh 520006. Guarantor: Mrs. Tummala Aravinda, W/o Tummala Seetharamachandra Rao, Dno.6-147, Samatha Nagar, Nuzvid, Krishna District, Andhra Pradesh 521201. And also at : D.No.59-7-12, Acharayaranga Street, Ramachandra Nagar, Vijayawada NTR District , Andhra Pradesh 520006. And also at : D.No.11-667,668. opp. Krishna Talkies Main Road, Robertsonpeta, Machilipatnam, Krishna district . Andhra Pradesh 521018. A/c No.s: (Over draft - 05160400000193; BGECL Demand Loan - 05160600002062; BGECL Term Loan -05160600002179; FITL for adjusting outstanding interest overdues and future interest fnext 12 months in OD account 05160600002775).

Date of Demand Notice:	Date of Possession Notice:	Date of Rule 8(6) Notice:
18.01.2023	19.03.2023	17-03-2025
Amount to be paid: F	s 1 24 34 552 39 Ps / Rupees	One Crore Twenty

Four lakhs Thirty Four Thousand Five hundred Fifty Two and Thirty nine paisa only) as on 31.12.2022 + Unapplied Interest and other Charges if any till realisation (less recovery from 01.10.2023 if any).

DESCRIPTION OF THE IMMOVABLE PROPERTY

All that part and parcel of the property consisting an extent of 500 Sq. Yds. Or 418,066 sq meters of site and RCC building therein, with all its appurtencances and all easement rights at Door No 6-139, Assesment No. 1071001568, Block No. 6, in Survey No: 740/3 within the limits of Nuzvid Muncipal area and town Nuzvid, registration Sub-district Nuzvid and District Krishna. Bounded: On the North by : Compound wall of Nalluri Rama Rao, On the South by : Building of Koneru Shakuntaladevi, On the East by : Municipal Road, On the West by : House of Tenali Balakrishna.

Date: 17-03-2025 Chief Manager & Authorised Officer Place : Vijayawada BANK OF BARODA, ROSAR Branch, Vijayawada



WEDNESDAY 26.03.2025

ASSET RECOVERY BRANCH (79170), VIJAYAWADA, Located at 4th Floor, Andhra Bank Building, RR Apparao Street, Vijayawada, AP - 520001 E-mail: arb.vijayawada@unionbankofindia.bank

E-AUCTION SALE NOTICE

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) /Co-obligant (s)/ Mortgagor(s) / Guarantor (s) that the below described immovable properties mortgaged/charged to erstwhile Andhra / Corporation Bank, now Union Bank of India, now accounts are transferred to Asset Recovery Branch, Vijayawada the possession of which has been taken by the Authorised PROPERTY 2 : Item No.1: Rural Industrial Land & Building at D No 's: 665/1 & 668, Sub Division D No Officer, will be sold through e-auction on "As is where is", "As is what is", and "Whatever there is" basis on 11-04-2025, for recovery of outstanding dues and other expenses due to the Union Bank of Extent: Ac. 2.85 Cents. Bounded by: East: Site on M/s Vamsadhara Ginning & Pressing Industries, i.e., item India, Asset Recovery Branch, Vijayawada from the following Borrowers and Guarantors. Last date of submission of EMD on or before the commencement of e-Auction.

E-AUCTION DATE & TIME: 11-04-2025, 12.00 Noon TO 05.00 P.M. (with 10 min unlimited auto extensions)

1) Borrower(s) / Co-Applicant / Co-obligant(s)/Mortgagor(s)/Guarantor(s) : Borrower : Mr. Bhairapu Thirupathi Rao, S/o - Bhairapu Raghavaiah, Door No: 174, Dhulipalla Village, Sattenapalle Mandal, Palnadu District, Andhra Pradesh - 522403. Co-Applicant: Mrs. Bhairapu Govindamma, W/o - Mr. Bhairapu Thirupathi Rao, Door No: 174, Dhulipalla Village, Sattenapalle Mandal, Palnadu District, Andhra Pradesh-522403. Guarantor: Mr. Bhairapu Thirupathi Rao, S/o.Bhairapu Raghavaiah, Door No: 174, Dhulipalla Village, Sattenapalle Mandal, Palnadu District, Andhra Pradesh - 522403

Hundred and one rupees and Seventy six paisa only) as on 31/12/2024 along with further interest at contracted rate and other expenses

Description of The Properties: Item No.1: All that part and parcel of the Residential Land & Building admeasuring 145.00 Sq. Yards situated in Ward No:7, D No: 378-B at Dhulipala Village, Sattenapalli Mandal, Palnadu District belonging to Bhairapu Thirupathi Rao. Bounded by: East: Thondapi Road;

South: Joint wall between the site of applicant (Item No.2) and Rayidi Veeranjaneyulu and Others; West: Bazaar; North: Sluice water, Site of Rayidi Nageswara Rao. As per Regd. Sale Deed Document No.489/2013 dated 30.01.2013 at SRO Saftenapalle Item No.2: All that part and parcel of the Residential Vacant Land admeasuring 80.00 Sq. Yards situated

in Ward No:7, D No: 378-B at Dhulipala Village, Sattenapalli Mandal, Palnadu District belonging to Bhairapu Thirupathi Rao. Bounded by: East: Thondapi Road; South: Site of Shaik Chinna Meersa; West: Site of Rayidi Veeranjaneyulu; North: Item No.1. As per Regd. Sale Deed Document No.5050/2015 dated 02.04.2015 at SRO Sattenapalle. Out of which only 151 Sq. yards of site is Piduguralla Municipality, 7th block residential area, to an extent of 633.11 Sq. Yds., in D.No. 520/B1, of considered, Google Coordinates: 16.414385, 80.087054

Reserve Price (Rs): 17,87,000/- EMD (Rs): 1,79,000/- Bid Increment: Rs. 18,000/- Borrower(s) /Co-obligant(s)/Mortgagor(s)/Guarantor(s): 1) M/S CUBE INDIA PAPER MILLS PRIVATE LIMITED MG Director:: Mr. Pinnamaneni Hareesh Plot No.13, Vasudeva Gardens, Vinukonda Road, Narasaraopet, Guntur (Dt) 522601. 2) Mr. Pinnamaneni Hareesh (Mg. Director) S/o Ravi Kishore, Flat No 301 Vidya Vihar Apartments, Prakash Nagar Narasaraopet-522601. 3) Mr. Kota Potu Raju(Director) S/o. Ramaiah H no 5-68 Chavitipalem, Santhamaguluru mandal Prakasam Dist AP 523302. 4) Mr. Mothukuri Lakshman Kumar (Director) S/o Ramarao D no 4-3-19, Kotappakonda Road, Near Ravindra Nagar Narasaraopet - 522601. 5) Mr. Motukuri Ramarao S/o Anjaneyulu H no 4-319, Kotappakonda Road Near Ravindra Nagar, Narasaraopet Guntur AP 522607. 6) Mrs. Marasu Piduguralla municipality. Bounded by: East: Sontineny Naveen Chowdary property, 84.5 Feet; South: Haritha w/o Pinnamaneni Hareesh Flat No 301 Vidya Vihar Apartments Prakash Nagar, Narasaraopet 522601 (Guarantor/Mortgagor)

Amount Outstanding: Rs 32,09,35,538.81/- (Rupees thirty two crores nine lakhs thirty five undivided and unspecified area of 31.65 Sq. Yds belonging to Mr. Sontineni Naveen Chowdary & Yarlagadda thousand five hundred thirty eight and paisa eighty one only) as on 31.12.2024 plus further interest, costs and charges

Description of The Properties: Property-1: Sankara Lingam Gudipadu Village Ballikurava Mandal | Open to Sky; West: Corridor & Flat No. 403; North: Corridor & Flat No. 401 Prakasam District : Mortgage of factory land and building in an extent of Ac. 11.10 cents (Ac. 5,10 cents as primary security & Ac 6.00 cents as collateral security) located in the project land situated at survey numbers 7/1,7/2,7/3, 7/4, and 18/1A, Sankaralingam Gudipadu Village Ballikurava Mandal, Prakasam District belonging to M/s Cube India Paper Mills Private Limited vide 1. Doc no. 15413/2014 dated 15.12.2014 2. 15414/2014 dt 15.12.2014 3. 15993/2014 dt 26.12.2014 4. 15992/2014 dt 26.12.2014. North: Nakkala Road and hill; South: Property of Ealchuri Subba Rao

Reserve Price (Rs): 5,36,13,000/- EMD (Rs): 53,61,300/- Bid Increment: Rs. 5,00,000/-Property -2: Plant machinery installed at M/s. Cube India Paper Mills Pvt Ltd factory located at survey numbers | 215/5 of Piduguralla Municipality, Piduguralla Mandal, Guntur. A.P. Bounded by: East: Corridor & Flat No. 7/1,7/2,7/3,7/4, and 18/1A, Sankaralingam Gudipadu Village Ballikurava Mandal, Prakasam District

Reserve Price (Rs): 4,09,13,000/-EMD (Rs): 40,91,300/-Bid Increment : Rs. 4,00,000/-3) Borrower(s) /Co-obligant(s)/Mortgagor(s)/Guarantor(s): 1) M/s Rajyalakshmi Cotton Traders | PROPERTY 9: Schedule A: Guntur District, Narasaraopet R.D., Piduguralla SRO, Piduguralla Mandal Through Proprietor, Mrs. Uppu Rajya Lakshmi, Flat no. 14, Rama Murthy Apartments, 7º line Brundavan | Piduguralla Municipality, 7º block residential area, to an extent of 633.11 Sq. Yds., in D.No. 520/B1, of Gardens, Guntur. 2) Mr. Uppu Satyanarayana S/o Lakshmaiah, Flat no. 104, Panchvati Piduguralla municipality. Bounded by: East: Sontineny Naveen Chowdary property, 84.5 Feet.; South: apartments, Sangadigunta, Guntur. 3) Mr. Uppu Sankar Rao S/o Uppu Lakshmaiah, Flat No. 14, Rama Jayalakshmi picture Palace, 67 Feet.; West: Lankapalli Jyothi House, 84 feet and 5 inches.; North: Bazar, Murthy Apartment, Brundavan Gardens, 7th Line, Guntur, Pattabhipuram-522005.4) Mrs. Rayani Vijaya 68 feet. Schedule B: A Residential flat to an extent of 1143 Sq. Ft both Plinth and Common area along with Lakshmi W/o Late R Koteswara Rao, Bank Colony, Kothapet, Vetapalem Mandal, Prakasam Dist. 5) Mr. undivided and unspecified area of 31.65 Sq. Yds belonging to Mr. Sontineni Naveen Chowdary & Yarlagadda Kola Adinarayana S/o Bala Ramaiah, Pandillapalli (Village), Vetapalem Mandal, Prakasam Dist. Amount Outstanding: Rs 3,83,86,048.27/- (Rupees Three Crores eighty three lakhs eighty six thousand

forty eight and paisa twenty seven only) as on 31.12.2024 plus further interest, costs and charges Description of The Properties: PROPERTY 1: EM of 193.61 sq. yards of vacant house site situated at Municipal Corporation, Near kotha Colony, Guntur held in the names of Mr. Uppu Satanarayana & Mr. Nageswara Rao; South: Municipal Road; West: Property belongs to Lakkakulu Thomasaiah; North: Property belongs to Sri Tenneru Satyanarayana

Reserve Price (Rs): 14,07,000/- EMD (Rs): 1,40,700/- Bid Increment: Rs. 14,070/-PROPERTY 2: EM of [28.1/2 cents] 1379.40 sq. yards of vacant house site situated at Ankireddypalem village D.No.228, Re-Survey D.No.228/E, Sri kamakshi Nagar area, New Guntur Municipal, Near Kotha Colony, Guntur held in the names of Mrs. Rayina Vijaya Lakshmi, w/o Koteswara Rao & Mr. Kola Adinarayana, s/o Balaramaiah. East: Property belongs to SriGorantla Nageswara Rao; South: Property belongs to Sri Gajula Narayana; West: Property belongs to vendor; North: Municipal Corporation road

Reserve Price (Rs): 1,02,89,000/- EMD (Rs): 10,28,900/- Bid Increment: Rs. 1,03,000/-PROPERTY 3: EM of an undivided and unspecified share of 44 sq. yards of site along Flat No.104 of first floor in Block No. 1 with a plinth area of 1100 sft located in PANCHAVATI APARTMENTS, Dr.No. 17-11-19, Anandpet Extn, Ponnur Road, Guntur held in the name of Mr. Uppu Satyanarayana, S/o Lakshmaiah. East: Common corridor; South: Open to Sky; West: Open to Sky; North: Open to Sky

Reserve Price (Rs): 23.07,000/- EMD (Rs): 2.30,700/- Bid Increment: Rs. 23.070/-

Enterprises, Prop. Nallapaneni Seshagiri Rao, D No 6-64, Gorlavari Palem, Guntur-522018. 2. Nallapaneni Seshagiri Rao (proprietor) S/o Ammaiah, Boddurai Bazar, Gorlavari Palem, Ponnekallu, Guntur-522018. Guarantors: 1. Nallapaneni Sambasiva Rao, S/o Seshagiri Rao, H No 6-10, Near Sai Baba Temple, Gorlavari Palem, Guntur-522018. 2. Nallapaneni Seshagiri Rao, S/o Ammaiah, Boddurai Bazar, Gorlavari Palem, Ponnekallu, Guntur. 3. Nallapaneni Ramanjaneyulu, S/o Seshagiri Rao, H No 6-10, Gorlavari Palem, Guntur-522018. 4. Kanakala Mahesh Babu, S/o Madhava Rao, C/o Nallapaneniseshayya, 1-56-1, Near Water Tank, Kothapalem, Ponnekallu, Guntur 522018. 5. Nallapanenilakshmi Prasanna, W/o Sambasiva Rao, H No 6-10, Near Sai Baba Temple, Gorlavari Palem, Guntur-522018. 6. Nallapaneni Appa Rao, S/o Venkata Rao, H No 6-44, Near Sai Baba Temple, Gorlavari Palem, Guntur-522018.

Amount Outstanding: Rs. 2,87,00,000.00 (Rupees Two Crores eighty seven lakhs only) as on 31.12.2024 plus further interest, costs and charges

Description of The Properties: Property-1: Vacant site admeasuring 1500 Sq. Yards situated at D. No. Open to Sky; West: Open to Sky; North: Open to Sky & Stair case & Common Corridor 138/2 of Pedapalakaluru (V), Gorlavaripalem, Pedapalakaluru Sivaru, Sivaru Gorlavaripalem (V & PT) Guntur bounded by: East: Site of Nallapaneni Pede Gerataiah & others; South: Site of Nallapaneni West: Site of Oruganti Veeraswamy & others; North: Site of Oruganti Srinivasa Rao & others. Coordinate-16.356907, 80.403508

Reserve Price (Rs): 65,07,000/- EMD (Rs): 6,50,700/- Bid Increment: Rs. 65,070/-Property-2: Site with RCC building admeasuring 355.55 Sq. yards situated at D. No. 144 of Pedapalakaluru (V), Gorlavaripalem (V & PT), Near Gorlavaripalem Boddurai & Sai baba Temple and wall of Nallapaneni Mallikharjuna Rao; South: Compound wall of Nallapaneni Mallikharjuna Rao; West in the stilt floor of "A" Schedule, belongs to Mr. Ravi Bhagat Dutt and bounded by: East: Open to Sky; South:

: 60 Ft. Wide Road; North : 40 ft. Wide Road. Co-ordinate-16.359692.80.401860

Reserve Price (Rs): 47,02,000/- EMD (Rs): 4,70,200/- Bid Increment: Rs. 47,020/-Traders, Prop. Mrs. Challa Sri Lakshmi W/o Mallikarjuna Rao, C/o M/s. Siva Sai Ginning Mill, D. No. 24- with stilt, Ground, First, Second, Third, and Fourth Floors under the name and Style as "Srinivasam Hills Mr. Boyapati Venkat Rao S/o Subbaiah, D. No. 20-18-217, 9" Line, D.S Nagar, Etukuru Road, Guntur-Guntur-522003. 3. Mr. Challa Mallikarjuna Rao, S/o Narasimha Rao, D. No. 7-17-92, 4th Line, Srinagar, Amaravathi Road, Guntur-522002. 4. Mr. Gudhe Nageswara Rao S/o Peddanna, D. No. 24-20-86, 11th

Lane, Worker colony, Beside D.S Nagar, Etukuru Road, Guntur-522003 Amount Outstanding: Rs 3,19,02,686.80/- (Rupees Three Crore nineteen lakhs two thousand six hundred eighty six and paisa eighty only) as on 31.12.2024 plus further interest, costs and charges 1673 Sq. Yds. Situated at D. No. 79, Block No.9, Patta No. 1053, R Agraharam, Bonthapadu Road, Satyanarayan, PVS Swamy & Others; South: property belongs to P Madhubabu

Reserve Price (Rs): 1,75,98,000/- EMD (Rs): 17,59,800/- Bid Increment: Rs. 1,75,980/-521180. 2. Rampalli Srinivasa s/o Nagachari, H No. 9-99/1, Vasantha colony, Gottumukkala Road, Open to Sky, West: Open to Sky, Stair Case & Common Corridor.; North: Open to Sky, Kanchikacherla - 521180. 2. Rampalli Eswaramma W/o Nagachari, H No. 9-99/1, Vasantha colony. Gottumukkala Road, Kanchikacherla – 521180

Amount Outstanding: Rs. 24,81,030.00 (Rupees Twenty four lakhs eighty one thousand thirty only) as on 31.12.2024 plus further interest, costs and charges Description of The Properties: Property-1: EM of Extent of 327 Sq. Yds of Residential Vacant site

situated at Plot No. 7, R S No. 371/2A Near D. no. 9-66 beside road to rice mill Gottumukkala road. Kanchikacherla Village and Mandal, held in the name of Mrs. Rampalli Eswaramma W/o Nagachari. Bounded by: East: 62 links - 20 links wide road; West: 641/2 links - 20 links wide road; South: 107 links Reserve Price (Rs): 5,14,77,000/of site belongs to vallavarapu venkateswarlu: North: 107 links - 9 link wide road

Reserve Price (Rs): 28,61,100/- EMD (Rs): 2,86,110/- Bid Increment: Rs. 28,700/-7) Borrower(s) / Co-Applicant / Co-obligant(s)/Mortgagor(s)/Guarantor(s) : Borrower : 1. M/s Vamsadhara Ginning & Pressing Industries, Rep. by its Managing Partner and Guarantor Mr. Sontineni Venkateswara Rao, Sy. Nos. 665/1B, 668/1, Adjacent to Addanki - Narketpalli Interstate Highway, Kamepalli (V), Piduguralia (M), Guntur Dist. A.P. 2. Mr. Sontineni Venkateswara Rao, S/o Peraiah, D.No 7-213/A, Piduguralla, Guntur Dist, AP. 3. Mr. Chintalapudi Purnachandra Rao (Partner & Guarantor), S/o Peraiah, D. No. 7-294, Piduguralla, Guntur Dist, AP. 4. Mr. Sontineni Naveen Chowdary (Partner & Property - 19: EMD of residential house consists of Ground Floor & First Floor situated at D.No. 7-294, Gas Guarantor), S/o Venkateswara Rao, D.No 7-213/A, Piduguralla, Guntur Dist, AP. 5. Mrs. Sontineni Lakshmi | Office Road extent of 428.74 (net extent considered for valuation is 375.41 Sq. Yards, Piduguralla, Guntur -(Partner & Guarantor), W/o Venkateswara Rao, D.No 7-213/A, Piduguralla, Guntur Dist, AP. 6. Mrs. Gude 522413 belonging to Ch. Purna Chandra Rao, Ch. Mangamma, Y. Sri Devi, G. Rajeswari. Bounded by Rajeswari (Partner & Guarantor), W/o Sambasiva Rao, D. No. 7-294, Piduguralla, Guntur Dist, AP. 7. Mrs. Yarlagadda Sridevi (Partner & Guarantor) W/o Yarlagadda Anil Kumar, D. No. 7-294, Piduguralla, Guntur Dist, AP. 8. Mr. Ravi Jitendra Dutt (Partner & Guarantor), S/o Ravi Bhagat Dutt, D. No. 11-3-53, Kailash Bhavan Road, Chenchupet, Tenali, Guntur Dist., A.P. Guarantor: 1. Mr. Ravi Bhagat Dutt, S/o R Hyma Rao, D. No. 11-3-53, Kailash Bhavan Road, Chenchupet, Tenali, Guntur Dist., A.P. 2, Mr. Yarlagadda Anil Kumar, S/o Dasaradha Ramaiah, D. No. 7-294, Piduguralla, Guntur Dist, AP. 3. Mrs. Chintalapudi Kumar, S/o Dasaradha Ramaiah, D. No. 7-294, Piduguralla, Guntur Dist, AP. 3. Mrs. Chintalapudi conditions of Auction Sale before submitting their bids and taking part in the E-Auction sale proceedings. Mangamma, W/o Purnachandra Rao, D. No. 7-294, Piduguralla, Guntur Dist, AP. 4. M/s Vamsadhara Rice To the best information and knowledge of the Authorized Officer, there is no encumbrance on the Industries, Rep. by its Managing Partner & Guarantor : Mr. Sontineni Venkateswara Rao, Sy.No. 788/1,817/1, 812-2,816/1, Janapadu (V), Piduguralla (M), Guntur Dist. A.P. 5. M/s Vamsadhara Cotton details of auction and inspection of property. Mail ID: arb.vijayawada@unionbankofindia.bank Industries, Represented by its Managing Partner, Mr. Sontineni Venkateswara Rao, Sy No: 787, Opp: BSL Micro Wave System, Piduguralla, Karampudi road, Janapadu (V), Piduguralla (M), Guntur Dist, AP

Amount Outstanding: 1) Vamsadhara Ginning and Pressing - Rs.17,38,51,000/- (Rupees Seventeen Crores Thirty Eight Lakhs Fifty One Thousand only) as on 07.04.2021 along with further interest at contracted rate and other expenses 2) Vamsadhara Rice Industries - Rs. 6,15,23,000/- (Rupees Six Crores Fifteen Lakhs Twenty Three Thousand only) as on 02.09.2020 along with further interest at contracted rate and other expenses

Note: Subject to SA 62/2025 at DRT, Visakhapatnam

Description of The Properties: PROPERTY 1: Semi Urban Residential Land at D No: 501/1, Plot No Near Door No: 27-14-12/1, Near Municipal compost yard, Burripalem Road, Tenali, Guntur Dist 522201, Extent: 902.22 Sq.yds. Belongs to Mr. Ravi Jitendra Dutt. Bounded by: East: 103 Ft Site in plot No.45; South: 80 Ft. Road, Width 40 Ft; West: 100 Ft. site in Plot Nos.42, 43; North: 80 Ft. Site by Ravi Pravas Dutt and Bhagat Dutt to Others.

Reserve Price (Rs): 79,21,000/- EMD (Rs): 7,92,100/- Bid Increment: Rs. 80,000/-

:665/1B , National Highway Road , Kamepalli Village & Panchayat , Piduguralla Mandal , Guntur Dist, AP, No.2; South: Land of Pusala Ramaiah; West: Land of Yarram Subba Rao; North: N.S.P Canal. Item No.2: Guntur Dist, narasaraopet Reg. Dist., Piduguralla S.R.O and Mandal, Kamepalli Gram Panchayat Limits, an extent of AC.0.004 Cts. of Vacant site in D.No.668 of Kamepalli Rev. Village, belongs to M/s Vamsadhara

Site on M/s Vamsadhara Ginning & Pressing Industries, i.e., item No.1; North: N.S.P Canal.

Reserve Price (Rs): 5,15,23,000/- EMD (Rs): 51,52,300/-Bid Increment : Rs. 2,00,000/-PROPERTY 3: Plant & Machinery (pertaining to Vamsadhara Ginning and Pressing Industries) situated at Rural Industrial Land & Building at D No 's: 665/1 & 668, Sub Division D No: 665/1B, National Highway Road Kamepalli Village & Panchayat , Piduguralla Mandal , Guntur Dist, AP.

Ginning & Pressing Industries. Bounded by: East: Bi- Pass Road; South: Land of Busi Vimalamma; West:

Reserve Price (Rs): 65,28,000/- EMD (Rs): 6,52,800/- Bid Increment: Rs. 66,000/-Amount Outstanding: Rs. 28,15,501.76/- (Rupees Twenty Eight Lakhs Fifteen Thousand Five PROPERTY 4: Semi Urban Residential Land at D No: 506/1, Plot No 39, Near Door No: 27-14-12/1, near Municipal compost yard, Burripalem Road, Tenali, Guntur Dist. 522201 Extent: 333.33 Sq.yds. Belongs to Mr. Ravi Jitendra Dutt. Bounded by: East: 40 Ft Site sold by Ravi Pravas Dutt and Bhagat Dutt to Others; South: 75 Ft. Site in Plot no. 40; West: 40Ft. road, Width 40Ft; North: 75 ft. Site in Plot no. 38

> Reserve Price (Rs): 27,54,000/- EMD (Rs): 2,75,400/-Bid Increment : Rs. 28,000/-PROPERTY 5: Semi Urban Residential Land in D No: 506/1, Plot No 40, Near Door No: 27-14-12/1, Near Municipal compost yard, Burripalem Road, Tenali, Guntur Dist 522201 Extent: 333.33 Sq.yds. Belongs to Mr. Ravi Jitendra Dutt. Bounded by: East: 40 Ft Site sold by Ravi Pravas Dutt and Bhagat Dutt to Others South: 75 Ft. Site in Plot no.41; West: 40Ft. road, Width 40 Ft; North: 75 ft. Site in Plot no.39

> Reserve Price (Rs): 27,54,000/- EMD (Rs): 2,75,400/- Bid Increment: Rs. 28,000/-PROPERTY 6 - Schedule A: Guntur District, Narasaraopet R.D, Piduguralla SRO, Piduguralla Mandal, Piduguralla municipality. Bounded by: East: Sontineny Naveen Chowdary property, 84.5 Feet; South: Jayalakshmi picture Palace, 67 Feet; West: Lankapalli Jyothi House, 84 feet and 5 inches; North: Bazar, 68 feet. Schedule B: A Residential flat to an extent of 1143 Sq. Ft both Plinth and Common area along with undivided and unspecified area of 31.65 Sq. Yds belonging to Mr. Sontineni Naveen Chowdary & Yarlagadda Naveen Kumar, situated at Flat No :401, 3rd floor, in "Nani Paradise" Apartment in D.No.520/B1, Door no 7-215/5 of Piduguralla Municipality, Piduguralla Mandal, Guntur. A.P Bounded by: East: Open to Sky;

> South: Corridor & Flat No. 402; West: Corridor & Flat No. 404; North: Open to Sky Reserve Price (Rs): 19,65,000/- EMD (Rs): 1,96,500/- Bid Increment: Rs. 20,000/-PROPERTY 7 : Schedule A: Guntur District, Narasaraopet R.D. Piduguralla SRO, Piduguralla Mandal, Piduguralla Municipality, 7th block residential area, to an extent of 633.11 Sq. Yds., in D.No. 520/B1, of Jayalakshmi picture Palace, 67 Feet; West: Lankapalli Jyothi House, 84 feet and 5 inches; North: Bazar, 68 feet. Schedule B: A Residential flat to an extent of 1143 Sq. Ft both Plinth and Common area along with

Naveen Kumar, situated at Flat No :402, 3rd floor, in "Nani Paradise" Apartment in D.No.520/B1, Door no 7-215/5 of Piduguralla Municipality, Piduguralla Mandal, Guntur. A.P. Bounded by: East: Open to Sky; South: Reserve Price (Rs): 19,70,000/- EMD (Rs): 1,97,000/-Bid Increment : Rs. 20,000/-PROPERTY 8: Schedule A: Guntur District, Narasaraopet R.D, Piduguralla SRO, Piduguralla Mandal, Piduguralla Municipality, 7th block residential area, to an extent of 633.11 Sq. Yds., in D.No. 520/B1, of Piduguralla municipality. Bounded by: East: Sontineny Naveen Chowdary property, 84.5 Feet; South: Bounded by: East: Property of PSN Raju and Etc Land; West: Property of PSN Raju and Etc Land; Jayalakshmi picture Palace, 67 Feet; West: Lankapalli Jyothi House, 84 feet and 5 inches; North: Bazar, 68 feet. Schedule B: A Residential flat to an extent of 1143 Sq. Ft both Plinth and Common area along with undivided and unspecified area of 31.65 Sq. Yds belonging to Mr. Sontineni Naveen Chowdary & Yarlagadda Naveen Kumar, situated at Flat No:403, 3rd floor, in "Nani Paradise" Apartment in D.No.520/B1, Door no 7-

> 402; South: Open to Sky; West: Open to Sky; North: Corridor & Flat No. 404 Reserve Price (Rs): 19,13,000/- EMD (Rs): 1,91,300/-

> Naveen Kumar, situated at Flat No :404, 3rd floor, in "Nani Paradise" Apartment in D.No.520/B1, Door no 7-

215/5 of Piduguralla Municipality, Piduguralla Mandal, Guntur. A.P. Bounded by: East: Corridor & Flat No.

401; South: Corridor & Flat No. 403; West: Open to Sky; North: Open to Sky Reserve Price (Rs): 19,70,000/- EMD (Rs): 1,97,000/- Bid Increment: Rs. 20,000/-Ankireddypalem Village D.No.228, Re-Survey D.No.228/E, Sri Kamakshi Nagar area, New Guntur PROPERTY 10: Schedule A: Guntur District, Tenali SRO, Tenali Municipality Limits, A Residential building with stilt, Ground, First, Second, Third, and Fourth Floors under the name and Style as "Srinivasam Hills Uppu Sankara Rao, son of Lakshmaiah. Boundaries of property: East: Property belongs to Sri Velivelli Situated in an extent of 4689.44 Sq. Yds in D.No.501/1 of Tenali Rev Village and Bounded by: East: 183.6 ft Site in Plot Nos.9&7; South: 230 Ft. Site of Vemuri Seshagiri Rao.; West: 183.6 Ft. Site in plot No.13; North: 230Ft. Road, Width 40Ft. Schedule B: An undivided and unspecified share, admeasuring 45.43 Sq. Yds in total extent of 4689.44 Sq Yds along with a flat therein, bearing No.201(Block 2), located in the First Floor of the residential apartment under the name and Style as "Srinivasam Hills(A Schedule), with plinth area of 1010 Sq. ft. including Common area, easement rights and covered Car Parking area, With a plinth area of

100 Sq. Ft. which is allotted in the stilt floor of "A" Schedule bounded by: East: Open to Sky; South: Open to

Sky; West: Open to Sky; North: Open to Sky & Stair case & Common Corridor.

Reserve Price (Rs): 13,22,000/- EMD (Rs): 1,32,200/- Bid Increment: Rs. 14,000/-PROPERTY 11 : Schedule A: Guntur District, Tenali SRO, Tenali Municipality Limits, A Residential building with stilt, Ground, First, Second, Third, and Fourth Floors under the name and Style as "Srinivasam Hills Situated in an extent of 4689.44 Sq. Yds in D.No.501/1 of Tenali Rev Village and Bounded by: East: 183.6 ft Site in Plot Nos.9&7.; South: 230 Ft. Site of Vemuri Seshagiri Rao.; West: 183.6 Ft. Site in plot No.13; North: 230Ft. Road, Width 40Ft. Schedule B: An undivided and unspecified share, admeasuring 45.43 Sq. Yds in total extent of 4689.44 Sq Yds along with a flat therein, bearing No.202(Block 2), located in the First Floor of the residential apartment under the name and Style as "Srinivasam Hills(A Schedule), with plinth area of 4) Borrower(s) /Co-Applicant / Co-obligant(s)/Mortgagor(s)/Guarantor(s): 1. M/s Ramanna 1012 Sq. ft. including Common area, easement rights and covered Car Parking area, With a plinth area of 100 Sq. Ft. which is allotted in the stilt floor of "A" Schedule, belongs to Mr. Ravi Bhagat Dutt and bounded by: East: Open to Sky; South: Open to Sky; West: Open to Sky; North: Open to Sky & Stair case.

Reserve Price (Rs): 13,24,000/- EMD (Rs): 1,32,400/- Bid Increment: Rs. 14,000/-PROPERTY 12: Schedule A: Guntur District, Tenali SRO, Tenali Municipality Limits, A Residential building with stilt, Ground, First, Second, Third, and Fourth Floors under the name and Style as "Srinivasam Hills", Situated in an extent of 4689.44 Sq. Yds in D.No.501/1 of Tenali Rev Village and Bounded by: East: 183.6 ft. Site in Plot Nos.9&7.; South: 230 Ft. Site of Vemuri Seshagiri Rao.; West: 183.6 Ft. Site in plot No.13; North: 230 Ft. Road, Width 40Ft. Schedule B: An undivided and unspecified share, admeasuring 45.43 Sq. Yds in total extent of 4689.44 Sq Yds along with a flat therein, bearing No.301 (Block 2), located in the Second Floor of the residential apartment under the name and Style as "Srinivasam Hills(A Schedule), with plinth area of 1010 Sq. ft. including Common area, easement rights and covered Car Parking area, With a plinth area of 100 Sq. Ft. which is allotted in the stilt floor of "A" Schedule, belongs to Mr. Ravi Bhagat Dutt and bounded by: East: Open to Sky: South:

Reserve Price (Rs): 13,22,000/- EMD (Rs): 1,32,200/-Bid Increment : Rs. 14,000/-Karneswaramma; Against East: Site of Nallapaneni Karneswaramma; Against South: 15 ft wide road; Property - 13: Schedule A: Guntur District, Tenali SRO, Tenali Municipality Limits, A Residential building with stilt, Ground, First, Second, Third, and Fourth Floors under the name and Style as "Srinivasam Hills", Situated in an extent of 4689.44 Sq. Yds in D.No.501/1 of Tenali Rev Village and Bounded by: East: 183.6 ft. Site in Plot Nos.9&7.; South: 230 Ft. Site of Vemuri Seshagiri Rao.; West: 183.6 Ft. Site in plot No.13; North: 230 Ft. Road. Width 40Ft. Schedule B: An undivided and unspecified share, admeasuring 45.43 Sq. Yds in total extent of 4689.44 Sq Yds along with a flat therein, bearing No.402(Block 2), located in the Third Floor of the residentia apartment under the name and Style as "Srinivasam Hills(A Schedule), with plinth area of 1012 Sq. ft. including Shivalayam Temple, Pedapalakaluru Sivaru, Gorlavaripalem, Guntur bounded by: East: Compound Common area, easement rights and covered Car Parking area, With a plinth area of 100 Sq. Ft. which is allotted

Reserve Price (Rs): 13,24,000/- EMD (Rs): 1,32,400/-Bid Increment : Rs. 14,000/-5) Borrower(s) /Co-Applicant / Co-obligant(s)/Mortgagor(s)/Guarantor(s): 1. M/s. Sri Shiridi Sai | Property - 14: Schedule A: Guntur District, Tenali SRO, Tenali Municipality Limits, A Residential building 37-30-1, Beside Srinivasa Weigh, Etukuru Road, Guntur-522003. 2. Mrs. Challa Sri Lakshmi Situated in an extent of 4689.44 Sq. Yds in D.No.501/1 of Tenali Rev Village and Bounded by: East: 183.6 ft (Proprietor) W/o Mallikarjuna Rao, D. No. 7-17-92, 4" Line, Sri Nagar, Amaravathi Road, Guntur-522002 | Site in Plot Nos. 9&7.; South: 230 Ft. Site of Vemuri Seshagiri Rao.; West: 183.6 Ft. Site in plot No. 13; North 230Ft. Road, Width 40Ft. Schedule B: An undivided and unspecified share, admeasuring 45.43 Sq. Yds in 522003. 2. Mrs. Yenuganti Padma W/o Nagaiah, D. No. 20-18-209, 9" Line, D. S Nagar, Etkuru Road, total extent of 4689.44 Sq Yds along with a flat therein, bearing No.508 (Block 2), located in the Fourth Floor of the residential apartment under the name and Style as "Srinivasam Hills (A Schedule), with plinth area of 1425 Sq. ft. including Common area, easement rights and covered Car Parking area, With a plinth area of 100 Sq. Ft. which is allotted in the stilt floor of "A" Schedule, belongs to Mr. Ravi Bhagat Dutt and bounded

by: East: Common Corridor; South: Common Corridor; West: Common Corridor; North: Open to Sky.

Open to Sky; West: Open to Sky; North: Open to Sky & Stair case & Common Corridor

Reserve Price (Rs): 18,64,000/-EMD (Rs): 1,86,400/-Bid Increment : Rs. 19,000/-Description of The Properties: Property 1: Urban vacant residential site admeasuring approximately | Property - 15: Schedule A: Guntur District, Tenali SRO, Tenali Municipality Limits, A Residential building with stilt, Ground, First, Second, Third, and Fourth Floors under the name and Style as "Srinivasam Hills", Situated in Veeranjaneya Way Bridge, Near KVR Estate, Guntur-522003 belonging to Mr. Boyapati Venkata Rao S/o an extent of 4689.44 Sq. Yds in D.No.501/1 of Tenali Rev Village and Bounded by: East: 183.6 ft. Site in Plot Subbaiah and bounded by: East: 20 ft wide Road; West: 20 Ft Wide Road; North: Property of S. Nos.9&7.; South: 230 Ft. Site of Vernuri Seshagiri Rao.; West: 183.6 Ft. Site in plot No.13; North: 230 Ft. Road Width 40Ft. Schedule B: An undivided and unspecified share, admeasuring 45.43 Sq. Yds in total extent of 4689.44 Sq Yds along with a flat therein, bearing No.512 (Block 2), located in the Fourth Floor of the residential apartment under the name and Style as "Srinivasam Hills (A Schedule), with plinth area of 1054 Sq. ft. including 6) Borrower(s) /Co-Applicant / Co-obligant(s)/Mortgagor(s)/Guarantor(s): 1. Sri Venkata Ramana Common area, easement rights and covered Car Parking area, With a plinth area of 100 Sq. Ft. which is allotted Traders. Prop. Rampalli Srinivasa, D No. 444/12, Main road, Beside Andhra Bank, Kanchikacherla - in the stilt floor of "A" Schedule, belongs to Mr. Ravi Bhagat Dutt and bounded by: East: Open to Sky.; South

> Reserve Price (Rs): 13,79,000/- EMD (Rs): 1,37,900/- Bid Increment: Rs. 14,000/-Property - 16: Semi Urban Commercial Land & building in D No.416/A, Door no:7-301, Sri ganga mahal Theatre, Piduguralla, Guntur Dist, AP. An extent of 2072.83 Sq.Yds. held in the names of Mr. Sontineni Venkateswara Rao & Chintalapudi Purna Chandra Rao. Bounded by: East: 160Ft. Bellamkonda Ramanamma & Others; South: 118.8 Ft. Road, Width 25 Links; West: 158 Ft. Houses of Irri Krishnamurty and Others.; North: 116 Ft. Municipal Bazar.; Coordinates: 16.480281,79.892440. Doc No: 3084/2012 Dtd: 25.04.2012

> EMD (Rs): 51,47,700/-Bid Increment : Rs. 2,00,000/-Property - 18: EMD of Semi-urban Residential Land & Building at D.No. 416/A, Bearing D.No.7-213/A, Old Assessment No. 3318, Present Assessment No. 1132001847, Revenue Ward No. 7, Back-side of Jayalakshmi Theatre, Piduguralla- 522413. Total Extent 275.30 Sq. Yards. Bounded by: East: Property of Vudhata Umamaheswara Rao; South: Property of A Guruvulu & CH Malleswari.; West: property of V Venkata Subba Rao.; North: Bazar. Coordinates: 16.480751,79.891842. Doc No. 4536/1998,

DT.07.11.1998 @ SRO Piduguralla

Reserve Price (Rs): 65,41,000/- EMD (Rs): 6,54,100/- Bid Increment: Rs. 66,000/-

East:7 Links Wide bazar; South: Road.; West: Property of Ravipati venkateswarlu.; North: Property of Potla Padmavathi. Coordinates: 16.480523,79.893472. Doc No. 1317/2007, DT. 03.04.2007 @ SRO Piduguralla Reserve Price (Rs): 1,11,28,000/- EMD (Rs): 11,12,800/- Bid Increment: Rs. 1,00,000/-Bidders are advised to go through the website: https://baanknet.com and https:// www.unionbankofindia.co.in/auction-property/view-auction-property.aspx for detailed terms and

Authorised Officer Date: 24-03-2025 Place: Vijayawada Union Bank of India, Asset Recovery Branch, Vijayawada

property. The interested bidder may contact the Authorised Officer / Chief Manager ascertaining the

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