Central Bank Of India
सेन्ट्रल बैंक ऑफ इंडिया

Regional Office : 2nd Floor, Oriental Building, LIC Square, Regional Office, Nagpur. 0712-2548500/2527678

NOTICE OF SALE THROUGH PRIVATE TREATY

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

The undersigned as Authorized Officer of the Central Bank of India has taken over possession of the schedule property(ies) u/s 13 (4) of the SARFAESI Act.

Public at large is informed that the secured property(ies) as mentioned in the Schedule are available for sale through Private Treaty, as per the terms agreeable to the Bank for realization of Bank's dues on **"AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS"**

Standard terms & conditions for sale of property through Private Treaty are as under: 1. Sale through Private Treaty will be on **"AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" 2.** The purchaser will be required to deposit 25% of the sale consideration on the next working day of receipt of Bank's acceptance offer for purchase of property and the remaining amount within 15 days thereafter. **3.** The purchaser has to deposit 10% of the offered amount along with application which will be adjusted against 25% of the deposit to be made as per clause (2) above. **4.** Failure to remit the amount as required under clause (2) above, will cause forfeiture of amount already paid including 10% of the amount paid along with the application. **5.** In case of non-acceptance of offer of purchase by the Bank, the amount of 10% paid along with the application will be refunded without any interest. **6.** The property is being sold with all existing and future encumbrances whether known or unknown to the Bank. The Authorized Officer/Secured Creditor shall not be responsible in any way for any third-party claims/rights/dues. **7.** The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer/Secured Creditor in this regard at a later date. **8.** The Bank reserves the right to reject any offer of purchase without assigning any reason. **9.** In case of more than one offer, the Bank will accept the highest offer. **10.** The interested parties may contact the Authorized Officer for further details/ clarifications and for submitting their application. **11.** The purchaser has to bear all stamp duty, registration fee, and other expenses, taxes, duties in respect of purchase of the property. **12.** Sale shall be in accordance with the provisions of SARFAESI Act/Rules.

Borrower(s) / Co-Borrower(s)/ Guarantor(s)	Description of the Immovable property
Dharmendra Jaikram Singh Alias Dharmendra Jaikaran Singh **Date of Physical Possession - 24.04.2025**	All that piece and parcel of land bearing plot no.8 admeasuring area 155.50 Sq. Mtrs.(1695 Sq. Ft.), bearing Kh. No.14, Situated at Mouza – Sukali (Beldar), Tahsil Hingna, District. Nagpur. BOUNDARIES : NORTH :- Plot No.11, SOUTH :- Road, EAST :- Plot No.7, WEST :- Road All THAT R.C.C. Superstructure bearing Shop(Unit) bearing No.2 having built up area 11.59 Sq. Mtrs., on the Ground Floor in the building named and styled as "SAI – I" constructed on the plot of land bearing No.08, admeasuring 155.50 Sq. Mtrs. In the layout of M/S. Ankur Housing Agency, situated at gram Panchayat Takalghat, Tahsil Hingna, District- Nagpur undivided share 5.85 % in the plot of land.

Reserve Price /Offer Price : Rs. 2,90,000/- (Two Lakh Ninety Thousand Only) **EMD Amount : Rs. 29,000/-** (Rupees Twenty Nine Thousand Only) **Bid Increase Amount : Rs. 10,000/-** (Rupees Ten Thousand Only)

Date/Time of Auction : 30.11.2026 02:00 PM - 04:00 PM | **EMD Deposition Last Date : 27.11.2026 till 05:00 PM**

Place Of Auction : Regional Office 2nd Floor, Oriental Building, LIC Square, Regional Office, Nagpur.
BRANCH : MIDC Butibori, Nagpur Address of the Branch : Plot No.22 , Common Facility Centre Building, Five Star, Zone MIDC Butibori, District Nagpur, State Maharashtra. Contact-7507774103.
Authorised Officer's Details Name : Mr. Amit Kakde, E-mail ID of Branch : recoverynagpro@centralbank.bank.in, Mobile No. : 8108198179

Sd/- Authorized Officer, Central Bank of India

Date : 31/10/2026, Place : Nagpur