

E-auction Sale Notice To General Public Under Rule 8 & 9 Of The Security Interest (enforcement) Rules 2002

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE/MOVABLE PROPERTIES

(STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002)

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, and 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 table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the respective borrower (s) and guarantor (s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties

Lot No.	Name of the Branch Name of the Account Name & addresses of the Borrower/Guarantors Account	Description of the Immovable Properties Mortgaged/ Owner's Name (mortgagors of property(ies))	A) Dt. Of Demand Notice u/s 13(2) of SARFAESI ACT 2002 B) Outstanding Amount as on 31.12.2025 C) Possession Date u/s 13(4) of SARFAESI ACT 2002 D) Nature of Possession Symbolic/Physical/Constructive	A) Reserve Price (Rs. in Lacs) B) EMD C) Bid Increase Amount	Date/ Time of E-Auction	Details of the encumbrance s known to the secured creditors
1	Branch : PNB-Ojhar (280300) Borrower : Shri Shantaram Kondiba Khandare (Deceased) Legal Heirs Smt Manisha Shantaram Khandare wife of Deceased Sh Shantaram Kondiba Khandare Address: Flat No. 06, Second Floor, in "Prasad Plaza Apartment" located on Plot No. 09, Sr. No. 240/1-1/2, Behind Bajaj Showroom, Near Soham Hospital, Near Lokayat Vachanalay & Abhyasika, Shivaji Nagar, Vaidu Wadi, Sneha Nagar, Off Dindori Road, Village Mhasarul, Tal. And Dist. Nashik-422004.	Flat No. 06, Second Floor, in "Prasad Plaza Apartment" located on Plot No. 09, Sr. No. 240/1-1/2, Behind Bajaj Showroom, Near Soham Hospital, Near Lokayat Vachanalay & Abhyasika, Shivaji Nagar, Vaidu Wadi, Sneha Nagar, Off Dindori Road, Village Mhasarul, Tal. And Dist. Nashik-422004. Owned By : Shantaram Kondiba Khandare Built Up Area-74.44 SqMtr Boundaries Flat No-06 : North : Open to Sky & Colony Road South : Staircase East : Flat No-07 West : Open to Sky Property ID : PUNB5EK10478454	A) 14/07/2022 B) Rs.18,34,482.37 + further interest & Charges C) 23/09/2022 D) Symbolic	A) Rs.23.094 Lakh B) Rs.2.31 Lakh (06/02/2026) C) Rs.1.00 Lakh	Date: 06.02.2026 From 11:00 AM to 16:00 PM	Not Known
2	Legal Heirs Sh Bhavesh Shantaram Khandareson of Deceased Sh Shantaram Kondiba Khandare Address: Flat No. 06, Second Floor, in "Prasad Plaza Apartment" located on Plot No. 09, Sr. No. 240/1-1/2, Behind Bajaj Showroom, Near Soham Hospital, Near Lokayat Vachanalay & Abhyasika, Shivaji Nagar, Vaidu Wadi, Sneha Nagar, Off Dindori Road, Village Mhasarul, Tal. And Dist. Nashik-422004.					
3	Legal Heirs Smt Pranjal Shantaram Khandare daughter of Deceased Sh Shantaram Kondiba Khandare Address: Flat No. 06, Second Floor, in "Prasad Plaza Apartment" located on Plot No. 09, Sr. No. 240/1-1/2, Behind Bajaj Showroom, Near Soham Hospital, Near Lokayat Vachanalay & Abhyasika, Shivaji Nagar, Vaidu Wadi, Sneha Nagar, Off Dindori Road, Village Mhasarul, Tal. And Dist. Nashik-422004					
2	Branch : Savda (047700) Borrower : M/s. Bhujal Agrotech Prop: Sanjay Murlidhar Chaudhari Gat No 182, Village Vathode, Tal Yawal, Dist Jalgaon - 425 502 Also Residing At M/s. Bhujal Agrotech Prop : Sanjay Murlidhar Chaudhari Plot No 1, Sopan Colony, Shanti Nagar, Behind Mahilla College, Bhusaval Dist.Jalgaon -425 201 Guarantor / Mortgagor: Sau Sonali Sanjay Chaudhari GAT No 584, Plot 23,24,31, Shrikrishna Colony, Near Someshwar Nagar, Faizpur, Savda, Tal Raver Dist.Jalgaon 425 502 Also Residing At Sau Sonali Sanjay Chaudhari Plot No 1, Sopan Colony, Shanti Nagar, Behind Mahilla College, Bhusaval Dist.Jalgaon - 425 201	Gat No 584 Plot No 23,24,31 Adm 379.61 SqM ,Shrikrushna Colony, Near Someshwar Nagar, Faizpur, Savda Road, Savda Tal Raver, Dist Jalgaon Owner : Sau. Sonali Sanjay Chaudhari BOUNDARIES OF PLOT NO 23 East: 9.00 M ROAD, West:GAT NO 581+582 North:PLOT NO 24 South: 12.00 M ROAD BOUNDARIES OF PLOT NO 24 East: 9.00 M ROAD, West:GAT NO 581+582 North:PLOT NO 25 South: PLOT NO 23 BOUNDARIES OF PLOT NO 31 East: 9.00 M ROAD, West : GAT NO 581+582 North:PLOT NO 32, South: PLOT NO 30 Type of Possession : Symbolic Possession Property ID : PUNB8288C00255815	A) 01.03.2024 B) Rs.27,89,576.84/- + further interest + Charges C) 12.07.2024 D) Symbolic	A) Rs 43.02 Lakh B) Rs 4.302 Lakh C) Rs 1.00 Lakh	Date: 06.02.2026 From 11:00 AM to 16:00 PM	Not Known

3	Borrower & Mortgagor Mr. Arun Subhash Bhot, Flat No. C-106, Royal Paradise, Mauli Nagar, New Pimpalwadi Rd, Shirdi, Tal- Rahata, Dist- Ahmad Nagar (Ahilyanagar) Pin-423109 Also Residing At : Gaythan Nimgoan Korhale, Kranti chowk, Opp Sai Palakhi Nivara Shirdi, Ahmadnagar Pin-423109 Guarantors : 1. Mr. Gopichand Nenumal Phundwani, Kapileshwar Lodge, Om Sai Nagar, Near Z.P. School, Tal- Rahata, Dist. Ahmadnagar- 423109 Also At : S. No. 104/2, Behind S.V.R. Hotel, Shiv Road, Shirdi-423109 2. Rajendra Nathu Choudhary Ward No 1. Devjhiri Colony, Sendhwa, Madhya Pradesh 451666	Flat No. C/106, on Ground Floor of Building C, Royal Paradise, Mauli Nagar, New Pimpalwadi Road, Shirdi, Tal. Rahata, Dist. Ahmednagar, having builtup area 53.49 Sq.Mtr. and Carpet Area 47.39 Sq. Mtr. with balcony constructed on S. No. 15/2/3/1 at Shirdi, Tal. Rahata, Dist. Ahmednagar. Owner : Mr. Arun Subhash Bhot Boundaries: North : Passage And then Flat No 102, South : Side Margin of C Building, East : Lift West : Flat No 105 Property ID: PUNB000828800159	A) 21/07/2025 B) Rs. 2543697.28 /- + further interest C) 17/10/2025 D) Symbolic	A) Rs.16.77 Lakh B) Rs 1.677 Lakh (Last date of EMD 06/02/2026) C) Rs 1.0/- Lakh	Date: 06/02/2026 From 11:00 AM to 16:00 PM	Not Known
4	Branch : PNB-Ojhar (280300) Borrower : M/S Adishakti Poultry Farm Add.: Gat No- 1453 (P) & 1454 (P), On Old Akrukhe Road, IN Dhodambe Shivar, Taluka- Chandwad. Dist- Nashik. 423117 Guarantor : Mr. Baliram Panduji Bhalerao Add.: Flat No- 08, Swapnadeep Society, Lingayat Colony, Deolali Gaon, Nashik Road. Tal- Nashik. Dist- Nashik. 422101 Legal Heirs Smt Manisha Shantaram Khandare wife of Deceased Sh Shantaram Kondiba Khandare Address: Flat No. 06, Second Floor, in "Prasad Plaza Apartment" located on Plot No. 09, Sr. No. 240/1-1/2, Behind Bajaj Showroom, Near Soham Hospital, Near Lokayat Vachanalay & Abhyasika, Shivaji Nagar, Vaidu Wadi, Sneha Nagar, Off Dindori Road, Village Mhasaruli, Tal. And Dist. Nashik-422004. Legal Heirs Sh Bhavesh Shantaram Khandareson of Deceased Sh Shantaram Kondiba Khandare Address: Flat No. 06, Second Floor, in "Prasad Plaza Apartment" located on Plot No. 09, Sr. No. 240/1-1/2, Behind Bajaj Showroom, Near Soham Hospital, Near Lokayat Vachanalay & Abhyasika, Shivaji Nagar, Vaidu Wadi, Sneha Nagar, Off Dindori Road, Village Mhasaruli, Tal. And Dist. Nashik-422004. Legal Heirs Smt Pranjal Shantaram Khandare daughter of Deceased Sh Shantaram Kondiba Khandare Address: Flat No. 06, Second Floor, in "Prasad Plaza Apartment" located on Plot No. 09, Sr. No. 240/1-1/2, Behind Bajaj Showroom, Near Soham Hospital, Near Lokayat Vachanalay & Abhyasika, Shivaji Nagar, Vaidu Wadi, Sneha Nagar, Off Dindori Road, Village Mhasaruli, Tal. And Dist. Nashik-422004	Gat No- 1453 (P) & 1454 (P), On Old Akrukhe Road, In Dhodambe Shiwar, Taluka- Chandwad. Dist- Nashik- 423117 (Where 2 Poultry Shed each of 250X30 Ft (Total 15000 sq feet) is Constructed on Land). Owned By: 1. Manisha ShantaramKahndare 2. Bhavesh ShantaramKhandare 3. PranjalShantaramKhandare Boundaries – Gat No- 1453 (P) North- Gat No. 1451 South- Gat No. 1453 East- Gat No. 1451 West- Gat No. 1454. Boundaries – Gat No- 1454 (P) North- Gat No. 1457 South- Gat No. 1454 East- Gat No. 1453 West- Gat No. 1455 Property ID : PUNB008288104	A) 12/08/2020 B) Rs. 1,31,28,142.83 + further interest & Charges C) 17/09/2021 D) Symbolic	A) Rs.39.70 Lakh B) Rs.3.97 Lakh (06/02/2026) C) Rs.1.00 Lakh	Date: 06.02.2026 From 11:00 AM to 16:00 PM	Not Known

The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions:

1. The properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS"
2. The particulars of Secured Assets specified in the Schedule hereinabove 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.
3. The Sale will be done by the undersigned through e-auction platform provided at the Website <https://baanknet.com> on 06.02.2026 @ 11.00AM to 4.00PM.
4. Bidder compulsorily has to submit at least One Bid above the reserve price for participating in E- Auction.
5. For detailed term and conditions of the sale, please refer www.pnb.bank.in & <https://baanknet.com>

Date : 16.01.2026

Place : Nashik

Sd/-
Mr. Venketesh S.
Chief Manager and Authorized Officer,
Punjab National Bank, (Secured Creditor)