

NKGSB CO-OP. BANK LTD.

Recovery Department :Bimal Apartment, Ground Floor, H F Society Rd,Jogeshwari (E),Mumbai – 400 060.

Tel No: 2837 6816,2834 9616,28203603

AUCTION SALE NOTICE

Whereas the undersigned being the Authorized Officer of NKGSB Co-op Bank Ltd, under SARFAESI Act, 2002 and in exercise of Powers conferred under Section 13(4) r/w Rule 6(2)/8(6) of the Security Enforcement Rules, 2002 invites sealed Bid for the sale of under mentioned assets / properties on “AS IS WHERE IS BASIS” & “AS IS WHAT IS BASIS”.

- Offers in sealed cover are invited by the undersigned for conditions mentioned hereunder latest by 11/10/2021 before 4.00p.m. Please mention address of property to be purchased on the envelope.
- Auction will be conducted on 12/10/2021 at 11.00a.m.

NAMES OF BORROWERS / GUARANTORS	DESCRIPTION OF MORTGAGED PROPERTY	TOTAL O/S AS ON 31.08.2021	RESERVE PRICE	EMD	Encumbrances	DATE & TIME OF INSPECTION
		AMOUNT IN LACS				
1.M/s. Paras Clearing & Forwarding Agencies Pvt. Ltd. 2.Mr. Nandlal Madhavji Thakkar 3. Mr. Pratima Nandlal Thakkar 4. Mr. Paras Nandlal Thakkar	Commercial Gala No. 1, admeasuring about 15000 sq. fts alongwith open shed adm.5000 sq.ft. Built up area on the Ground floor, in the building known as Shah Building B, Shah Industrial Estate, Saki Vihar Road, Saki Naka, Andheri East, Mumbai 400 072, Survey No. 34 & 35 Hiss No.1 (part), CTS No. 668, 688/1, 688/2, 688/3, 688/4 of Marol Village and also survey No.11, Hiss No. 2 (Part), CTS No. 32 of Village Tungwa Kurla Powai in the Registration District and Sub District of Mumbai Suburban. Owned by M/s. Paras Clearing & Forwarding Agencies Pvt.Ltd	1507.90	1175.00 (inclusive of TDS @ 1%)	117.50	Dues of the Abel Estates and as per knowledge of the Bank, there are no other known encumbrances	21/09/2021& 30/09/2021 between 10:00 am to 02:00 p.m.

Terms & Conditions:-

- Bid / Offer Form will be available from 22/09/2021 to 08/10/2021 upto 4.00 p.m. at above mentioned address at Jogeshwari (E) on payment of non-refundable Bid fee of Rs.5,000/- in the form of DD /Pay Order drawn in favour of “NKGSB CO-OP BANK LTD”
- Auction will be conducted by the Authorized Officer at NKGSB Co-op. Bank Ltd Recovery Dept., Bimal Apartment, Ground Floor, H F Society Rd,Jogeshwari (E), Mumbai – 400 060 on 12/10/2021 at 11:00 a.m. Intending purchaser may inspect the property on Date & Time as mentioned above.
- Bid / Offer in sealed envelope should be submitted to the Authorized Officer along with Demand Draft / Pay Order /RTGS for Earnest Money Deposit in favour of “NKGSB CO-OP BANK LTD” at Recovery Dept., Bimal Apartment, Ground Floor, H F Society Rd,Jogeshwari (E),Mumbai – 400 060. on or before 11/10/2021 upto 4.00 p.m. Please note no offer will be entertained after 04.00 p.m. on 11/10/2021.
- The property will be sold strictly on **“AS IS WHERE IS” AND “AS IS WHAT IS BASIS”** and the intending bidders may make their own enquiries as regards any claims, charges, taxes, levies, dues and/or any other liabilities accrued against the properties and if any such liability is found, then the same shall be borne by the successful bidder. The present accrued liabilities on the properties are not known to the Bank.
- Qualified / conditional offer and / or without earnest money deposit offer as well as offers from Agents / Third Party will not be entertained as we have not appointed any agent to deal in the auction. The aforesaid property will not be sold below the Reserve Price.
- Borrower/Guarantors, Owner of the properties may, if they so desire, give the best possible valid offers.
- Successful purchaser shall deposit 25% of bid amount immediately on the date of auction and residual 75% within 15 days from the date of auction sale by the Authorized Officer, failing which the amount deposited by the purchaser shall be forfeited.
- The purchaser shall bear the applicable stamp duties/ additional stamp duty/ transfer charges, fee etc. and also all the statutory /non-statutory dues, taxes, rates, assessment, BMC dues, Govt & Semi-Govt. taxes, landlord dues, if any and other charges, fees etc. in respect of the auctioned property. The possession of the Mortgaged Property mentioned above is with the Bank, who will hand over peaceful possession to the successful bidder on compliance of above. All other expenses for getting the property transferred on their name and statutory dues, if any shall be borne by the successful purchaser.
- The Bank reserves its right to reject to any or all the offers without assigning any reason whatsoever.

N.B. : The Abel Estates have filed S.A. before DRT II, Mumbai for claiming outstanding amount and the same is pending.

STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002

The Borrowers / Guarantors & all other concerned parties hereinabove are hereby cautioned to close the loan account before the date of Auction, failing which the Property will be auctioned and balance if any will be recovered with interest and cost from you.

Place: Mumbai
Date : 18/09/2021

Sd/-
**AUTHORISED OFFICER,
NKGSB Co-op. Bank Ltd.**

NKGSB CO-OP. BANK LTD.

Regd. Office: 361, "Laxmi Sadan", V.P.Road, Girgaum, Mumbai 400 004
Recovery Department :Bimal Apartment, Ground Floor, H F Society Rd,Jogeshwari (E),Mumbai – 400 060.
Tel No: 2837 6816,2834 9616 Fax : 28203603

AUCTION SALE NOTICE FOR PROPERTY IN SYMBOLIC POSSESSION

Whereas the undersigned being the Authorized Officer of NKGSB Co-op Bank Ltd, under SARFAESI Act, 2002 and in exercise of Powers conferred under Section 13(4) r/w Rule 6(2)/8(6) of the Security Enforcement Rules, 2002 invites sealed Bid for the sale of under mentioned assets / properties in SYMBOLIC POSSESSION with the bank on "AS IS WHERE IS BASIS" & "AS IS WHAT IS BASIS".

- Offers in sealed cover are invited by the undersigned for conditions mentioned hereunder latest by 01/11/2021 before 4.00p.m. Please mention address of property to be purchased on the envelope. Auction will be conducted on 02/11/2021 at 11.00 a.m.

NAMES OF BORROWERS / GUARANTORS	DESCRIPTION OF MORTGAGED PROPERTY (IN SYMBOLIC POSSESSION)	TOTAL O/S AS ON 31.08.2021 with further contractual rate of interest	RESERVE PRICE	EMD	Encumbrances	DATE & TIME OF INSPECTION
		AMOUNT IN LACS				
1. M/s.Verandra Engineering Entrepreneurs 2. Mr. Verandra Raj Bakshi. 3. Mr. Ravi Verandra Bakshi.	Industrial Unit bearing No 19-Area admg 875 sq ft, Ground floor, A Block of Ghatkopar Industrial Estate situate at Agra Road Industrial Premises CHS Ltd., Agra Road, L.B.S Marg, Ghatkopar West, Mumbai – 400 086 owned by Mr. Verandra Pal Bakshi	256.89	180.25	18.00	Dues of the Agra Road Industrial Premises Co-op. Soc. Ltd. as per knowledge of the Bank, there are no other known encumbrances	On Demand Between 10.00 am to 05:00 pm from Monday to Friday

Terms & Conditions:-

1. Bid / Offer Form will be available from 27/09/2021 to 30/10/2021 upto 4.00 p.m. at above mentioned address at Recovery Dept. on payment of non-refundable bid fee of Rs.5,000/- for each property in the form of DD /Pay Order drawn in favour of "NKGSB CO-OP BANK LTD"
2. Auction will be conducted by the Authorized Officer at NKGSB Co-op. Bank Ltd, Bimal Apt. Ground Floor, H F Society Rd, Jogeshwari (E), Mumbai – 400 060 on 02/11/2021 at 11:00 a.m.
3. Offer in sealed envelope should be submitted to the Authorized Officer along with Demand Draft / Pay Order for Earnest Money Deposit in favour of "NKGSB CO-OP BANK LTD" Recovery Dept., Jogeshwari on or before 01/11/2021 upto 4.00 p.m. Please note no offer will be entertained after 04.00 p.m. on 01/11/2021.
4. The property will be sold strictly on "AS IS WHERE IS" AND "AS IS WHAT IS BASIS" and the intending bidders may make their own enquiries as regards any claims, charges, taxes, levies, dues and/or any other liabilities accrued against the properties and if any such liability is found, then the same shall be borne by the successful bidder. The present accrued liabilities on the properties are not known to the Bank.
5. Qualified / conditional offer and / or without earnest money deposit offer as well as offers from Agents / Third Party will not be entertained as we have not appointed any agent to deal in the auction. The aforesaid properties will not be sold below the Reserve Price. The offerer will have an opportunity to increase their offers at the time of auction sale.
6. Borrower/Guarantors, Owner of the properties may, if they so desire, give the best possible valid offers.
7. Successful purchaser shall deposit 25% of bid amount immediately on the date of auction and residual 75% within 15 days from the date of intimation of confirmation of sale by the Authorized Officer, failing which the amount deposited by the purchaser shall be forfeited.
8. The purchaser shall bear the applicable stamp duties/ additional stamp duty/ transfer charges, fee etc. and also all the statutory /non-statutory dues, taxes, rates, assessment, Govt & Semi-Govt. taxes, TDS and other charges, fees etc. in respect of the auctioned property. The possession of the Mortgaged Property mentioned above is with the Bank, who will hand over peaceful possession to the successful bidder on compliance of above. All other expenses for getting the properties transferred on their name and statutory dues, if any shall be borne by the successful purchaser.
9. The Bank reserves its right to reject to any or all the offers without assigning any reason whatsoever.

In case of further queries of the sale, you may contact Authorised officers Mr. Rajesh Kamat on Mobile No. 98690 18241 & /Mr.Nitin Dhende on 9819192192

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002

The Borrowers / Guarantors & all other concerned parties hereinabove are hereby cautioned to close the loan account before the date of Auction, failing which the Property will be auctioned and balance if any will be recovered with interest and cost from you.

Place: Mumbai.

Date : 23/09/2021

Sd/-

AUTHORISED OFFICER,
NKGSB Co-op. Bank Ltd.