यूको बैंक (भारत सरकार का उपक्रम) आपका विश्वसनीय बैंक

UCO BANK (A Govt. of India undertaking) Honours Your Trust

PUBLIC NOTICE OF E-AUCTION SALE

(FOR MOVABLE / IMMOVABLE PROPERTY)

(In terms of Securitisation and Reconstruction of Financial Assets & Enforcement of Security Interest (SARFAESI) Act 2002)

Whereas the Authorized Officer of the Bank has issued a Demand notice under Section 13(2) of SARFAESI ACT 2002 and thereafter in exercise of powers under Section 13(12) of SARFAESI ACT 2002 has taken possession of properties mortgaged to Bank under Section 13(4) of the SARFAESI ACT 2002. The undersigned in the capacity of Authorized Officer has decided for sale of the following properties to public by E-auction and invite bids from the intending purchasers for purchase of immovable properties mentioned hereunder on AS IS WHERE IS" & AS IS WHAT IS" basis.

Date & Time for Inspection of Property: 20.11.2026 to 25.11.2026 from 11:00 AM to 5:00 PM (Except Holiday)

Last Date & Time of Submission of EMD & Documents: 25.11.2026 till 04:00 PM

Date & Time of E-Auction: 26.11.2026 1:00 PM to 5:00 PM

SR. No.	Name & Address of Borrower's / Guarantor.	a)Date of Demand Notice b)Amount due as per notice c)Date of Possession d)Present outstanding dues.	a) Reserve Price b) EMD Amount c) Bid Increase Amount
1.	**BORROWER: 1.SAIFUDDIN NASIRUDDIN SHEIKH, 2.FIYAJUDDIN JAFARUDDIN, 3.KADIRUDIN JAFARUDIN SHEIKH, 4.SHABNAM AARA JAFARUDDIN, 5.NASEERUDDIN JAFARUDDIN SHEIKH,** **Name of Guarantor: 1.KHURSHID BEGUM NASIRUDDIN SHEIKH, 2.RAISA BEGUM FAYYAJUDDIN SHEIKH, 3.ANWARI KADEERUDDIN SHEIKH.** **Branch : Wardhman Nagar Branch(2194)** E-mail ID : nagpuw@uco.bank.in Contact Person : Naveen Kharelia Contact Number: 7506303233	**a) 26.11.2025** **b) is Rs.30.00 Lakh + unapplied Interest.** **c) 26.02.2026. (Symbolic)** **d) Rs.29,46,571/- (plus unapplied Intt. and other charges)**	**a) Rs.52.55 lacs** **b) Rs.5.25 lacs** **c) Rs. 25000/-**

(Symbolic Possession) Property Details: All that piece and parcel of Plot No 81,adm.area 139.354 sq mtr. out of entire land bearing Khasara No.62/1 & 62/2, City Survey no. 250,mouza Dighori,Corporation house no. 3173/81, Ward no 20, Within the limits of Nagpur Municipal Corporation & Nagpur Improvement Trust, Tah. & Dist. Nagpur.
\Boundaries: East: Plot No. 80, West: Plot No. 82, North: Road, South: Open Space

TERMS & CONDITIONS:

1. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property and statutory dues (if any) are not known. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ ies & to inspect & satisfy themselves. **2.** Statutory dues/ liabilities etc. due to the Government/ Local Body are not known and shall be borne by the successful bidder, if any. **3.** In case of sole bidder, the bid amount quoted in his bid form must be improved by at least one bid incremental value, lest the sale shall be cancelled /deferred. **4.** The Successful bidder has to deposit 25% of the bid amount on the date of sale or not later than the next working day **5.** Balance 75% of bid Amount should be paid within 15 days from confirmation of the sale **6.** Please be informed that in case, Successful bidder fail to deposit due amount by scheduled dates, sale shall be canceled and any amount deposited by the successful bidder related to this bid, shall be forfeited. **7.** Successful bidder shall bear the charges / fee payable for registration of the property as per law. **8.** Sale will not be confirmed if the borrower tenders to the Bank contractual dues along with other expenses prior to the Authorised Officer issuing Sale Confirmation Letter to the successful bidder. In such case the Bank shall refund without interest the entire amount remitted by the successful bidder. **9.** The interested bidder who require assistance in creating Login ID & Password, uploading data, submitting Bid Documents, Training Demonstration, Terms & Conditions on Online Inter-se Bidding etc., may visit Website https://BAANKNET.com For any property related query may contact as per table above. **10.** The Bank has designated its Branch Office as facilitation centre to help the intending bidders/buyers. **11.** The successful bidder has to bear the TDS of 1% if the property value exceeds 50 lacs This Notice is also to be treated as 30 th days. Statutory sale notice to borrower and Guarantor Under Rule 8(6) Security Interest (Enforcement), Rules 2002. **12.** Prospective buyers may visit Website https://BAANKNET.com for more details about the property.

Date : 24.10.2026
Place : Nagpur

AUTHORISED OFFICER,
UCO BANK