



Sale Notice For Sale Of Immovable Properties

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) Rule, 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, The Symbolic/ Physical Possession Of Which Has Been Taken By The Authorized Officer Of Union Bank Of India (Secured Creditor), Will Be Sold On "As Is Where Is", "As Is What Is" And "Whatever There Is" On The Date **13/02/2026** For Recovery Of Dues As Mentioned Hereunder To Union Bank Of India From The Below Mentioned Borrower (S) & Guarantor (S). The Reserve Price And The Earnest Money Deposit Are Also Mentioned Hereunder:

BRANCH- JARIPATKA

SHOP NO UG 6 TO 9, GINGER MALL JARIPATKA MAIN MARKET JARIPATKA NAGPUR MAHARASHTRA 440014

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| 1. | Name Of The Borrowers & Guarantors: Mr Deepak Rameshlal Ramani & Mr Rameshlal Kachhomal Ramani | Amount Due : Rs.10,56,556/- (As per demand notice dated 04/08/2025) and interest there on. |
| 1.1 | Property No. 1 (symbolic possession): All that Piece and Parcel of MHADA Leasehold plot bearing Tenement No. EWS II-137 Ward no 57, Plot able Land admeasuring 26.60 Sq. Meters, alongwith R.C.C. superstructure of Tenement admeasuring 14.04 Sq. Meters, being the portion of entire land bearing Khasra No. 7.9.10/1 & 10/2, City survey no 15 sheet no 14, 264/25 Mouza Indora, bearing Municipal Corporation House No. 3920/A/294/137 at the 294 Tenement under E. W. S. Housing scheme at Indora, Tah, and Dist. Nagpur and same was bounded as under: East-EWS II-136. West-EWS II-138. North-Road. South-EWS II-11. Landmark - Dayanand Park Ground And Mahadevo Anaj Bhandar The Property Is Self Occupied Reserve Price: 16,15,000/- (Rupees Sixteen lakh fifteen thousand Only), EMD: 1,61,500/- (Rupees One lakh sixty one thousand five hundred Only) | |

BRANCH: NIT

STATION ROAD NIT COMPLEX NAGPUR

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| 2. | Name Of The Borrowers & Guarantors- Mr.Ankush Dattatray Pohankar & Mrs.Dipali Ankush Pohankar | Amount Due : 12,43,201.35/- (As per demand notice dated 04/08/2025) and interest there on. |
| 2.1 | Property No. 1 (Symbolic possession): All that Piece & Parcel of Apartment No.01, Ground Floor, Building No B-1, Admeasuring 400.00 Sq.Ft (Or 37.16 Sq.Mtrs) Kh No 319/1,2,3 & 4 Of Mouza-Nagpur, City Survey No.101, Sheet No.248, And The Said Flat Is Having Municipal Corporation House No.1128/F/B-1/1, Ward No.20 Situated At Beside K.D.K. College, Nandanvan, Nagpur. Bounded by: - To the East : Road, To The West : Flat No.B1-02, To The North : Flat No.B1-04, To The South : Open Reserve Price: 13,60,000/- (Rupees Thirteen lakh sixty thousand Only), EMD: 1,36,000/- (Rupees One lakh thirty six thousand Only) | |
| 3. | Name Of The Borrowers & Guarantors- Mr Raju Tulsiram Sadmake & Mrs Reena Raju Sadmake | Amount Due : 6,31,256.04 (As per demand notice dated 16/08/2025) and interest there on. |
| 3.1 | Property No. 1 (Symbolic possession): All that piece and parcel of residential 1BHK Flat/Apartment No. 003 on Ground Floor, Building No. B-41, Near Gate No.1, in Pradhan Mantri Awas Yojna scheme of Nagpur Improvement Trust at Kh.No. 63, Situated at opp. Symbiosis University, Chanmari Road, Tarodi, Mouza - Tarodi (Khurd), Tahsil Kamptee, Dist. Nagpur, Reserve Price: 10,70,150/- (Rupees Ten lakh seventy thousand one hundred fifty Only), EMD: 1,07,015/- (Rupees One lakh seven thousand fifteen Only) | |
| 4. | Name Of The Borrowers & Guarantors- Mr sahebrao ajabravji latkar & Mrs. kiran sahebraoji latkar | Amount Due : 6,81,015.26/- (As per demand notice dated 18/08/2025) and interest there on. |
| 4.1 | Property No. 1 (Symbolic possession): : All that Piece & Parcel of 1bhk flat (apartment no 102 1st floor, building B-1) situated at near Pradhan mantri awas yojna of NIT , situated at near Pradhan mantri awad yojna scheme of NIT khasara no 60, Mouza tarodi (khurd), Tah Kamptee, dist Nagpur Reserve Price: 10,70,150/- (Rupees Ten lakh seventy thousand one hundred fifty Only), EMD: 1,07,015/- (Rupees One lakh seven thousand fifteen Only) | |

BRANCH-CIVIL LINES

MAHARASHTRA STATE EDUCATION BOARD BHAVANR T MARG, NAGPUR, 440001

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| 5. | Name Of The Borrowers & Guarantors- Mr Shrikant jayantilal ghiya | Amount Due : 7,14,518.04 (As per demand notice dated 30/05/2025) and interest there on. |
| 5.1 | Property No. 1 (Symbolic possession): All That Piece And Parcel Of Kanchan Gang Appartment No-002 Wing-K In Cluster - 1 Type-2 Psk - 49 Kη No. 121,175,197/1,194/2,194/3,194/4,194/5 Mouza -Mondha Tah Hingna Dist Nagpur Maharashtra Pin No. 440001 And The Flat Is Bounded As Under :- East :- Kη No. 176, 177, West :- Kh No. 195, North : Road, South : Khasara No. 188 & 198 Reserve Price: 12,01,900/- (Rupees Twelve lakh one thousand nine hundred Only), EMD: 1,20,190/- (Rupees One lakh twenty thousand one hundred ninety Only) | |

Last Date Of EMD: shall be deposited before participation in the auction process

**Date & Time Of E-Auction: 13/02/2026
(12 NOON To 5 Pm)**

For Detailed Terms And Condition Of The Sale And Registration And Login And Bidding Rules Visit

<https://baanknet.com/ebkray.in>

Note: All Bidders Are Requested To Visit The Above Site & Complete The Registration, Uploading Of KYC Documents & EMD Payment At Least 1 Week Before Date Of E-Auction To Avoid Last Minute Rush.

Date: 12/01/2026
Place: Nagpur

**Authorized Officer
UNION BANK OF INDIA**