

**Auction / Sale Notice for Movable and Immovable Properties****Auction Notice u/s 13 (4) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act, 2002) read with Rule 6(2) and /or Rule 8(6) of the Security Interest (Enforcement) Rules, 2002**

Whereas, The Authorised Officer of Baroda U.P. Bank under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (54 of 2002) and in exercise of powers conferred under Section 13(12) read with rules 8 (6) of the Security Interest (Enforcement) Rules 2002, issued Demand Notices to borrowers and Authorised Officer has taken possession of the Properties described herein below. Offers are invited by the Authorised Officer under the said Act by holding Auction on the date, place and time mentioned. Public at large and borrowers and guarantors in general is being informed hereby that Auction under SARFAESI Act 2002 in respect of Under noted properties will be conducted for sale on the terms and conditions specified herein stated on the basis of "AS IS WHERE IS" & "AS IS WHAT IS BASIS" "WHATEVER THERE IS BASIS" at Regional Office Baroda U.P. Bank, Deoria, For realization of debts/dues to Bank. The sale be subject to the conditions mentioned in the Security Interest (Enforcement) Rules 2002 and to the following further conditions. BID will be opened on 15.05.2025

Sr. No.	Name & Address of Borrowers/Guarantors of Bank	Details of Properties (including encroachment if known)	Total Dues	Auction Date & Time	Reserve Money/ Advance Money	Symbolic Physical)
1.	Borrower : M/S Priyanshu Furniture, Prop. – Smt. Sanjoo Devi w/o Shri Hardev Yadav & Shri Hardev Yadav s/o Shri Ramji Yadav Account No.-75097071573 Guarantor : 1. Mahendra Yadav S/o Dhurup Yadav Khoraram Deoria 2. Abhinav Kumar Yadav S/o Ramji Yadav Banki Baurdih Tiwari, Deoria	EMDTD of Plot of Arazi No. 65, total Area of property 121.38 Sq. Mtr./1306.04 Sq.Ft. in the Name of Smt Sanjoo Devi w/o Shri Hardev Yadav , all parcel of properties is situated at Mauja – Khoraram, Tappa – Dhatura, Pargana – Silhat Tahseel & District - Deoria, Boundaries : (As per Deed) East : Land of Abhinay Kumar, West : House & Land of Girija Devi, North : Agriculture Land of Moti Lal & Vriddhi Chand etc, South : 9 mtr Wide Road, Boundaries : (As per Site), East : Land of Abhinay Kumar, West : House of Girija Devi, North : Land of Moti Lal & Vriddhi Chand , South : 9 mtr Wide Pitch Road	Rs. 498556 lac/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	4917000/- + (RP) 491700/- (EMD)	Symbolic
2.	Borrower : Mr. Abhinav Kumar Yadav s/o Late Ramji Yadav Account No.-75095593773 Guarantor : 1. Krishna Mari S/o Kaushal Kishor Madi Vill. & Post Babhani Deoria 2. Smt. Sanju Devi W/o Hardev Yadav Vill. & Post Khoraram Deoria	EMDTD of Plot of Arazi No. 65, total Area of property 121.38 Sq. Mtr./1306.04 Sq.Ft. in the Name of Shri Abhinav Kumar Yadav s/o Late Ramji Yadav , all parcel of properties is situated at Mauja – Khoraram, Tappa – Dhatura, Pargana – Silhat Tahseel & District - Deoria, Boundaries : (As per Deed) East : Land of Kushwaha ji, West : Land of Sanjoo Devi, North : Land of Moti Lal & Vriddhi Chand, South : 9 mtr above Wide Road, Boundaries : (As per Site), East : Land of Kushwaha ji, West : House of Sanjoo Devi, North : Land of Moti Lal & Vriddhi Chand, South : 36 feet wide Road	Rs. 396531/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	4917000/- (RP) 491700/- (EMD)	Symbolic
3.	Borrower : M/S Anamika General Store, Prop. Shri Mahima Singh Yadav Account No.-75097551210 Guarantor : 1. Priti Mishra W/o Sanjay Mishra, Ramnath Deoria 2. Manju Yadav W/o Ramayan Yadav, Badahara, Rudrapur Deoria 3. Smt. Manju Yadav W/o Mahima Singh Yadav Deoria khas, Deoria	EMDTD of Plot of Arazi No. 1200/1 total Area of property 182.07 Sq. Mtr./1959.07 Sq.Ft. in the Name of Smt Manju Devi w/o Shri Mahima Singh Yadav & Smt Manju Devi w/o Shri Ramayan Yadav , all parcel of properties is situated at Mauja – Deoria Khas (Nagar Andar), Tappa – Deoria, Pargana – Salempur Majhauri Tahseel & District - Deoria, Boundaries : (As per Deed) East : House of Birbal, West : Land of Uttam Chand Chaurasiya, North : Land of Asha Devi & Others, South : 9 Mtr Below Road Boundaries : (As per Site) East : House of Birbal, West : Land of Uttam Chand Chaurasiya, North : Land of Asha Devi & Others, South : 9 Mtr Below Road	Rs. 945648/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	3847500/- + (RP) 384700 /-+ (EMD)	Symbolic
4.	Borrower : M/S Balaji Enterprises, Prop. –Shri Ajay Kumar Singh Account No.–75096989924 + 75125350741 Guarantor : 1. Jagatpal Singh S/o Shiv Subhag Singh, Ram Gulam Tola East, Ambedkar Nagar, Bhikhampur Road, Deoria 2. Pawansut Pandey S/o Braj nath Pandey, Malviya Road Deoria	EMDTD of Plot of Arazi No. 256 Mi, total Area of property 141.61 Sq. Mtr./1523.72 Sq.Ft. in the Name of Shri Jagatpal Singh s/o Late Shiv Subhag Singh , all parcel of properties is situated at Mauja – Garulpar (word No. – 1), Tappa – Gobrai, Pargana – Salempur Majhauri Tahseel & District - Deoria Boundaries : (As per Deed) East : House of Chhedi Lal Sharma, West : House of Bal Krishna Singh, North : House of Nagendra Tiwari, South : Road Boundaries : (As per Site) East : House of Chhedi Lal Sharma, West : House of Bal Krishna Singh, North : House of Nagendra Tiwari, South : CC Road	Rs. 470848.50 +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	3604500/- (RP) 360450/- (EMD)	Symbolic
5.	Borrower: Mr. Santosh Sharma S/o Shaligram Sharma Account No. - 75058969877 Guarantor - 1. Smt. Hiramuni Devi S/o Beni Madhav, Deoria Khas Barayee Tola, Deoria 2. Smt. Ramawati Devi S/o Shirkant Sarswati Shishi Mandir Road, Deoria Khas, Deoria	EMDTD of Plot of Arazi No. 1390, total Area of property 37.20 Sq. Mtr./400.27 Sq.Ft. in the Name of Smt Herra Munni Devi w/o Shri Beni Madhav Vishwakarma , all parcel of properties is situated at Mauja – Deoria Khas, Tappa – Deoria, Pargana – Salempur Majhauri Tahseel & District - Deoria, Boundaries : (As per Deed) East : House of Lilawati Devi, West : Land of Umesh Kushwaha, North : House of Getta Yadav, South : Existing Road Boundaries : (As per Site), East : House of Lilawati Devi, West : Land of Umesh Kushwaha, North : House of Geeta Yadav, South : Existing Road	Rs. 9.00 lac/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	1150200/- (RP) 115020/- (EMD)	Symbolic
6.	Borrower : Mrs. Suraiya Rashid W/o Shri Arif Rashid Account No. - 75103820918 Guarantor : 1. Aarif Rashid S/o Shamiullah 363, Chudihari Gali Post. Deoria Ward No. 17 Deoria 2. Ramesh S/o Late Ram Lal Ram Gulam Tola Deoria	EMDTD of Plot of Arazi No. 282 Mi total Area of property 78.99 Sq.Mtr. in the Name of Shri Suraiya Rashid w/o Shri Arif Rashid , all parcel of properties is situated at Mauja – Mondadeeh, Tappa – Deoria, Pargana – Salempur Majhauri Tahseel & District - Deoria, Boundaries : (As per Deed) East : Ramje Baryee Bhumi , West : Land of Nebu Lal, North : Land of Kailash, South : Land of Bismillah Khan, Boundaries : (As per Site), East : 6 ft. Wide Road, West : Other Land, North : Other House, South: Land of Bismillah Khan	Rs. 486280/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	563400/- (RP) 56340/- (EMD)	Symbolic
7.	Borrower : M/S KD Enterprises, Prop. – Shri Umesh Chand Gupta S/o Shri Harihar Prasad Gupta Account No. - 75069177096 Guarantor : 1. Anand Kumar Madhesiya S/o Shyam Bihari Near Daal Mill Garunpar Deoria 2. Smt. Barfi Devi W/o Lutawan Vill. Sahopar, Post Bhatani, Deoria	EMDTD of Plot of Arazi No. 482, 483, 484, total Area of property 141.73 Sq. Mtr. in the Name of Smt Barfi Devi w/o Shri Lutawan Prasad , all parcel of properties is situated at Mauja – Pidra, Tappa – Gobrai, Pargana – Salempur Majhauri Tahseel & District - Deoria Boundaries : (As per Deed) East : Land of Ramyadi, West : Land of G.S., North : Road South : Land of Lal Chand Boundaries : (As per Site) East : Other House West : Land of G.S., North : Khadanja Road, South : Land of Lal Chand.	Rs. 927912.80/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	6229000/- (RP) 622900/- (EMD)	Symbolic
8.	Borrower : Mr. Jaiprakash Rajbhar S/o Mr. Kripashankar Rajbhar Vill. Usara Bazar, Post-Tewayee, Deoria Account No. - 75094715558 Guarantor : 1. Mr. Ram Ashray Jaiswal S/o Lalchand Jaiswal, Vill. Usara Bazar Post. Tewayee, Deoria 2. Mr. Subhash Yadav S/o Mr. Rajdev Yadav, Vill. Usara, Post. Tewayee, Deoria	All land portions and sections of the mortgaged property situated at - Usra Bazar, Tappa-Nagwa Tikar Pargana-Silhat, Tehsil-Rudrapur, District-Deoria, Plot No-626, Ledger Number-11, Volume Number-887, Page Number-11-22Deed Number-618, Total Area-280 sqm, Purchase Date 30.03.2007, in the name of Smt. Rameshri Devi wife of Shri Kripashankar Rajbhar Boundary as per deed and site- East-Plot of Subhash Jaiswal, West-Land of Lalchand etc., North-Land of Lalchand etc.South-Road	Rs. 759251/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	6229000/- (RP) 622900/- (EMD)	Symbolic
9.	Borrower : Smt. Kalawati Devi W/o Brahma Rai, Vill. Jaitur, Sohanpur Deoria Guarantor : 1. ChandraBhusan Rai S/o Brahma Rai, Vill. Jaitpura, Post-Mohanpur, Deoria 2. Rajendra Rai S/o Kashiram, Vill-Jaitpur Post- Sohanpur, Deoria	Tractor-Sonalika DI 745 RXDCPS (UP52, AL5518) Model- 2016, Chasis No. JYBDU51174953 ENGINE NO. 31021L53G07282FS	Rs. 554421/- +Intt.& Other Charges (Minus Amount if any paid after demand Notice or Possession Notice)	15.05.2025 02:00 PM to 06:00 PM	140000/- (RP) 14000/- (EMD)	Physical

Terms & conditions:-(1) The Auction is being held on "AS IS WHERE IS", "AS IS WHAT IS BASIS"& "WHATEVER THERE IS BASIS" (2) To The Best of Knowledge And Information of The Authorised Officer/s There is no encumbrance on any properties. The intending bidder should make their own Independent inquiries about properties put on auction and Claims/rights/dues effecting the properties, prior to submitting the bid. The properties is being sold with all the existing and future encumbrance whether known or unknown to the Bank. The Authorizing Officer/Secured creditor shall not be responsible in any way for any third party claims/rights/dues. (3) It shall be the responsibility of the bidder to inspect and satisfy themselves about the assets and specification before submitting the bid, they can inspect the properties before the date of Auction. (4) Intending bidders shall be required to deposit offer in a sealed envelope along with 10% earnest money of bid amount only by way of bankers' cheque /demand draft favoring the Authorized officer Baroda U. P. Bank Payable at Deoria. Offers shall be accepted till 14.05.2025 by 5:00 PM & Shall be opened at 2:00 P.M. to 6:00 PM on the Date of Auction (5) The earnest Money Deposit of the Successful bidders shall be retained towards part sale consideration and EMD of unsuccessful bidder shall be refunded. The EMD Deposit shall not bear any interest. (6) The successful bidder shall have to deposit 25% of bid amount, inclusive of EMD already paid, on same day and the balance of rest amount of bid within 15 days, in case of default in payment by successful bidder the amount already deposited by the bidder shall be liable to be forfeited by the Authorized officer without any notice. (7) The Authorized officer is not bound to accept the highest offer and the authorized officer has absolute right to accept or reject any or all offers(s) or adjourn / postpone/cancel the Auction without assigning any reason thereof. (8) The Successful bidder Would bear the charges/fees payable for conveyance such as stamp duty Registration Fees etc as applicable as per law. (9) The Authorized officer will not be held responsible for any charge, lien, encumbrance, electricity, property tax and/or any other dues to the govt, and anybody in respect of the properties under auction the purchaser shall be liable to pay such dues. (10) Bank will not pay any interest on amount received by bank, in case of cancellation of bid and return of sale proceeds at any point of time. This Publication Is Also 30 Days Sale Notice Under Rule 8(6) of The Security Interest (Enforcement) Rule 2002. The Borrowers/guarantors are hereby notified to pay the total dues along with up to date interest and ancillary expenses before the date of auction failing which the properties will be auctioned or sold and balances. if any will be recovered with interest and cost. In case date of auction is declared holiday for any reason then auction shall take place on next working day. (11) For detailed terms & condition of the sale please refer to the link provided in Baroda UP Bank, secured creditor's website that is (<https://www.barodaupbank.in>)