

# THE CHIKHLI URBAN CO-OP BANK LTD, CHIKHLI

Head Office, Dr. Shamaprasad Mukherjee Marg,  
At. Po. Taluka Chikhali, District - Buldana

## (Sale Notice of the Immovable Property III)

Under section 13(2) of Securitization & Reconstruction Act of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest Enforcement Rules 2002

**Mrs. Anusaya Dinkar Padhan** R/o. Deulgaon Mahi Tq. Deulgaon Raja Dist. Buldana had availed Lonas Facility WCTL-29 Loan Rs.5,50,000/- from The Chikhli Urban Co-op Bank Ltd., **Chikhli Branch Deulgaon Mahi** to the tune of Total Rs.5,50,000/- For the sake of repayment of the loan the security of the immovable property of the following description has been mortgaged with the bank that is belonging to the Guarantor. In spite of sending notice by the Bank, the borrower has not made repayment of the defaulted amount within the stipulated time. Hence on **27.09.2024** the Authorized Officer of the Bank has obtained symbolic possession of the immovable property bearing the following description which is mortgaged to the Bank for the security of the above said loan facilities.

As per the authority derived from section 13(12) of Securitization & Reconstruction Act of Financial Assets and Enforcement of Security Interest Act 2002 and section 8.9 of Security Interest Enforcement Rules 2002 for the recovery of the defaulted loan amount of **WCTL-29 Rs.5,50,000/- Total Loan O/s. Rs.2,76,419/-** plus the interest thereon from **01.09.2025** The undersigned Authorized Officer from the Bank is giving this public notice for the public auction of the immovable property of following description as it is situated and as in the position.

The auction of the following described property will be conducted on Date **06/10/2025 at 12:30 P.M.** the Head Office of the Bank Chikhli Tq Chikhli Dist Buldhana. Those who are interested to purchase the said property from the auction they have to deposit 10% earnest money Of the reserve price in the bank before auction.

The sale of the above property once get confirm the purchaser of the property has to deposit 25% token amount to the bank within 24 Hours and balance 75% amount has to deposit to the bank within 15 days from the date of confirmation of the sale. Additional time for the deposit of amount may be granted with the permission of the Board of Directors of the Bank. If purchaser has failed to deposit the amount as per conditions the amount which ever deposited by purchaser will be forfeited. After the confirmation of sale and after the deposit of the complete sale amount authorized officer of the bank will be entitled to give a sale certificate in favor of purchaser as per annexure (5A) of the Act. Whatever expenditure will incurred for the sale certificate will be borne by purchaser fully.

## -: DESCRIPTION OF THE PROPERTY :-

1. **Name Of Property Holder :-** Mrs. Anusaya Dinkar Padhan (Borrower) Having ownership of the Property situated at Deulgaon Mahi Tq. Deulgaon Raja Dist. Buldana, Ward No. 4 House No. 3339 Total admeasuring area 490 Sq. Foot. Along With Construction.

**Boundaries :-** East :- Government Road, West :- Government Road, North:- Chitte Sir Property, South:- Shankar Sahebrao Shingne Property

**Reserved price of the immovable property :-** Rs. 3,41,776/-

**Earnest Money Deposit :-** 34,200/-

2. **Name Of Property Holder :-** Dilip Sahebrao Padghan (Guarantor) Having ownership of the Property situated at Deulgaon Mahi Tq. Deulgaon Raja Dist. Buldana, Ward No. 4 House No. 4295 Total admeasuring area 1089 Sq. Foot. Along With Construction.

**Boundaries :-** East :- Lilabai Pandhari Shingne Property, West :- 12 Foot Road, North:- Vishnu Tukaram Shingne Property, South:- Anusaya Dinkar Padhan Property

**Reserved price of the immovable property :-** Rs. 3,48,480/-

**Earnest Money Deposit :-** 34,900/-

The terms and conditions of the public auction can be seen at the Branch Office of the Bank Deulgaon Mahi & Head office Chikhli Dist Buldhana. The Bank has reserved the right of confirm, postpone or cancel the auction without giving any reason.

Head Office, Chikhli

Date:- 18.09.2025

(V.N.Deshpande) Authorized Officer

The Chikhli Urban Co-Op. Bank LTD, Chikhli