

**SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

**E-AUCTION SALE NOTICE** for Sale of Immovable Assets under the Securitization 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, the Constructive/Physical/Symbolic (Whichever is applicable) possession of which has been taken by the Authorised Officer of 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 borrowers/guarantors . The reserve price and earnest money deposit will be as mentioned in the below against the respective properties.

**Date of E-Auction : 15.07.2025**  
**(E-auction timings: 11.00 a.m. to 5.00 p.m. with an unlimited extension of 10 minutes each)**

Name of Borrower/Mortgagor Description of Secured Assets	Reserve Price	EMD (₹)	Demand Notice Dt. Possession Dt. Amt. Due to Bank
<b>THE BIDDER SHALL IMPROVE THE OFFER IN MULTIPLE OF RS.25000/- (RS.TWENTY FIVE THOUSAND ONLY)</b>			
<b>ARMB, BHOPAL   Auth. Officer : Shri Binit Kumar   Phone No. 0755-2550020/955782211</b>			
<b>M/s Reva Super Market</b> (Symbolic Possession) Equitable Mortgage of Diverted land at Khasra No.239/2/1, Ph No.21, Ward No.15, situated at Nasrullaganj, Teh- Nasrullaganj, Distt- Sehore, Area : 0.105 Hectare Land (1140 Sq.ft. or 0.26 Acre), Boundaries : East- Road, West- Sellers Remaining Land, North- Road, South - Road, Property Owner : Mrs. Tejgunwar Chawda W/o Shri Sawal Singh Chawda, Mr. Indrajit Singh Chawda S/o Shri Sawal Singh Chawda, Mr. Satyendra Singh Chawda S/o Shri Sawal Singh Chawda & Mr. Jitendra Singh Chawda Shri Sawal Singh Chawda	(₹) <b>54.92</b> Lacs	(₹) <b>05.50</b> Lacs	<b>03-11-2018</b> <b>15-01-2019</b> (₹)3377000.00 + interest & other charges thereon w.e.f. 01.10.2018
<b>M/s Yashaswin Enterprises Prop. Shri Amit Vishwakarma</b> 1. Equitable Mortgage of Plot No. 02, Part of Khasra No. 439/1, Village-Parvalia Sadak , Inside Main Road, P.H. No. 03, Teh- Huzur, Distt- Bhopal, Area : 1000 Sq. ft., Boundaries as Sale Deed : Details of Plot No.02, East-Property of Amit Vishwakarma, West-Rest of Property of Seller, North-Road, South- Property of Others, Property Owner : Amit Vishwakarma (Physical Possession) 2. Equitable Mortgage of Plot No. 03, Part pf Khasra No. 439/1,Village - Parvalia Sadak, Inside Main Road, P.H.No.03, Teh- Huzur, Distt- Bhopal, Area : 1000 Sq.ft, Details of Plot No. 03, Boundaries as Sale Deed : Details of Plot No.02, East-Rest of Property of Seller, West-Rest of Property of Seller, North- Road, South- Property of Others, Property Owner : Smt. Jyoti Vishwakarma (Physical Possession)	(₹) <b>22.00</b> Lacs	(₹) <b>02.00</b> Lacs	<b>21.01.2022</b> <b>16.04.2022</b> (₹) <b>3473660.00</b> + interest & other charges
<b>M/s Maa Gayatri Engineering Prop. Shri Sandeep Patidar</b> 63, Pachmari Vihar Colony, Pachmari Road, Beejanwada, Teshil- Pipariya, District- Hoshangabad -451775, Commercial Diverted Land on Which Commercial Building Built Area (35+14)2*80=1960Sq.Ft.(182.15 Sq. Mtr.) Boundaries : East- Remaining Land of Seller, West- Remaining Land of Seller, North-Remaining Land of Seller, South- Road & Drain, Property Owner : Shri Sandeep Patidar S/o Murarilal Patidar (Physical Possession)	(₹) <b>27.48</b> Lacs	(₹) <b>02.75</b> Lacs	<b>01-06-2024</b> <b>12-08-2024</b> (₹) <b>3103736.00</b> + interest & other charges w.e.f.01.06.2024
<b>M/s Param Stone Crusher</b> (Symbolic Possession) Land Bearing Khasra No.177/3/1 and 177/3/2 situated at Village Khadampur, Patwari Halka No.43, RI No. 01, Tehsil and Block- Berasia , Distt-Bhopal (MP) in the name of M/s Param Stone Crusher , Area Measuring : 4.047 Hectare, Boundaries : East- Medh of Hinotia Road, West- Land of Mehboob Khan, North- Land of Anis Miyan & Trilokchand Sahu, South- Land of Mehboob Khan	(₹) <b>135.81</b> Lacs	(₹) <b>13.59</b> Lacs	<b>25-04-2023</b> <b>25-07-2023</b> (₹)12705760.24 + interest & other charges w.e.f.01.04.2023
<b>M/s Shining Soap &amp; Chemicals Industries Pvt. Ltd</b> Land & Building at Plot No. 58, Industrial Area, Pillu Khedi, Distt- Rajgarh, MP,Area : 1.17 Acre, Boundaries : North: Plot No.51, South : Road, East: Plot No.57, West: Farmers Land, Property Owner : M/s Shining Soap & Chemical Industries Pvt Ltd acting through its Director Smt Bhagwati Bal Lodhi W/o Shri Kailash Lodhi (Physical Possession)	(₹) <b>108.00</b> Lacs	(₹) <b>10.80</b> Lacs	<b>11-04-2017</b> <b>15-12-2020</b> (₹)23665133.75 + interest & other charges w.e.f. 01.04.2017
Plant & Machinery at 58, Industrial Area, Pillu Khedi, Distt- Rajgarh, MP,Property Owner : M/s Shining Soap & Chemical Industries Pvt Ltd acting through its Director Smt Bhagwati Bal Lodhi W/o Shri Kailash Lodhi (Physical Possession)	(₹) <b>07.00</b> Lacs	(₹) <b>00.70</b> Lacs	
<b>M/s TK Warehouse Prop. Naeem Khan</b> (Symbolic Possession) Diverted Commercial Land Khsara No.74/1, Admeasuring 1.50 Acre and Construction thereon, situated at Vill-Khamriya Nimvar, PH No. 26, Sultanpur, Obdullaganj, Tehsil- Goharganj, Dist. Raisen. In the name of Mr. Naeem Khan S/o Shri Tahir Khan, Four Boundaries are: East- Own Land of Naeem Khan, West- Kaccha Road, North- Land of Nasir Khan, South- Land of Jakir Khan	(₹) <b>165.40</b> Lacs	(₹) <b>16.54</b> Lacs	<b>02-05-2022</b> <b>16-07-2022</b> (₹)9420053.88 + interest & other charges As per Demand Notice
<b>M/s Jai Srikrishna Rice Mill Prop. Shri Ashok Yadav</b> 1. Land & Shed on Khasra No.165/1/1/4, situated at Village-Khillikheda, Ward No.3, PH No.25/08, Nagar Panchayat, Obedullaganj, R.N.M.No.02, Area: 1.416 Hectre, Boundaries: East- Road, West-Road, North- Road, South- Owner Land (1.5 Acres) (Physical Possession) 2. Land on Khasra No.165/1/1/3, situated at Village-Khillikheda, Ward No.3, PH No.25/08, Nagar Panchayat, Obedullaganj, R.N.M.No.02, Teh-Goharganj, Dist-Raisen, Area: 0.607 Hectre, Boundaries: East- Road, West-Road, North- Land of Owner(3.50 Acres), South- Owners Land (Physical Possession) 3. Machinery Situated at Ward No.3, Village-Khillikheda, Tehsil-Goharganj, Dist- Raisen (MP), Machinery consists of destoner SGA 5B-T, Paddy Husker, Paddy Separator, Rice Whitener, Optical Sorter, Air Blower with Motor etc. (Physical Possession)	(₹) <b>309.50</b> Lacs	(₹) <b>30.95</b> Lacs	<b>16-04-2018</b> <b>10-08-2023</b> (₹) <b>114267617.20</b> + interest & other charges

**M/s C-Net Infotech Private Limited**

**Directors 1. Pravir Krishak,2. Leena Krishak**

1.IP situated at Residential Plot No. POWAI-191, Part of Khasra No.397, 406/2, 415, 406/1, 393, 383, 395, 396, 65, 366, 369, 370, 391, 392, 379, 380, 381, 382/2, 388, 384, 385, 386, 387, Aakriti Aqua City at Village Chhan, Revenue Circle No. 04, Tehsil Huzur, Bhopal (MP), Ademeasuring : 135.00 Sq.Mtr. Boundaries : East-Plot No.Powai-183, West-Colony Road, North-Plot No.Powai-190, South-Plot No.Powai-192, Property Owner: M/s C-Net Infotech Pvt. Ltd. through Authorised Signatory Pravir Krishak (Symbolic Possession)

2.IP situated at Residential Plot No. POWAI-193, Part of Khasra No. 397, 406/2, 415, 406/1, 393, 383, 395, 396, 365, 366, 369, 370, 391, 392, 379, 380, 381, 382/2, 388, 384, 385, 386, 387, Aakriti Aqua City at Village Chhan, Revenue Circle No. 04, Tehsil Huzur, Bhopal (MP), Ademeasuring : 135.00 Sq.Mtr. Boundaries : East-Plot No.Powai-181, West-Colony Road, North-Plot No.Powai-192, South-Plot No. Powai-194, Property Owner: M/s C-Net Infotech Pvt. Ltd. through Authorised Signatory Pravir Krishak (Symbolic Possession)

3.IP situated at Residential Plot No. POWAI-192, Part of Khasra No. 397, 406/2, 415, 406/1, 393, 383, 395, 396, 365, 366, 369, 370, 391, 392, 379, 380, 381, 382/2, 388, 384, 385, 386, 387, Aakriti Aqua City at Village Chhan, Revenue Circle No. 04, Tehsil Huzur, Bhopal (MP), Ademeasuring : 135.00 Sq.Mtr. Boundaries : East-Plot No.Powai-182, West-Colony Road, North-Plot No.Powai-191, South-Plot No.Powai-193, Property Owner: M/s C-Net Infotech Pvt. Ltd. through Authorised Signatory Pravir Krishak (Symbolic Possession)

4.IP situated at Residential 3BHK Flat No.A-608, 6th Floor, Block A of The Bellaire Part of Khasra No. 503/1/2/3, 503/1/1/4, 503/1/1/6, 503/1/1/5, 503/1/2/2, 503/1/1/3, 503/1/2/4,503/1/1/2,situated at Village Gondermau, Ward No.01, within Municipal Corporation Limits, Tehsil Huzur, District- Bhopal (MP) Admeasuring : 1000 Sq. Ft., Boundaries : East-Flat No.A-609, West- Flat No.A-607, North- Passage, South-Open, Property Owner: M/s C-Net Infotech Pvt. Ltd. through Authorised Signatory Ashish Aronkar (Symbolic Possession)

5. IP situated at Residential House Plot No. B-183 of Fortune Pride Extension Part of Khasra No.11/2 situated Village- Bawadiyan Kalan, Ward No. 53, Tehsil- Huzur, District- Bhopal(MP), Admeasuring : 137.08 Sq.Mtr., Boundaries : Plot No. B-184, West Plot No.B-182, North- Road, South- Plot No. B-152 & 153, Property Owner: M/s C-Net Infotech Pvt. Ltd. through Authorised Signatory Anirudh Pandey (Symbolic Possession)

**M/s Shrimati Sarees Emporium** (Symbolic Possession)

1.All the part and parcel of the Commercial property situated at Shop No. LF-22, B- Block,Lower Ground Floor, Commercial Complex " Mansarovar" on part of Khasra No. 27/1/2, Hoshangabad Road "R" Depot Ward No. 44/205, Tehsil-Huzur, District- Bhopal, MP in the Name of Shri Manish Lilwani S/o LT. Sh. Nathulal Lilwani, **Area 450 sqft**, Boundaries : North: Shop No.LF-23, South: Stairs, East: Corridor, West: Duct.

2.All the part and parcel of the Commercial property situated at shop No. LF-23, B- Block, Lower Ground Floor, Commercial Complex " Mansarovar" on part of Khasra No. 27/1/2, Hoshangabad Road "R" Depot Ward No. 44/205, Tehsil-Huzur, District- Bhopal, MP in the Name of Shri Ramesh Lilwani S/o LT. Sh. Nathulal Lilwani, **Area 445 sqft**, Boundaries : North: Shop No.LF-24, South: Shop No. Lf-22, East: Corridor, West: Duct (Symbolic Possession)

**M/s Jai Maa Bhawani Traders** (Physical Possession)

EM of Lease hold Plot/Shop No. 298-GBH, situated at Grain Yard, Navin Mandi Campus, Karond, Tehsil- Huzur, Distt- Bhopal, **Admeasuring 1000 Sq.ft. , Boundsries:** East: Plot No.287, West: Mandi Road, North: Plot No. 297, South: Plot No. 299, **Property Owner:** M/s Jai Maa Bhawani Traders through Shri Prop. Mahesh Kumar Sahu S/o Shri Kanhaiyalal sahu

**M/s Maa Sharda Laxmi Industries** (Physical Possession)

1. Industrial Land & Shed Situated on Plot No.9, Gram-Abdullapur Pachama Industrial Area, Sehore , Site Area 10824 Sq Ft, Shed No.1: 765 Sqft, Shed No.2: 1220 Sqft, Shed No.3: 870 Sqft, Servant Quarter : 280 Sqft, Boundaries : East -Govt. Land, West-Industrial Area Road , North - Plot No.10, South -Plot No.8

2. Plant & Machineries ( Flour Mill) Situated on Plot No.9, Gram-Abdullapur Pachama Industrial Area, Sehore , Property Owner : M/s Maa Sharda Laxmi Industries (Physical Possession)

**M/s Harshit Enterprise Prop. Smt Kusum Singh W/o Shri Jayant Singh**  
EM of Residential Flat No. 06, First Floor, Plot No. 27, Minal Complex - 1 Taigore Enclave Govind Garden, Raisen Road, Bhopal. In the Name of Shri Jayant Kumar Singh S/o Shri Vijay Singh and Smt. Kusum Singh W/o Shri Jayant Singh (Symbolic Possession)

**M/s.Sandeep Khare & Associates** (Symbolic Possession)

1. EM of Shop No. 7, Ground Floor, Plot No. 45, Girraj Complex, Zone-2, M.P. Nagar, Bhopal. Area 350 Sq. Ft. Boundaries : North: Stairs and Remaining part of ground floor, South :Shop No. 8, East: Remaining part of ground floor, West: Road of Colony, Property Owner: Shree Sandeep Khare

2. EM of on First Floor Office cum Hall of the complex known as "Sayunkt-II, Constructed over plot No. S-3 & S-4, Chuna Bhatti, Bhopal. Area 1136.14 Sq. Ft. Boundaries : North: Open, South :Others Property, East: Plot No. 19, West: Open, Property Owner: Shree Sandeep Khare (Symbolic Possession)

3. EM of Third Floor, 02, (TF-2), Narmada Block-06, Indus Realty Plot No. 10, D-Sector, Industrial Area, Ward No. 13, Mandideep, Distt-Raisen. Area 600 Sq . Ft. Boundaries : North: Narmada Block-5, Third Floor 5, South :Corridor, East: Narmada Block 6, Third Floor 3, West: Narmada Block 6, Third Floor 1, Property Owner: Shree Sandeep Khare (Physical Possession)

4. EM of Third Floor No. 05, (TF-5), Narmada Block-04, Indus Realty Plot No. 10, D-Sector, Ward No.13, Industrial Area, Mandideep, Distt-Raisen. Area 600 Sq . Ft. Boundaries : North: Corridor, South :Narmada Block-5, Third Floor-2, East: Narmada Block 4, Third Floor 4, West: Narmada Block 4, Third Floor 6, Property Owner: Shree Sandeep Khare (Physical Possession)

(₹) <b>33.48</b> Lacs	(₹) <b>03.35</b> Lacs	(₹) <b>72460781.84</b> + interest & other charges
(₹) <b>33.48</b> Lacs	(₹) <b>03.35</b> Lacs	
(₹) <b>33.48</b> Lacs	(₹) <b>03.35</b> Lacs	
(₹) <b>25.92</b> Lacs	(₹) <b>02.60</b> Lacs	
(₹) <b>94.14</b> Lacs	(₹) <b>09.42</b> Lacs	
(₹) <b>54.00</b> Lacs	(₹) <b>05.40</b> Lacs	<b>29-10-2015</b> <b>11-01-2016</b> (₹)21292520.00 + interest & other charges
(₹) <b>54.00</b> Lacs	(₹) <b>05.40</b> Lacs	
(₹) <b>15.39</b> Lacs	(₹) <b>01.54</b> Lacs	<b>10-04-2017</b> <b>18-12-2018</b> Amount As per Demand Notice Date 10.04.2017
(₹) <b>24.49</b> Lacs	(₹) <b>02.45</b> Lacs	<b>07-12-2015</b> <b>20-12-2017</b> (₹)10293908.00 + Interest & Other Charges w.e.f. 01.04.2015
(₹) <b>16.00</b> Lacs	(₹) <b>01.60</b> Lacs	
(₹) <b>19.84</b> Lacs	(₹) <b>01.99</b> Lacs	<b>29-10-2022</b> <b>29-03-2023</b> (₹)2813323.00 + Interest & Other Charges
(₹) <b>75.60</b> Lacs	(₹) <b>07.56</b> Lacs	<b>06-07-2017</b> <b>18-09-2017</b> (₹) <b>19742225.75</b> + interest & other charges w.e.f. 30.06.2017
(₹) <b>112.48</b> Lacs	(₹) <b>11.25</b> Lacs	
(₹) <b>06.48</b> Lacs	(₹) <b>00.65</b> Lacs	
(₹) <b>06.48</b> Lacs	(₹) <b>00.65</b> Lacs	

Terms & Conditions: (1) The sale shall be subject to the terms & conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions. (2) The properties are being sold on 'AS IS WHERE IS BASIS and "AS IS WHAT IS BASIS" AND " WHATEVER THERE IS BASIS". (3) The particulars of Secured Assets specified in the Schedule herein above have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for an error, misstatement or omission in this proclamation. (4) The sale will be done by the undersigned through e-auction platform provided at the **Website https://baanknet.com on 15.07.2025.**

Interested Bidders/Buyers will have to do registration on **website https://baanknet.com** of bank's authorized service provider PSB Alliance and have to transfer EMD Money in their Global EMD Wallet through online mode, well before time. If EMD amount is not available in Global EMD Wallet then, system will not allow to place bid.