



**Saraswat  
Bank**

Saraswat Co-operative Bank Ltd.

(Incorporated in India)

Address : G-10, Shreevardhan Complex, 4 R.N.T. Marg, Indore-452001, Madhya Pradesh  
Tel. No. 7312528792/93

## E-AUCTION SALE NOTICE

(Auction Sale/bidding would be conducted only through website <https://sarfaesi.auctiontiger.net>)

### SALE OF IMMOVABLE ASSETS CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST (SARFAESI) ACT, 2002.

Pursuant to Demand Notice issued u/s 13(2), the undersigned as Authorized Officer of Saraswat Co-op. Bank Ltd. has taken over possession of the following assets u/s 14 of the SARFAESI Act. Public at large is informed that e-auction (under SARFAESI Act, 2002) of the charged assets in the below mentioned case for realisation of Bank's dues will be held on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" and "WITHOUT RECOURSE" as specified hereunder :-

Sr. No.	Name of Borrower, Co-Borrower, Guarantor/ Mortgager, Legal Heir (If applicable)	A. Date of Notice B. Possession Type/Date C. Demand Amount	Description of Assets	I. Reserve Price
				II. EMD III. Bid increment Amount
				Date/Time of Inspection
				Last date/time for EMD & KYC submission
				Date / Time of E-Auction
1.	<b>Borrower :</b> <b>M/s. Pick N Pouch</b> (Proprietress - Mrs. Sandhya Rajesh Ramrakhiya)  <b>Guarantors :</b> a. Mr. Ramsakhiya Rajesh Srichandlal b. Mr. Bulani Vinodkumar Rameshkumar c. Mrs. Bulani Saritadevi Rameshkumar  <b>Mortgagor/s :</b> Mrs. Bulani Saritadevi Rameshkumar & Mr. Bulani Vinodkumar Rameshkumar	24.10.2019 Physical / 16.01.2025 Rs. 10,08,62,259.82 (Rupees Ten Crore Eight Lakh Sixty Two Thousand Two Hundred Fifty Nine & Paise Eighty Two Only) as on 30.09.2019 plus further interest*	East Part of House No. 144, Constructed on Plot No. 86, Jawahar Marg, Route No. 7 (33 Deshwalipura) Indore, having total 609 sq.ft. land area with construction of ground floor (722 sq.ft. commercial), first floor (830 sq.ft. commercial), Second floor, (500 sq.ft. commercial and 330 sq.ft. residential) and third floor (400 sq.ft. residential)	Rs. 174.00 Lakh Rs. 17.40 Lakh** Rs. 2.00 Lakh  28.05.2025 / 11.00 a.m. to 2.00 p.m.  11.06.2025 / upto 5.00 p.m.  13.06.2025 / 2.00 p.m. to 4.00 p.m.

\*With further interest as applicable, incidental expenses, costs, charge etc. incurred till the date of payment and/or realization.

\*\* The successful bidder shall have to deposit 25% of the final bid amount not later than next working day.

The auction will be conducted through the Bank's approved service provider M/s e-Procurement Technologies limited (Auction Tiger). Bid form, Terms & Conditions of the said Sale/Auction, and procedure of submission of Bid/Offer, are available from their website at <https://sarfaesi.auctiontiger.net>

### STATUTORY NOTICE AS PER RULE 9(1) OF SARFAESI ACT, 2002

The notice is also a mandatory notice of 15 (Fifteen) days to the Borrower/Mortgagor/Guarantors/of the above loan account. Under Rules 8 and 9 of the Security Interest (Enforcement) Rules, 2002 and provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, Informing them about holding auction/sale on the above referred date and time with the advice to redeem the Secured Assets if so desired by them, by paying the outstanding dues as mentioned hereinabove along with further interest, cost & expenses, as per the rules/conditions prescribed under the SARFAESI Act, 2002 and its various amendments. In case of default in payment, the Secured Assets shall at the discretion of the Authorized Officer/Secured Creditor be sold through any of the modes as prescribed under Rule 8 (5) of the Security Interest (Enforcement) Rules, 2002.

Date : 19.05.2025  
Place : INDORE

Sd/-  
**AUTHORISED OFFICER**  
Saraswat Co-op. Bank Ltd.