



डोंबिवली नागरी सहकारी बँक लि.
DNS BANK (मल्टी-स्टेट शेड्यूल्ड बँक)
 अर्थात् विश्वास मिळे अन् विश्वासाला अर्थ मिळे!

Recovery Department : Madhukunj, 2nd Floor, P-52, Phase - II, M.I.D.C., Kalyan Shil Road, Sonarpada, Dombivli (East), Thane - 421204.

Telephone No. 0251-2875000/2875116 Email ID :- recovery@dnsb.co.in

NOTICE OF AUCTION SALE

Sale by Public Auction under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) and Rules made thereunder of the below mentioned properties mortgaged to Dombivli Nagari Sahakari Bank Limited (the Bank) for the advances granted to the below mentioned Borrowers.

Sr. No.	Name of the Borrower	Date of Outstanding	Amount Outstanding in Rupees
1	Mr. Sukant Maruti Padalkar	As mentioned in 13(2) Notice	27,25,428.20
2	Mrs. Swara Vaibhav Desai	As mentioned in 13(2) Notice	7,80,767.44
3	Mr. Satish Chandrakant More	As mentioned in 13(2) Notice	10,39,685.91

Sr. No	Description of the Property	Reserve Price (in Lakh)	EMD (in Lakh)	Date and Time of Inspection	Date and Time of Auction
1	Residential Flat No. A-1, Ground floor, Admeasuring 81.32 sq. mts. (875 sq. ft) bearing Ratnagiri Municipal Council House No. Z3W2000246 (old No. 1336A1), in the building known as "Ratnasagar Complex" lying, being & situate at Survey No. 396A, Hissa No-1B, survey No.396B, Hissa No-City Survey No-3755,3756,3857/1 to 3757/8, 3658 at Mouje Zadgaon, Taluka and District Ratnagiri	24.40	2.44	06/08/2024 11.00 a.m. to 2.00 p.m.	20/08/2024 from 10.30 a.m. onwards
2	Landed property in the building named "Konkan Garava Shopping Centre " bearing Gram Panchayat House No-1107, wherein there is a commercial Gala /Shop No-7, ground floor, admeasuring 230.47 sq. ft built up area, bearing Survey No-101A6. Village Khalgaov, Taluka and District Ratnagiri .	11.80	1.18	07/08/2024 11.00 a.m. to 2.00 p.m.	20/08/2024 from 11.30 a.m. onwards
3	The property within the limits of Golap Village Panchayat , Tal & Dist. Ratnagiri, Survey No. 241A, Hissa No. 5/23, Area-0-03-10. Within the landed property there is a building bearing Golap Grampanchayat House No-2097 (2097A & 2097B), admeasuring 90.34 sq. mtrs (872 sq. ft) built up area,	21.49	2.15	08/08/2024 11.00 a.m. to 2.00 p.m.	20/08/2024 from 12.30 p.m. onwards

Sr.No.	Property Details	Place of Auction
1.	Properties at Sr. Nos. 1 to 3	Ratnagiri Branch- Ground Floor, Shri Apartment, Ganesh Colony, In Front of S.G.S. Pump, TRP, Ratnagiri

TERMS AND CONDITIONS :-

- The Bid form and the terms and conditions of sale of the flat/property can be obtained from our aforesaid Branch on any working day between 10.00 a.m. to 4.00 p.m. on payment of Rs.100/- (Non Refundable).
- The duly filled in bid form in sealed envelope along with the Earnest Money Deposit (EMD) by the way of RTGS/NEFT or Pay order/Demand Draft of any Nationalized or Scheduled Bank drawn in favour of Dombivli Nagari Sahakari Bank Limited payable at Mumbai should reach at our Bank's Ratnagiri Branch on or before 19.08.2024 before 5.00 p.m. for properties at Sr. Nos. 1 to 3.
- Bid without EMD and/or below Reserve Price or not confirming to the terms and conditions of sale will not be entertained. The sealed envelopes of Bid will be opened at the place and time of Auction mentioned herein above.
- The Bidder will have to submit self-attested photo copy of KYC documents like Pan Card/Proof of Residence along with Original for verification and one Passport size photograph.
- The bidders must participate in auction in person, however if the bidder has authorized any person to participate on his/her/its behalf, then such authorized person must produce Authority Letter/Board Resolution issued by the bidder in his /her/its favour.
- The Sale of all above mentioned properties are strictly on "AS IS WHERE IS BASIS AND WHATEVER THERE IS BASIS". It may be noted that all the movables i.e. furniture fixtures, electronic items etc. lying in properties are not part of the auction process. The intending bidders may make their own enquiries as regards any claim, charges, taxes, levies, dues and/or any other liabilities accrued against the flat/Shop/properties. Such liabilities shall be borne by the successful bidder. The present accrued liabilities, if any, on the all properties are not known to the Bank.
- In the Auction process, Bidding will start from the amount of highest Bid Amount received by the Authorized Officer and thereafter bidder will be allowed to enhance Bid by minimum of Rs.10,000/- in case of all the properties.
- The successful bidder will have to pay 25% of the bid amount (Inclusive of EMD) immediately upon acceptance of his/her/its Bid i.e. on the same day or not later than 5.00 p.m. of the next working day and the balance amount within 15 days from the date of Auction.
- In the event, if the successful bidder fails to pay the 25% of the bid amount as mentioned in clause (8) above, the earnest money deposited by him/her/it shall be forfeited and the sale shall be treated as cancelled. Similarly, Authorized Officer shall forfeit the 25% of the bid amount or any amount subsequently deposited if the bidder fails to pay the balance 75% amount within 15 days from the date of Auction.
- After receipt of entire bid amount as mentioned in clause 8 above, the Authorized Officer will execute Sale Certificate in favour of the Successful Bidder and the Successful Bidder shall bear all taxes, stamp duty, registration fees and incidental expenses for getting the Sale Certificate registered in the name of the successful Bidder.
- The Authorized Officer will handover possession of the subject flat/shop/properties only on receipt of entire bid amount within stipulated time.
- The Authorized Officer reserves the right to accept or reject any offer/bid or postpone/cancel the auction without assigning any reason and also to modify the terms and conditions of sale without prior notice.
- The intending bidders can contact the undersigned Authorized Officer on Mobile Nos. 9821651800/8291989163/8788905861.

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002

The Borrowers, Co-Borrowers, Mortgagors and Guarantors are hereby notified that as per the provisions of Sub Section 8 of Section 13 of SARFAESI Act, they are entitled to redeem the security by paying the outstanding dues, costs, charges and expenses at any time before the sale is conducted, failing which the property will be sold in auction and the balance dues, if any, will be recovered from them with interest and costs.

Sd/-
 Shashikant S. Gawade
 Authorized Officer
 Dombivli Nagari Sahakari Bank Ltd.

Place : Dombivli,
 Date : 11.07.2024