

यूनियन बैंक ऑफ इंडिया



भारत सरकार का उपक्रम

Asset Recovery Management Branch: 21 Veena Chambers Mezzanine Floor

Email: ubin0553352@u

MEGA E-AUCTION SALE NOTICE

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION 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 Symbolic/Physical Possession of which has been taken by the Authorised Officer of the Bank of India, "WHATEVER THERE IS" AND "WITHOUT RECOURSE BASIS" on Dated **11.03.2025** in behalf of the Bank of India (Secured Creditor) from the respective Borrower(s) and Guarantor(s) as mentioned below. For the terms and conditions of the sale, please refer to the link provided in Union Bank of India (Secured Creditor) website <https://baanknet.com>. The under mentioned properties will be sold by Online E- Auction through the website <https://baanknet.com> plus interest and other expenses in the respective borrowers accounts.

ONLINE E- AUCTION THROUGH WEBSITE <https://baanknet.com> | D

Lot No.	a) Name of the Borrower b) Name of the Branch c) Description of Property d) Name of the Owner/s	a) Reserve Price in Rupees b) Earnest Money Deposit (EMD) in Rupees	Debt Due Contact Person and Mobile No. Inspection Date/Time	Encumbrance Possession: Symbolic/Physical
1	a) Mr Nilesh Uttam Shinolikar b) Asset Recovery Management Branch c) Flat no 1402, 14th floor with carpet area admeasuring about 111 sq mtrs in building known as Contare heights, Laxmi nagar, Mahakali mandir marg, Link road, CTS No. 1/A/170-B, Pahadi village, Goregaon (W) Mumbai 400090 d) Mr Nilesh Uttam Shinolikar	a) Rs. 2,42,51,000.00 b) Rs. 24,25,100.00	Rs 2,58,71,689.00 (Rupees Two crores Fifty Eight lakhs Seventy One Thousand Six Hundred Eighty Nine paise only) as on 01.07.2023 plus further interest thereon w.e.f 02.07.2023 at applicable rate of interest, Plus all other costs, Expenses and charges applicable. Vikash Anand - 7800033697	Not known to A.O. Symbolic Possession
2	a) Rajesh Markandey Tripathi b) Asset Recovery Management Branch c) All the piece & parcel of Flat No.1202, WESTEND HEIGHTS, Cemetery Lane, Dahanukarwadi, Kandivali West, Mumbai 400 067 admeasuring 809 sq ft built up area and 661 sq. ft. carpet area d) Rajesh Markandey Tripathi	a) Rs. 1,60,20,000.00 b) Rs. 16,02,200.00	Rs.1,65,19,494.80 (Rupees One Crore Sixty-Five lakh Nineteen thousand Four hundred Ninety Four and paise Eighty only) as on 07.04.2024 plus further interest thereon w.e.f. 07.04.2024 at applicable rate of interest, cost and charges till date Mr. Rajesh Kumar - 8088980811	Not known to A.O. Symbolic Possession
3	a) M/s Mahavir Cashew Industries & M/s Mahavir Trading Co b) Asset Recovery Management Branch c) All that piece and parcel of land bearing Plot Nos. C-11 & C-12, adm about 8000 Sq Meters and construction thereon an area adm. 1770.49 Sq Meters, in the HALKARNI Industrial area, lying being and situated at village: Halkarni, Taluka: Changanad, District: Kolhapur, within the village limits of Halkarni, in the registration sub district of Changanad and registration district of Kolhapur d) Mr. Nilesh Niranjana Savla	a) Rs. 1,80,63,000.00 b) Rs. 18,06,300.00	Rs.36,11,52,967.74 as on 31.03.2024 plus further interest thereon w.e.f. 01.04.2024 at applicable rate of interest, cost and charges till date. Rajesh Kumar - 8088980811	Not known to A.O. Symbolic Possession
4	a) M/s Mahavir Cashew Industries & M/s Mahavir Trading Co b) Asset Recovery Management Branch c) All that piece and parcel of N.A. land bearing survey No. 196, Hissa no.1, Admeasuring 45500 Sq Mtr, lying, being and situated at village: Madhkol, Taluka: Sawantwadi in the Registration District and sub registration District of Sindhudurg and outside limits of Municipal corporation, including Plant & Machinery installed on this land. d) Mr. Nilesh Niranjana Savla	a) Rs. 9,04,77,000.00 b) Rs. 90,47,700.00	Rs.36,11,52,967.74 as on 31.03.2024 plus further interest thereon w.e.f. 01.04.2024 at applicable rate of interest, cost and charges till date. Rajesh Kumar - 8088980811	Not known to A.O. Physical Possession
5	a) M/s Mahavir Cashew Industries & M/s Mahavir Trading Co b) Asset Recovery Management Branch c) All that piece and parcel of land bearing survey No.301, Hissa No 35B, admeasuring plot of 3960 sq	a) Rs. 1,87,11,000.00 b) Rs. 18,71,100.00	Rs.36,11,52,967.74 as on 31.03.2024 plus further interest thereon w.e.f. 01.04.2024 at applicable rate of interest, cost and charges till date. Rajesh Kumar - 8088980811	Not known to A.O. Symbolic Possession

5	a) M/s Mahavir Cashew Industries & M/s Mahavir Trading Co b) Asset Recovery Management Branch c) All that piece and parcel of land bearing survey No.301, Hissa No 35B, admeasuring plot of 3960 sq mtr lying and 1081.26 sq mtr construction, being and situated at village: Madhkol, Taluka: Sawantwadi in the Registration District and sub registration District of Sindhudurg d) Mr. Nilesh Niranjana Savla	a) Rs. 1,87,11,000.00 b) Rs. 18,71,100.00	Rs.36,11,52,967.74 as on 31.03.2024 plus further interest thereon w.e.f. 01.04.2024 at applicable rate of interest, cost and charges till date. Rajesh Kumar - 8088980811	Not known to A.O. Symbolic Possession
6	a) Mukesh Shahu Pol b) Asset Recovery Management Branch c) Flat No 803, 8th floor, N Wing, CASA Lake Side, Project Lakeshore Greens, Palava 2,Taloja Bypass Road, Dombivall East, Thane 421204 admeasuring Carpet area 586 Sq feet and Built up area 703 Sq. Feet along with one open car parking space d) Mukesh Shahu Pol	a) Rs. 32,48,100.00 b) Rs. 3,24,810.00	Rs.46,82,027.22 (Rupees Forty Six Lakhs Eighty Two Thousand Twenty Seven and Paise Twenty Two Only) as on 31.07.2023 plus further interest thereon w.e.f. 01.08.2023 at applicable rate of interest, cost and charges till date Mr. Rajesh Kumar - 8088980811	Not known to A.O. Physical Possession
7	a) M/s Empacus Infra Build b) Asset Recovery Management Branch c) Residential Flat No. 1202, 12th floor Midas CHSL, Sion Division, Bhauadaji Road, Sion West, Mumbai-400022 admeasuring carpet area 350 Sq Ft. d) Mr Jitendra Manikant Shah	a) Rs. 92,00,000.00 b) Rs. 9,20,000.00	Rs. 1,20,20,087.50 (Rupees One Crore Twenty Lakh Twenty Thousand Eighty Seven Rupees Fifty Paise Only) as on 30.09.2024 plus further interest thereon at applicable rate of interest, cost & charges till date. Mr. Vikash Upadhyay-Mobie No. 7572002323	Not known to A.O. Symbolic Possession
8	a) M/s Jesal Enterprises b) Asset Recovery Management Branch c) Flat No. 8, 1st Floor, Warden Court, August Kranti Marg Near August Kranti Maidan, Grant Road West, Mumbai-400036 admeasuring 562 Sq Ft Super Built up Area d) Jesal Kaushik Maniar and Pooja jesal Maniar	a) Rs. 1,62,00,000.00 b) Rs. 16,20,000.00	Rs.4,64,43,617/- (Rs. Four Crore Sixty Four Lakh Forty Three Thousand Six hundred and Seventeen only) as on 31.12.2024 plus further interest thereon w.e.f 01.01.2025 at applicable rate of interest, cost and charges till date minus recoveries thereafter if any. Mr. Vikash Kumar Upadhyay Mob : 7572002323	Not known to A.O. Physical Possession
9	a) M/s Bhargava Corporation b) Asset Recovery Management Branch c) Gala No B/17A, Basement B Wing Hind Sasurashtra Industries Co-Op Society Ltd, Plot no 85/86, Andheri-Kurla Road, Marol Naka, Andheri East, Mumbai, Area 388 Sq Ft (Built Up Area) d) Mr Devendranath Girdharilal Bhargav	a) Rs. 31,29,000.00 b) Rs. 3,12,900.00	Rs. 1,48,30,345 (Rs. One Crore forty Eight Lakh Thirty Thousand Three hundred Forty five as on 30.09.2023 plus further interest thereon w.e.f 01.10.2023 at applicable rate of interest, cost and charges till date. Mr. Vikash Kumar Upadhyay Mob :- 7572002323	Not known to A.O. Physical Possession
10	a) M/s VRM Motors Pvt. Ltd. b) Asset Recovery Management Branch c) Shop No.1. Ground floor, Omkar Premises CHSL, S.No.23-3, 24-B, 24-C, 26-1, 26-C (Part) and 129B, Pandit Dindayal Road, Opp. Railway Station, Dombivall (west), Taluka : Kalyan, Dist : Thane. Pin: 421202 d) Mr. Nityanand S Nadar	a) Rs71,00,000.00 b) Rs7,10,000.00	Rs.3,98,88,685.78 (Three Crore Ninety Eight lakh Eighty Eight Thousand Six Hundred Eighty Five and Paise Seventy Eight only) as on 31.07.2015 plus further interest thereon w.e.f 01.08.2015 at applicable rate of interest, cost and charges till date. Ms. Pratibha Mulik - Mobile No. 9769972090 Mr. Girish Deshpande -9975038389	Not know to AO Symbolic Possession Section 14 Order Received.
11	a) Kiran Agencies b) Asset Recovery Management branch. c) Lot No. 1 - Flat No.101, 1st floor, Vicky Apartments situated at old Tata Press Road, Prabhadevi, Mumbai 400025 situated at plot bearing TPS IV and bearing Cadestral Survey No.1/43 of Mahim Division. Admeasuring 578 Sq. Ft. Built up area, in the name of Abhinav K. Somalwar and Vandana K. Somalwar. d) Abhinav K. Somalwar & Vandana K. Somalwar.	a) Rs.1,34,00,000.00 b) Rs.13,40,000.00	Rs.16,76,26,213.00 (Rupees Sixteen crores, seventy six lakh, twenty six thousand, two hundred thirteen only) as per revised notice dated 01.09.2018 (issued in terms of additional enforcement security interest action notice dated 29.06.2018 in terms of DRT order IN IA No.350of 2017 in SA No.114 of 2017 dated 19.06.2018) and interest costs, charges and expenses thereupon till date. G.K. Deshpande (9975038389) P.S. Mulik (9769972090)	Not know to AO Symbolic Possession Section 14 Order Received.
12	a) Kiran Agencies b) Asset Recovery Management branch. c) Lot No.-2- Flat No.102, 1st floor, Vicky Apartments situated at old Tata Press Road, Prabhadevi, Mumbai 400025 situated at plot bearing TPS IV and bearing Cadestral Survey No.1/43 of Mahim Division. Admeasuring 508 Sq. Ft. built up area, in the name of Vijay Somalwar, Kiran Somalwar, Achala V. Somalwar and Vandana K. Somalwar. d) Vijay Somalwar, Kiran Somalwar, Achala V. Somalwar and Vandana K. Somalwar.	a) Rs.1,87,00,000.00 b) Rs.18,70,000.00	Rs.16,76,26,213.00 (Rupees Sixteen crores, seventy six lakh, twenty six thousand, two hundred thirteen only) as per revised notice dated 01.09.2018 (issued in terms of additional enforcement security interest action notice dated 29.06.2018 in terms of DRT order IN IA No.350of 2017 in SA No.114 of 2017 dated 19.06.2018) and interest costs, charges and expenses thereupon till date. G.K. Deshpande (9975038389) P.S. Mulik (9769972090)	Not know to AO Symbolic Possession Section 14 Order received.
13	a)Smt. Sudha Harish Barot Shri Monal Barot & Monang Barot b)Asset Recovery Management Branch c)Flat No.201, 2nd Floor, Wing W 15, Cluster No.3, Lodha Amara, Dist-Thane-400608 adm 453 sq ft carpet area d) Smt. Sudha Harish Barot	a) Rs. 44,10,000.00 b) Rs. 4,41,000.00	Rs. 47,21,835.59 (Rupees Forty Seven Lakh Twenty one Thousand Eight Hundred Thirty five and paise Fifty nine only) as on 31.12.2024 plus further interest, cost & expenses Shri Rajesh kumar - 8088980811 Mr Deepak Sinha - 9625172635	Encumbrance: Builder dues of Rs.12.00 lacs plus interest & Society dues Symbolic Possession



Union Bank of India

A Government of India Undertaking

Floor, Dalal Street, Near Bombay Stock Exchange, Fort, Mumbai-400023.
unionbankofindia.bank

TICE (UNDER SARFAESI ACT)

ION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY (ENFORCEMENT) RULES, 2002.

Grantor(s), that the below described immovable property mortgaged / charged to the Secured
er of Union Bank of India (Secured Creditor) will be sold on "AS IS WHERE IS", "AS IS WHAT
between 12.00 Pm to 5.00 Pm for recovery of respective amounts, due to the Union Bank of
elow. The Reserve Price and Earnest Money Deposit will be as mentioned below, For details
Secured Creditor) website i.e. www.unionbankofindia.co.in. Bidder may also visit the website
ough website : <https://baanknet.com> on Dated **11.03.2025** for recovery of respective amounts

DATE & TIME OF AUCTION: 11.03.2025 AT 12.00 PM TO 05.00 P.M

Lot No.	a) Name of the Borrower b) Name of the Branch c) Description of Property d) Name of the Owner/s	a) Reserve Price in Rupees b) Earnest Money Deposit (EMD) in Rupees	Debt Due Contact Person and Mobile No. Inspection Date/Time	Encumbrance Possession: Symbolic/Physical
14	a)Shri Sandeep Kisan Dandavate b)Asset Recovery Management Branch c)House No.805, [Nanai], Net built up Area 6586.5 Sq. fts. Near Adhyan Kendra, Dhodipada, Village Kurnze, Taluka-Vikramgad, Dist-Palghar, PIN 401403. d) Shri Sandeep Kisan Dandavate.	a) Rs. 51,30,000.00 b) Rs. 5,13,000.00	Rs.71,78,376.54 (Rupees Seventy One Lakh Seventy Eight Thousand Three Hundred Seventy Six And Paise Fifty Four Only) as on 31.12.2024 plus further interest, cost & expenses Shri Rajesh Kumar - 8088980811 Shri Deepak Sinha - 9625172635 07.03.2025 3:00PM to 5:00PM	Not known to A.O. Physical Possession
15	a)M/s. Aryan healthcare b)Asset Recovery Management Branch c)Unit No. 27 & 28, 2nd Floor, Dwarka Industrial Estate Premises Co-op Society Ltd., Naik pada, Waliv, Vasai (E) ,Dist Palghar-401208 admeasuring 1900 sq ft built up area d)Mrs. Purnima Akash Nayak, Mr. Akash N Nayak	a)Rs.55,80,000.00 b)Rs.5,58,000.00	Rs.92,32,337.80 (Rs. Ninety two lakhs thirty two thousand three hundred thirty seven and paise Eighty only) as on 31.12.2024 plus further interest thereon w.e.f 01.01.2025 at applicable rate of interest, cost and charges till date Shri Rajesh Kumar - 8088980811 Shri Deepak Sinha - 9625172635	Not known to A.O. Symbolic Possession CMM order Received
16	a) Shri Sanjay Premchand Bansal & Smt. Leena Sanjay Bansal b)Asset Recovery Management Branch c)Flat No.003, Ground Floor, Building No.4, Grace Colony Samruddhi Co-operative Housing Society Ltd, Near Balaji Mandir,Nanbhat Road,Vill- Bolinj, Virar (W) Tal.-Vasai, Dist-Palghar-401303 adm 920 sq ft built up area d) Shri Sanjay Premchand Bansal & Smt. Leena Sanjay Bansal	a) Rs. 19,50,000.00 b) Rs. 1,95,000.00	Rs. 41,94,599.85 (Rupees Forty One Lakh Ninty four Thousand Five Hundred Ninety nine and paise Eighty five only) as on 31.12.2024 plus further interest thereon w.e.f 01.01.2025 at applicable rate of interest, cost & expenses Shri Rajesh Kumar - 8088980811 Mr Deepak Sinha - 9625172635	Not Known to AO Symbolic Possession
17	a)M/s Jagdamba Machines b) Asset Recovery Branch. c) NA Land Bearing Survey No 57A, Hissa No 14 (Part) & 15(Part), Survey No 58A, Hissa No.10(Part) & 11 (Part) of Village Katemanivali Near D Ward Office KDMC Kalyan east Thane-421306 area admeasuring 1670.09 sq.mtr. On the North : by Road, On the South :By plot, On the East : By Venkatesh CHS,On the West : By Babasaheb Ambedkar Road (As per Valuation Report) d) Jagdish Singh Bhati	a) Rs. 1,66,50,000.00 b) Rs.16,65,000.00	Rs. 5,39,23,544.94 (Rs. Five Crore Thirty Nine Lakh Twenty Three Thousand Five Hundred Forty Four and Paise Ninety Four Only) as on 31.03.2023 plus further interest thereon w.e.f 01.04.2023 at applicable rate of interest, cost and charges till date. Kishor Chandra Kumar Mob:- 9466747894 Mayank Pandey Mob:- 9092351870	Not Known to AO Symbolic Possession
18	a) Mr. Shashank Ashok Shrivastav b) Asset Recovery Branch, Mumbai c)Flat No.104 1st Floor,A Wing Building Known as Lotus situated at Survey No. 60 Old Survey No.90/2P, Hissa No.2A of Village Boisar,Near Vignan School, Police colony road,Boisar East, Palghar-401501 Area 58.88 sqmtr	a) Rs. 9,93,000.00 b) Rs. 99,300.00	Rs.33,19,010.24(Rs.Thirty Three Lakh Nineteen Thousand ten& Paise Twenty Four)as on 31.12.2023 plus further interest thereon w.e.f. 01.01.2024 at applicable rate of interest, cost and charges till date. Kishor chandra kumar Mob:- 9466747894 Mayank Pandey Mob:- 9092351870	Not Known to AO Physical Possession

	b) Asset Recovery Branch, Mumbai c) Flat No.104 1st Floor, A Wing Building Known as Lotus situated at Survey No. 60 Old Survey No.90/2P, Hissa No.2A of Village Boisar, Near Vignan School, Police colony road, Boisar East, Palghar-401501 Area 58.88 sqmtr d) Mr. Shashank Ashok Shrivastav	b) Rs. 99,300.00	Thousand ten & Paise Twenty Four) as on 31.12.2023 plus further interest thereon w.e.f. 01.01.2024 at applicable rate of interest, cost and charges till date. Kishor chandra kumar Mob:- 9466747894 Mayank Pandey Mob:- 9092351870	Physical Possession
19	a) Haritara Construction Co. b) Asset Recovery Branch c) A land at Survey No. 7/2, 7/4, 7/9, 9/1, 9/3A, 9/3/B/2, 9/3C, 9/6, 12/2, 13/3, 13/7, 13/4, 10/3, 10/5, 10/8, 9/4 situated at village juchandra, near juchandra talav and chandika devi mandir, Naigaon east, taluka vasai Dist palghar, Maharashtra 401208 admeasuring 36035 sq. mtrs. (As per mortgaged deed) and admeasuring 26608.80 sq. mtrs (As per latest valuation report & physical inspection) In the name of M/s Haritara Construction Co. d) 1. Mr. Mehul Deepak Thakur, 2. Mr. Siddharth Deepak Thakur, 3. Mr. Rohan Jayendra Thakur 4. Ms. Priyanka Jayendra Thakur 5. Mr. Rohil Jayendra Thakur 6. Mr. Sagar Pravin Raut	a) Rs.14,03,00,000.00 b) Rs.1,40,30,000.00	Rs.15,12,42,118.55 (Rupees Fifteen Crore Twelve Lakh Forty Two Thousand One Hundred Eighteen and Paise Fifty Five Only) as on 30.06.2023 plus further interest there on w.e.f 01.07.2023 at applicable rate of interest, cost and charges till date Kishor Chandra Kumar Mob:- 9466747894 Mayank Pandey Mob:- 9092351870	Not known to A.O. Symbolic Possession
20	a) M/s. Bhikhabhai Gordhandas & Co. b) Asset Recovery Management Branch Mumbai c) All that piece & parcel of land admeasuring 0-28-0-H.R. .bearing survey/Gat No 70 Hissa No 19 at village Khandat ,Taluka Chiplun Dist. Ratnagiri Bounded by: North:Gat No 80, South:Gat No.78 East : Gat No 18, West:Gat No 20 d) Mrs. Vandana Parekh and Hardik Parekh	a) Rs.53,55,000.00 b) Rs.5,35,500.00	Rs.31,27,27,734.32(Rs.Thirty One Crores Twenty Seven Lakhs Twenty Seven Thousand Seven Hundred Thirty Four and Paise Thirty Two Only) as on 31.03.2024 plus interest thereon wef from 01.04.2024 at applicable rate of interest, cost and charges till date. Mr. Kishor Chandra Kumar Mob:- 9466747894 Mr. Mayank Pandey Mob:- 9092351870	Not Known to Authorised Officer Symbolic Possession
21	a) M/s United agro Bioteek Pvt Ltd b) Asset Recovery Management Branch c) Gala No. F3 & F4, Ground Floor, Actual Industrial Complex, Village-Vadavali, Uchat Road, Off Bhiwandi-Wada Road, Post: Uchat, Taluka: Wada, District: Palghar admeasuring 3080 Sq Ft. Constructure area, Total area 4582 Sq Ft. along with plant & machinery theron d) M/s United agro Bioteek Pvt Ltd	a) Rs.30,93,000.00 b) Rs.3,09,300.00	Rs.1,74,76,702.11 / Rs.One Crore Seventy Four Lakhs Seventy Six Thousand Seven Hundred Two and paise eleven only as on 31.12.2023) plus further interest thereon w.e.f 01.01.2024 at applicable rate of interest, cost and charges till date. Kishor Chandra Kumar Mob:-9466747894 Mayank Pandey Mob:- 9092351870	Not known to A.O. Physical Possession
22	a) M/s Ravidas Industries Limited. b) Asset Recovery Management Branch. c) All that piece & Parcel of the property consisting Flat No. 802, 8rd Floor, EMP-11 Wing-F, Bldg, No.2, Jupiter CHS, 820 of Village Poisar, Near Bank Of Baroda and opposite Evershine Dream Park, Thakur Village, Kandivall (East), Mumbai. 400101. Admeasuring 903.60 Sq Ft) Mrs Beena Ashutosh Soti	a) Rs.1,45,00,000.00 b) Rs.14,50,000.00	Rs.1,88,48,091.02 (One Crore Eighty Eight Lac Forty Eight Thousand Ninty One Paise Two only) as on 31.03.2024 plus further interest thereon w.e.f.01.04.2024 at applicable rate of interest, cost and excluding legal and other charges till date. Shri Kishor Chandra Mob:- 9466747894 Vijay Bhagwatkar Mob:- 8689822227	Not known to A.O. Symbolic possession. CMM ORDER UNDER EXECUTION
23	a) ARHS Clothing Pvt. Ltd. b) Asset Recovery Management Branch c) Residential House -Ground and First Floor under used for semi commercial activity, Ground floor + 1St Floor,used as hospital under name of Amina Hospital and 2nd floor used as residential , House No 193/6, Old Gauri Pada,Opp Bombay Ice Cream factory, Bhiwandi, Thane - 421302. d) Legal heirs of Abdul Salam Abdul Razzaq Ansari	a) Rs. 1,93,00,000.00 b) Rs. 19,30,000.00	Rs.2,42,69,047.69 (Rs Two Crores Forty Two Lakh Sixty Nine Thousand Forty Seven and Paise Sixty Nine Only) as on 30.04.2019 and further interest from 01.05.2019 as applicable, and interest , Charges,expenses till date. Shri Girish Deshpande :-9975038389 Ms Pratibha Mulik-9769972090	Not Known To A O. Symbolic Possession.
24	a) Kamla Landmarc Realtors b) Asset Recovery Management Branch c) Shop No. G-01, Ground Floor, Kamla Executive Park, CTS No. 173, Andhari(E), Mumbai-400059, admeasuring 2230 Sq Ft carpet area d) M/s Kamla Landmarc Realtors	a) Rs. 2,78,00,000.00 b) Rs. 27,80,000.00	Rs.14,92,69,735.70 (Rs.Forteen Crore Ninety two Lakh Sixty Nine Thousand Seven Hundred Thirty five and paise seventy Only) as on 31.12.2024 plus further interest thereon w.e.f 01.01.2025 at applicable rate of interest, cost and charges till date. Shri Rajesh Kumar - Mobile No. 8088980811 Shri Deepak Sinha - Mobile No. 9625172635 01.03.2025/ 3:00 PM to 5:00 PM	Society dues present, OC,CC and BMC plan not available Physical Possession

Bidders are requested to visit the Bank's website www.unionbankofindia.co.in for detailed terms & conditions of E-Auction and other details before submitting their Bids for taking part in the E-Auction. Bidder may also visit the website <https://baanknet.com> of Service Provider Indian Banks Auction Properties Information baanknet Portal.

The intending bidders must have valid e-mail id to participate in on-line Auction. The terms and conditions of sale shall be strictly as per the provisions of The Security Interest (Enforcement) Rules, 2002.

STATUTORY 15 DAYS SALE NOTICE UNDER RULE 8(6) / RULE 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES 2002

This may also be treated as notice under Rule 8(6) / Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to the borrower/s and guarantor/s of the said loan about the holding of E-Auction Sale on the above mentioned date.

For detailed terms & condition of the sale, please refer to the link provided i.e www.unionbankofindia.co.in or <https://baanknet.com>

Place: Mumbai

Date: 23.02.2025

Sd/-

Authorized Officer, Union Bank of India