


Appendix-IV-A [see proviso to rule 8(6)]
Sale Notice for Sale of Immovable Properties

E-Auction Sale Notice for sale of immovable Assets Under the Securitisation and Reconstruction of Financial assets and Enforcement of Security interest Act, 2002 read with provision to rule of 8(6) of the security interest Enforcement Rules, 2002. Notice is hereby given to public in general and in particular to the Borrower(s) and Guarantor(s) that is below Described immovable Property mortgaged/charged to the secured Creditor, the Possession of which has been taken by The Authorised office of **Uttar Pradesh Gramin Bank** secured Creditor, will be sold on "As is Where is", "As is what is", and "Whatever there is" on dates below Mentioned.

Sl. No.	Name & Address of Borrower(s) & Guarantor(s) & Branch	Total Liabilities	Brief Description of Immovable Property	Reserve Price (Rs.)
		Date of Demand Notice		Type of Possession
1	Mr. Ravindra Kumar S/o Mr. Ram Pyare and Late Raghvendra Kumar S/o Mr. Ram Pyare (Borrowers & Mortgager), (Mrs. Sunita Devi, Ms. Surabhi, Mr. Suryansh (Legal heir of Co-Borrower & Mortgager Late Raghvendra) and Mr. Shivanand Verma S/o Mr. Hargovind Prasad (Guarantor) & Mr. Raghuvansh Kumar S/o Mr. Ram Pyare (Guarantor). Branch: Bhagauli, Distt. Barabanki	Rs. 3,47,562.82 plus interest from 10.05.2024 and other expenses	All that part and parcel of Immoveable Property a part of khasra No. 981, Village Baddupur Tehsil-Fatehpur & District-Lucknow, Area: 113.62 sqm. Boundaries are as under: As per Deed: East: Field Surendra Kumar, West: Road Kursi to Mahmoodabad, North: Shop of Dinesh, South: Shop of Chandra Bhan As per Actual: East: Field Surendra Kumar, West: Road Kursi to Mahmoodabad, North: Shop of Dinesh, South: Shop of Chandra Bhan	Rs. 29,79,000/-
		07.07.2025		Rs. 2,97,900/-
Symbolic Possession				Rs. 10,000/-

EMD Submission Detail: Account No: 94940013201004, IFSC Code BARBUBUPGB Account Name- Sundry Deposit General also put remarks in transaction "EMD Deposit" or by way of Demand Draft drawn in favour of Uttar Pradesh Gramin Bank Drawn on any Nationalized or Scheduled Bank

2	M/s Hastag Enterprises Prop. Mr. Arif Anwar S/o Mr. Anwarul Haq (Borrower) and Mr. Anwarul Haq S/o Jalaluddin (Mortgagor & Guarantor) and Mr. Anuj Kumar Jaiswal S/o Mr. Ramesh Chandra Jaiswal (Guarantor) Branch: Vikas Nagar, Distt. Lucknow	Rs. 15,47,101.12 plus interest from 21.08.2024 and other expenses	All that part and parcel of Immoveable Property House No. 22/235, Sector-22, Indira Nagar District-Lucknow Area: 29.75 Sqm. Boundaries are as under: As per Deed: East: House No. 22/260, West: 6 Mtr. Wide Road, North: House No. 22/234, South: House No. 22/236 As per Actual: East: House No. 22/260, West: 6 Mtr. Wide Road, North: House No. 22/234, South: House No. 22/236	Rs. 23,35,000/-
		31.07.2025		Rs. 2,33,500/-
Symbolic Possession				Rs. 10,000/-

3	M/s Sai Fruit Traders Prop: Mr. Gyan Prakash Awasthi S/o Mr. Radhey Shyam Awasthi & Mr. Praveen Kumar Mishra S/o Mr. Devi Dayal Mishra (Borrowers) and Mrs. Neelam Mishra W/o Mr. Praveen Mishra (Guarantor) & Mr. Anil Kumar Bajpai S/o Mr. Shiv Prakash Bajpai (Guarantor) Branch: Vikas Nagar, Distt. Lucknow	Rs. 6,08,966.17 plus interest from 29.07.2024 and other expenses	All that part and parcel of Immoveable Property (House) built on Plot, a part of khasra No. 178, gazipur balram, Ward- Faizullaganj, Tehsil & District - Lucknow Area: 62.732 sqm. Boundaries are as under: As per Deed: East: Bhoomi Deegar, West: Plot Smt. Maneesha Lal, North: Bhoomi Deegar, South: Rasta 20' Feet Wide As per Actual: East: Vacant Plot, West: House of Pooja, North: House of Ram Naresh, South: Rasta 20' Feet Wide	Rs. 14,11,000/-
		17.08.2024		Rs. 1,41,000/-
Symbolic Possession				Rs. 10,000/-

EMD Submission Detail: Account No: 94590013201004, IFSC Code BARBOBUPGBX Account Name- Sundry Deposit General also put remarks in transaction "EMD Deposit" or by way of Demand Draft drawn in favour of Uttar Pradesh Gramin Bank Drawn on any Nationalized or Scheduled Bank

4	M/s. Bala ji Enterprises Prop: Mrs. Sunita Gupata W/o Mr. Neeraj Kumar Neeraj Gupta and Mr. Neeraj Kumar @ Neeraj Gupta S/o Mr. Putilal Gupta (Mortgagor & Guarantor) & Mr. Gulab Chandra Jiaswal S/o Late Rameshwar Prasad (Guarantor). Branch: Rakabganj, Distt. Lucknow	Rs. 26,64,073.12 plus interest from 31.12.2019 and other expenses	All that part and parcel of Immoveable Property situated at plot of land of Khasra No. 456 Min situated at Village-Banthara Sikanderpur, Pargana -Bijnaur, Tehsil-Sarojini Nagar & District -Lucknow. In the name of Mr. Neeraj Kumar @ Neeraj Gupta S/o Late Putilal Gupta Area: 568 Sq. Mtr. Boundaries are as under: As per Deed: East: Remaining Part of Khasra No. 456 Rakesh Kumar & Putti Lal, West: Land at Khasra No. 442 Rajesh Singh & Others, North: Land at Khasra No. 442 Rajesh Singh & Others, South: Rasta there after Remaining Part of Khasra No. 456 Rakesh Kumar & Putti Lal As per Actual: East: Remaining Part of Khasra No. 456 Rakesh Kumar & Putti Lal, West: Land at Khasra No. 442 Rajesh Singh & Others, North: Land at Khasra No. 442 Rajesh Singh & Others, South: Rasta there after Remaining Part of Khasra No. 456 Rakesh Kumar & Putti Lal	Rs. 1,03,00,000/-
		13.01.2020		Rs. 10,30,000/-
Symbolic Possession				Rs. 10,000/-

5	Mr. Arvind Kumar S/o Mr. Ram Suresh Dwivedi and Mr. Pramod Kumar Asthana S/o Mr. Nand Gopal (Guarantor) & Mr. Chandresh Kumar S/o Late Suresh Dwivedi (Guarantor). Branch: Rakabganj, Distt. Lucknow	Rs. 6,39,324/- plus interest from 27.09.2018 and other expenses	All that part and parcel of Immoveable Property situated at plot no. 8, Khasra No. 524, Ward -Alam Nagar, Tehsil & District-Lucknow, Pin 226021, in the name of Mr. Arvind Kumar Dwivedi S/o Mr. Ram Suresh Dwivedi. Area: 94.04 Sq. Mtr. Boundaries are as under: As per Deed: East: Plot Suraj Bai, West: Road 15 ft' Wide, North: Plot Smriti Shukla, South: Plot Phool Mati As per Actual: East: House, West: Road 15 ft' Wide, North: Plot Smriti Shukla, South: Plot Phool Mati	Rs. 23,55,000/-
		17.05.2019		Rs. 2,35,500/-
Symbolic Possession				Rs. 10,000/-

EMD Submission Detail: Account No: 94600013201004, IFSC Code BARBOBUPGBX Account Name- Sundry Deposit General also put remarks in transaction "EMD Deposit" or by way of Demand Draft drawn in favour of Uttar Pradesh Gramin Bank Drawn on any Nationalized or Scheduled Bank

6	M/s Singh Traders Prop. Mr. Deepak Singh S/o Mr. Kedar Baksh Singh (Borrower) and Mr. Kedar Baksh Singh S/o Mr. Chandika Baksh Singh (Mortgagor & Guarantor) and Mr. Dinesh Kumar Chaurasiya S/o Gauri Shankar Chaurasiya (Guarantor). Branch: Khaira Kankoo, Distt. Barabanki	Rs. 7,23,654.50 plus interest from 21.12.2023 and other expenses	All that part and parcel of Immoveable Property a part of Khata No. 00582 Gata No. 265, Village-Firojabad Pargana, Tehsil- Haidergarh & District-Barabanki Area: 0.3295 Hectare. Boundaries are as under: As per Deed: East: Chakroad, West: Chakroad, North: Matabadal Ka Khet, South: Shatrohan Ka Khet As per Actual: East: Chakroad, West: Chakroad, North: Matabadal Ka Khet, South: Shatrohan Ka Khet	Rs. 11,05,000/-
		06.06.2025		Rs. 1,10,500/-
Symbolic Possession				Rs. 10,000/-

EMD Submission Detail: Account No: 95040013201004, IFSC Code BARBOBUPGBX Account Name- Sundry Deposit General also put remarks in transaction "EMD Deposit" or by way of Demand Draft drawn in favour of Uttar Pradesh Gramin Bank Drawn on any Nationalized or Scheduled Bank

7	M/s Ranjana Enterprises Prop: Mrs. Ranjana Singh W/o Mr. Vimal Singh and Mrs. Madhurani W/o Mr. Awadhraj Singh (Mortgagor & Guarantor) & Mr. Vimal Singh S/o Mr. Awadhraj Singh (Guarantor). Branch: Itaunja, Distt. Lucknow	Rs. 16,49,293.58 plus interest from 21.04.2022 and other expenses	All that part and parcel of Immoveable Property One Plot at Khasra No. 236 Kha Minj Situated at Kesarmau kala Pargana - Mahona, Tehsil - Bakshi Ka Talab, District-Lucknow in the name of Mrs. Madurani W/o Mr. Awadhraj Singh. Area: 0.025 sqm. Boundaries are as under: As per Deed: East: Khet Gata No. 228, West: Gata No. 237, North: Gata No. 237 & 227, South: Gata No. 253 As per Actual: East: Road, West: Khet 237, North: Khet Santosht Kumar, South: Khet 253	Rs. 33,96,000/-
		25.07.2022		Rs. 3,39,600/-
Symbolic Possession				Rs. 10,000/-

EMD Submission Detail: Account No: 94690013201004, IFSC Code BARBOBUPGBX Account Name- Sundry Deposit General also put remarks in transaction "EMD Deposit" or by way of Demand Draft drawn in favour of Uttar Pradesh Gramin Bank Drawn on any Nationalized or Scheduled Bank

8	Mr. Kamal Singh S/o Mr. Kripal Kumar Singh and Mrs. Alka Srivastava W/o Mr. Shailendra Kumar (Guarantor) & Mr. Shailendra S/o Mr. Rama Shankar Lal (Guarantor). Branch: Gudamba, Distt. Lucknow	Rs. 11,69,822.32 plus interest from 30.09.2019 and other expenses	All that part and parcel of Immoveable Property at plot no. 15 situated at khasra No. 503, Ganeshpur, Rehmanpur pargana, Tehsil & District - Lucknow in the name of Mr. Kamal Singh S/o Mr. Kripal Singh Area: 1050 sq. feet Boundaries are as under: As per Deed: East: Land Deegar, West: Road 20 ft' Wide, North: Arraji Private Plot No. 16, South: Arraji Private Plot No. 14, As per Actual: East: Other Property, West: Road 20 ft' Wide, North: Arraji Private Plot No. 16, South: Arraji Private Plot No. 14	Rs. 24,89,000/-
		15.10.2020		Rs. 2,48,900/-
Symbolic Possession				Rs. 10,000/-

EMD Submission Detail: Account No: 94630013201004, IFSC Code BARBOBUPGBX Account Name- Sundry Deposit General also put remarks in transaction "EMD Deposit" or by way of Demand Draft drawn in favour of Uttar Pradesh Gramin Bank Drawn on any Nationalized or Scheduled Bank

Date of E-Auction: 26.02.2026, Time: 11:00 AM to 1:00 PM.
Last date of Submission of Bid 25.02.2026 upto 4:00 PM

Terms and Condition of the E-auction are as under:

1. E-Auction will be conducted on "AS IS WHERE IS", "AS IS WHAT IS" and "WHATEVER THERE IS BASIS" through approved service provider M/s e-procurement Technologies Limited (Auction Tiger).
 2. The Complete E-Auction process documents containing details of the Assets. online e-auction Bid Form, Declaration and Undertaking Form, General Terms and Conditions of online auction sale are available on website <https://sarfaesi.auctiontiger.net>.
 Contact Person: Mr. Abhay Kumar, Senior Manager, M.: 9119601698, Mr. Vikas Kumar Verma, M.: 8601502532, Mr. Ram Sharma, M.: 8000023297, Helpline No. 9265562818/9265562819/9265562821/079-6813 6842/6869 Email: support@auctiontiger.net & ramprasad@auctiontiger.net **STATUTORY 30/15 DAYS SALE NOTICE UNDER RULE 8(6)/ Rule 9(1) OF STATUTORY INTEREST (ENFORCEMENT) RULES 2002**
 This may also be treated as notice u/r 8(6)/Rule 9(1) of Security Interest (Enforcement) Rule, 2002 to the borrower's and guarantor/s of the said loan about the holding of E-Auction Sale on the above mentioned date.

Date: 24.01.2026,

Place: Lucknow

Authorized Office