

Sale Notice

APPENDIX-VI-A

(See Proviso Rule 8(6))

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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 proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditors, the Symbolic Possession of which has been taken by the Authorised Officer of UTTAR PRADESH GRAMIN BANK, Secured Creditor, will be sold on As is where is, "As is what is" and "whatever there is" basis the date as mention in the table herein below, for recovery of dues mentioned.

Notice is again hereby given to the public in general and in particular to the Borrower(s)/Guarantor(s)/Mortgagor(s) that the Authorised Officer has decided to invite BID/tenders/quotations the Immovable properties mentioned below under SARFAESI Act 2002. So, the interested persons/Bidders are invited to submit their BID, by fulfil all terms & conditions mentioned below, in a sealed envelop on or before **11.03.2026 by 4 P.M. at Uttar Pradesh Gramin Bank, Regional Office: Agra** BID will be opened on **12.03.2026 between 12:00 Noon to 01:00 P.M.**

Name & Address of Borrower(s)/ Guarantor(s)/Mortgagor	Description of Immovable Properties	Demand Notice Date	Reserve Price (INR)
		Due Amount (Rs.)	EMD

Branch: Civil Lines, Agra

Borrower- M/s Dhimati Construction through its Prop. Smt. Dheermati and Smt. Dheermati W/o Mr. Vedpal Chaudhary, Guarantors Mr. Vedpal S/o Sh. Radhey Shyam & Mr. Saudan Singh S/o Sh. Phauran Singh	All that part and parcel of the property consisting of an immovable Residential Property on Plot No. 1 situated at Min. Khasara No. 312, Vaake Jaharpuri, Mauza Dehthora, Tehsil & Distt. - Agra, Area- 167.22 Sq. Mtr., in the name of Smt. Dheermati W/o Sh. Vedpal Chaudhary, Bounded as: East- Rasta 9 Meter Wide, West- Jameen Deegar Shakhs, North- Plot No. 2, South- Rasta 9 Meter Wide Symbolic Possession	24.04.2025	57,59,100/-
		8,74,964.21 as on 31.10.2024 plus further interest and costs.	5,75,910/-

Borrower- Dheerendra Kumar S/o Jagdish Prasad, Guarantor- Mr. Rishi Kant S/o Mr. Ram Babu & Mr. Dharmendra Kumar S/o Jagdish Prasad.	All that part and parcel of the property consisting of an immovable Residential Property On Khasara No. 652 & 653, Mauza Bodala, Tehsil & Distt. Agra, Area- 98.81 Sq. Mtr., in the name of Mr. Dheerendra Kumar S/o Jagdish Prasad, Bounded as: East- Prop. Others, West- Prop. Rasta, North- Prop. Sri Gyani Kumar, South- Prop. Sri Sundar Kumar Symbolic Possession	15.01.2019	22,33,800/-
		9,37,038/- as on 01.01.2019 plus further interest and costs.	2,23,380/-

Borrower- 1. Mr. Dharmendra Kumar Panyam S/o Mr. Bhagirath Panyam 2. Mr. Hemant Kumar Panyam S/o Mr. Bhagirath Panyam 3. Mrs. Krishna Devi W/o Mr. Bhagirath Panyam 4. Mrs. Neelam Rani W/o Mr. Kapil Ambesh, Guarantor- Mr. Anar Singh S/o Mr. Bhoopal Singh & Mr. Karan Singh S/o Laxman Singh	One House Nagar Nigam No. 46/28 E Anand Nagar, Mauza - Khatena Distt- Agra, Area- 120. Sq. Yard = 100.32 Sq. Mtr., in the name of Mr. Dharmendra Kumar Panyam S/o Mr. Bhagirath Panyam, Mr. Hemant Kumar Panyam S/o Mr. Bhagirath Panyam, Mrs. Krishna Devi W/o Mr. Bhagirath Panyam and Mrs. Neelam Rani W/o Mr. Kapil Ambesh, Bounded as: East- Entry of House & Rasta, West- Property of Nathi Lal, North- House of Mohan Lal, South- House of Kaleshi Symbolic Possession	20.08.2018	26,97,300/-
		11,24,336/- as on 01.07.2018 plus further interest and costs.	2,69,730/-

Borrower & Mortgagor- Mohd. Azad S/o Mohd. Afzal, Guarantor- Mohd. Akram S/o Mohd. Chote & Mohd. Chand S/o Mohd. Chote	All that part and parcel of the property consisting of an immovable Property/ Residential Flat No. 2, IInd Floor, Situated on Min Khasra No. 480, Muhal Mohammad Ali patti and Mohammad Ilahi Begum Kabja No. 1 and Minjumla Property No. 41/34A, Vake Sheela Plaza Building, Madia Katra, Tota Ka taal, Lohamandi, Tehsil & Distt- Agra, Area- 88.93 Sq. Mtr. in the name of Mohd. Azad S/o Mohd. Afzal, Bounded as: East- Property other person, West- Flat Pawan Asija & Smt. Anjana Asija, North- Open to Sky thereafter Mandir, South- Nala in part and wall of flat in part and Exit in part and Common Passage 3'6" wide Symbolic Possession	28.02.2023	15,10,200/-
		9,51,334.05 as on 01.02.2023 plus further interest and costs.	1,51,020/-

Branch: Lohamandi, Agra

Borrower- Shankarlal S/o Devi Das Urf Devi Sing, Guarantors- Dinesh Kumar S/o Devi Das Urf Devi Singh, Guarantors & Mortgagor- Shakuntala Devi W/o Devi Das Urf Devi Singh	All that part and parcel of the property consisting of immovable One Property situated at Khasra No. 370, Vaake Anand Nagar, Majra Mauza- Khtaina, Ward Lohamandi, Pargana & Distt. Agra, Area- 83.61 Sq.Mts. (100 Sq. Yrds), in the name of Mrs. Shakuntala Devi W/o Devi Das Urf Devi Singh, Bounded as: East- Property Others, West- Rasta 6 Feet, North- Property Others, South- Rasta 12 Feet Symbolic Possession	16.08.2021	14,60,000/-
		6,62,766.62 as on 21.03.2021 plus further interest and costs.	1,46,000/-

Date of Auction: 12.03.2026, Last Date of EMD submission: 11.03.2026

Terms & Conditions of Sale- (1) Interested Bidders have to submit their BID in sealed envelopes along with Pan Card & Photo Identity Card (Date of publication and name of bidder should be mentioned over the envelop) (2) The bid opening/sale will be conducted in the Uttar Pradesh Gramin Bank, Regional Office: Agra premises. All interested parties (borrower, guarantors, and bidders) are welcome to participate in opening of BIDS. (3) Bidders have to submit/attach 10% of Reserve price as earnest money deposit in form of DD/Bankers' cheque favoring 'Authorised Officer, Uttar Pradesh Gramin Bank' & payable at Agra, in advance along with the BID. The Highest BID value (should not be less than the Reserve price) will be considered as successful Bidder & rest EMD of unsuccessful Bidder will be sent back without interest within a week. (4) Successful Bidder will have to deposit 25% of the BID amount (including EMD) at the same day (or latest by the next day) in form of DD/Bankers'Cheque and the remaining 75% amount will have to be paid strictly within 15 days of confirmation of the sale. If he fails to do so, the amounts previously deposited by him will be seized. (5) Authorised Officer reserves the right to accept/reject/cancel/suspend any BID/ Highest one without intimation about any reason or prior notice. Authorised Officer reserves the right to extend the date of Sale/Auction. (6) Authorised Officer would not be held liable for any type of due charges/lien/encumbrances/taxes/ Govt. dues and other party claims & dues. (7) Property would not be sold on amount less than the Reserve Price. (8) Stamp duty, registration, property tax or the amount due to the state government etc. will have to be borne by the successful bidder. (9) BID/Sale will be subject to confirmation by Bank. Properties will be sold on "As is where is", "As is what is" and "whatever there is" basis. (10) This is the sole responsibility of the Bidders to be satisfy & be confirmed about the properties. They can visit/inspect the properties by seeking time from the respective branch at any working day from 12:00 noon to 04:00 pm. (11) Notice is hereby given to the public in general and in particular to the Borrower(s)/Guarantor(s)/Mortgagors. (12) For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor's website, i.e. <https://upgb.bank.in/sdashboard.php> STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8(6)1 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 Auction Sale on the above mentioned date