

Ref No: GBCB/SAD/AO/RB/AUCTION/2954/2023

Date: 14.03.2023

AUCTION SALE NOTICE UNDER SARFAESI ACT, 2002 CUM NOTICE TO THE BORROWERS /GUARANTORS SALE NOTICE UNDER SARFAESI ACT 2002 (hereafter referred to as act) r/w SECURITY INTEREST (ENFORCEMENT) RULES, 2002 (hereafter referred to as Rules)

Pursuant to the Notice U/S 13 (2) of the above Act, the Possession of the below mentioned properties were taken on behalf of The Greater Bombay Co-operative Bank Limited, by the Authorized officer of the Bank, Whereas the Authorised Officer of Bank has decided to sell the property described herein below on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" under rules 8 & 9 of the said Act, through auction.

Loan Account Number	Name of Borrowers & Guarantors	Loan Outstanding amount as on 14.03.2023 with further interest thereon from 15.03.2023 with monthly rest, charges and costs etc.	Description of the Immovable Property	Time of Sale	Reserve Price	Earnest Money Deposit	Date & Time of Inspection of Properties
30207984779	Mr. Sandeep Kisan Sawant (Borrower), Mrs. Anjanabai Kisan Sawant (Co-borrower), Ms. Sheetal Pranav Modi (Guarantor)	Rs.16,37,548/-	Flat No. 504, 5th floor, B wing, Ravi Kiran Apartment, Opp. Guardian School. Lodha Heritage, Desale Pada, Village Bhopar, Dombivali (East), Taluka Kalyan 421 201 (Admg. 410 Sq. Ft. Built Up Area)	From 11.15 a.m. to 2.00 p.m.	Rs. 11,43,255/-	Rs. 1,14,326/-	23.03.2023 from 11.00 a.m. to 1.00 p.m.
30206944884 & 30206944873	Mr. Santosh Mahadu Vaze (Borrower), Mrs. Shamal Santosh Vaze (Co-borrower), Jitendra Eknath Hodawadekar (Guarantor)	Rs.38,12,002/-	Flat No. C-304, 3rd floor, New Mourya Deep CHSL, Village – Bhopar, Near Gurdia School, Desale Pada, Dombivali (E), Dist. Thane 421 203 (Admg. 870 Sq.Ft. Built Up Area)	From 11.15 a.m. to 2.00 p.m.	Rs. 34,88,265/-	Rs. 3,48,827/-	23.03.2023 from 2.00 p.m. to 4.00 p.m.
30207116611	Mr. Prakash Mohanlal Prajapati (Borrower), Mrs. Narangi Prakash Prajapati (Co-borrower), Mr. Mohanlal Hemaram Prajapati (Guarantor)	Rs.14,85,449/-	Flat No. C-304, 3rd floor, E-Wing, Building No. 1, Sector No.8, Dream City, Village -Boisar, Shirgaon Road, Boisar (E) – 401 501 (Admg. 420 Sq.Ft. Built Up Area)	From 11.15 a.m. to 2.00 p.m.	Rs. 10,10,394/-	Rs. 1,01,039/-	24.03.2023 from 11.00 a.m. to 1.00 p.m.
30206179774	Mr. Dinesh Mithalal Lohar (Borrower), Ms. Meena Dinesh Lohar (Co-borrower), Mr.Dinesh Roopdas Vaishnav (Guarantor)	Rs.15,01,210/-	Flat No. D-101, first floor, D-Wing, Navkar Heritage, Malyan Village, Dahanu (Built Up Area 500 Sq.Ft.)	From 11.15 a.m. to 2.00 p.m.	Rs. 13,77,000/-	Rs. 1,37,700/-	24.03.2023 from 2.00 p.m. to 4.00 p.m.

1. The auction sale will be on **Wednesday, the 29.03.2023 at 11.15 am.** at The Greater Bombay Co-operative Bank Ltd., The Stressed Accounts department, 89, GBCB House, Bhuleshwar, Mumbai-400 002
2. Earnest Money Deposit (EMD) shall be deposited in favour of The Greater Bombay Co-op Bank Ltd., through Electronic mode (RTGS/NEFT) to credit of **Account No. 94823000029**. Recovery in NPAA/c- (Name of Account), IFSC Code: **GBCB0000002**, before submitting the bids on or before **28.03.2023 up to 5.00 p.m** or by way of Demand Draft in favour of **M/s. The Greater Bombay Co-operative Bank Ltd.**, payable at Mumbai. Alongwith proof of identity and address of the EMD depositor.
3. The bid form along with Demand Draft or Online Transfer details shall be handed over to the Authorised Officer in sealed envelope at The Greater Bombay Co-operative Bank Ltd., 89, GBCB House, Bhuleshwar, Mumbai-400 002, **on or before 28.03.2023 up to 5.00 p.m.**
4. The bid price to be submitted shall be above the Reserve Price and bidders shall improve their further offers in multiples of Rs. 25,000/- (Rupees Twenty Five Thousand Only). Offer/Bid amount lesser than reserve price shall not be entertained. All concerned parties of Borrower / Co-Borrower and their Guarantors are hereby informed to be present at the time and place of auction on **29.03.2023**.
5. The successful bidder shall have to pay 25 % of the purchase amount (including Earnest Money, already paid), immediately on closure of the auction sale proceedings on the same day of the sale in the same mode as stipulated in clause-2 above. The remaining entire balance amount of the sale price shall have to be paid within 15 days of acceptance & confirmation of sale conveyed to them failing which, Bank is at liberty to forfeit the amount deposited by the successful bidder.
6. The EMD of the unsuccessful bidder will be returned within 3 working days from the closure of the auction sale proceedings.
7. The sale is subject to confirmation by the Bank. If the borrowers/ co-borrowers/ guarantor pay the amount due to the bank in full before date of sale, no auction sale will be conducted.
8. The property is sold in "AS IS WHERE IS BASIS AND AS IS WHAT IS BASIS" and the intending bidders should make discreet enquiries as regards any claim, charges on the property of any authority, besides the Bank's charges and should satisfy themselves about the title extent, quality and quantity of the property before submitting their bid. No claim of whatsoever nature regarding the property put for sale, charges/ encumbrances over the property or on any other matter, etc., will be entertained after submission of the bid.
9. The undersigned has the absolute right and discretion to accept or reject any bid or adjourn/ postpone/cancel the sale/modify any terms and condition of the sale without any prior notice and assigning any reason.
10. The purchaser shall bear the stamp duties, charges including those of sale certificates, registration charges, all statutory dues payable to government, Taxes and rates and outgoings both existing and future relating to the properties. The sale certificate will be issued only in the name of the successful bidder.
11. The intending purchasers can inspect the property on respective date mentioned above. For inspection of the properties, please contact to Authorised Officer Mob No. 88888 57123 /Office Tel. Nos. 6128 5732 /33/ 35. The bid forms are available on payment of Rs. 100/- on any working day at the Stressed Accounts Department, GBCB House, 89, Bhuleshwar, Mumbai 400 002.
12. The sale is subject to the conditions prescribed in the SARFAESI Act Rules 2002 and the conditions mentioned above. The sale confirmation will be issued as per rule 9(4) of the Security Interest (Enforcement) Rules 2002 amended w.e.f. 04.11.2016.

STATUTORY 15 DAYS NOTICE TO BORROWERS/GUARANTORS/MORTGAGOR

Payment of the outstanding dues be paid on or before the date of the auction. The right of redemption will subsist only till the Sale Certificate issued in favour of auction purchaser is registered but not thereafter.

Place : Mumbai
Date: 14.03.2023

Sd/
 Authorised Officer
 The Greater Bombay Co-op Bank Ltd.