

E-Auction Sale Notice of 15 days 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 8 and 9 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 properties mortgaged/charged to the Secured Creditor i.e. **Union Bank of India** has been taken **Symbolic/Physical Possession** into Bank's by the Authorised Officer of Union Bank of India. Secured Creditor and will be sold on "As is where is", "As is what is", & "Whatever there is" on 27.03.2026 for recovery of dues mentioned hereunder to the Union Bank of India from the below mentioned borrower (s) & Guarantor(s). The details of Properties, Reserve Price and Earnest money deposit are as follows mentioned hereunder:-

Branch	Name of Borrower, Co-Applicant & Guarantor	Description of immovable secured assets to be sold:	Reserve Price EMD Possession Type	Amount Due
Govind Nagar Branch, Dist. Nashik	Borrowers:- i) Mr. Mahesh Krishna Dhangar ii) Mrs. Jayshri Krishna Dhangar iii) Mrs. Naina Mahesh Dhangar	All that piece and parcel of land S. No. 31/3A/1, Plot No. 18, Scheme No. II with Plot area of 42.00 sq. mtrs. and construction there on with carpet area 19.72 sq. mtrs., located in Ashwamegh Nagar, Panchwati, Peth Road, Mauze Makhmalabad, Tal. & Dist. Nashik within the limits of Nashik Municipal Corporation. Bounded as follows: East: 03 Mtr Wide Pathway, West: Plot No. 19, South: Plot No. 51, North: Plot No. 17	Reserve Price Rs. 12,00,000/- EMD Rs. 1,20,000/- Symbolic	Rs. 18,67,055.12 as on 28.02.2026 with further interest, cost and expenses.
Govind Nagar Branch, Dist. Nashik	Borrowers:- i) Ms. Laxmi Bhaskar Pradhan ii) Mr. Bhaskar Ramchandra Pradhan	All the piece and parcel of the property including constructed structure thereon, Flat No. GC 2 on ground floor, J B tower, Plot No. 31 + 15, Gat No. 905/3/2, off Sinnar-Shirdi Highway, Musalgaon Shivar, Tal. Sinnar, Dist. Nashik, Maharashtra-422103, admeasuring 61.33 Sq.Mtr, i.e. 660.00 Sq. Ft built up area and garden space area adm. 350 Sq.ft; same bounded as: East: Flat No. GC-1, West: Plot No. 15 Part, South: Flat No. GC-3, North: Flat No. GB-2	Reserve Price Rs. 15,40,000/- EMD Rs. 1,54,000/- Symbolic	Rs. 14,31,752.89 as on 28.02.2026 with further interest, cost and expenses.
Pimpalgaon Baswant Branch Dist. Nashik	Borrower/s:- (a) M/s Gurudatta Cashew Prop. Mr. Abhishek Suresh Ghatvilkar (b) Mr. Abhishek Suresh Ghatvilkar Guarantor:- (a) Mrs. Surekha Suresh Ghatvilkar	All that piece and parcel of Flat No.301 Carpet Area adm. 30.94 Sq.Mtrs. on 3 rd floor, in the building known as Tulsi Kalash A-H Co-op Hsg Society Ltd, Building no.1A Wing-E, situated at Mouze -Mamdapur, Neral, Taluka-Karjat, District-Raigad, and the same is bounded as follows: Boundaries of Flat No.301 - Towards East: Open Space, Towards West: Flat No. 302, Towards South: Open Space, Towards North: Passage	Reserve Price Rs. 11,45,000/- EMD Rs. 1,14,500/- Symbolic	Rs. 18,54,042.09 as on 28.02.2026 with further interest, cost and expenses.
Pimpalgaon Baswant Branch Dist. Nashik	Borrowers:- Mr. Jakir Bashir Tamboli	Part A: (Details of the Plot on which building consists flat of the Mortgagor/s is constructed): All that piece and parcel of the property bearing C.T.S. No.716+717+718 Part Area 578.25 Sq.Mtrs situated at Village Ozhar Mig Tal-Niphad, Dist-Nashik bounded as Layout map. Part B: (Details of the Flat owned by the Mortgagor/s): On the above referred property bearing Flat no.21 G.M.No.1188/B/1189/7683/21 area Carpet adm.57.37 Sq.Mtrs i.e. 617.36 Sq. ft. built up adm 74.58 Sq.mtrs i.e. 802.56 Sq.ft Third Floor from "AL-Sana Complex-3" situated at Village Ozar Mig, Tal. Niphad Dist. Nashik within the limits of Pimpalgaon (B) Grampanchayat Bounded as follows:- East: Marginal space & Adj CTS No. 721C & Subway, West: Flat No. 20, South: Common Passage & Jina & Flat No. 22 North: Marginal Space & Adj CTS No. 718 part Together with amenities listed and written hereunder Agreement of sale together with all rights of easement and common facilities appurtenant thereto.	Reserve Price Rs. 13,00,000/- EMD Rs. 1,30,000/- Symbolic	Rs. 14,89,057.94 as on 28.02.2026 with further interest, cost and expenses.
Ambad Branch Dist. Nashik	Borrower:- Mrs Jayshree Narayan Gaikwad Guarantors:- Mr Sanjay Babul Mahajan	All that piece and parcel of land known and number as Flat no 10, Third Floor, A Wing, Shree Shrinivas Apartment, ITI Colony, Shramik Nagar, Shivaji Nagar, Satpur Link Road, Nasik-7, Built up area Adm 47.86 sq.mt constructed on Plot No 170 & 171 Total Area 697.03 Sq Mt out of Survey No 194/A+TDR area Adm 218 Sq Mt+62 sq.mt. Plot No.170: East- Plot No.157, West- Colony road, South- Colony road, North- Plot No.171 Plot No.171: East- Plot No.156, West- Colony Road, South- Plot No.170, North- Plot No.172 Flat No.10: East- Open to Sky, West- Lift, Duct Flat No.11, South- B Wing, North- Staircase	Reserve Price Rs. 11,50,000/- EMD Rs. 1,15,000/- Symbolic	Rs. 15,75,718.88 as on 28.02.2026 with further interest, cost and expenses.
Panchvati Branch Dist. Nashik	Borrower:- a) Mr. Anil Rambhau Kusalkar b) Mrs. Shantabai Anil Kusalkar	All that piece and parcel of Flat No.10 area admeasuring 616.46 Sq.fts i.e. 57.29 Sq.Mtrs. on 3 rd floor of the building known as "Sai Vandan Apartment" constructed on Plot no.17 area adm 362.90 Sq.Mtrs., out of Survey No.32/11+12/2 + T.D.R. area adm 145.00 Sq.Mtrs., situated at Makhmalabad, Taluka & Dist. Nashik, within the limits of Nashik Municipal Corporation and bounded as under: Boundaries of Plot No.17- East: 7.50 Mtr. Colony road, West: Plot no.16, South: Adj Survey, North: 7.50 Mtr Colony Road Boundaries of Flat No.10- East: Flat No.13 & Staircase, West: Open Space, South: Flat No.11, North: Open Space	Reserve Price Rs. 15,35,000/- EMD Rs. 1,53,500/- Symbolic	Rs. 10,28,715.36 as on 28.02.2026 with further interest, cost and expenses.
Panchvati Branch Dist. Nashik	Borrower:- a) Mr. Anil Rambhau Kusalkar Guarantor:- a) Mr. Girish Vasantrao Kangne	All that piece and parcel of immovable property bearing Survey No. 32/11+12/2 bearing Plot No.28 admeasuring 202.68 Sq.Mtrs. together with constructed Bungalow situated at village Makhmalabad, Tal & Dist. Nashik and bounded as under: East: Colony Road, West: Open space, South: Colony Road, North: Plot No.27	Reserve Price Rs. 63,80,000/- EMD Rs. 6,38,000/- Symbolic	Rs. 67,38,477.64 as on 28.02.2026 with further interest, cost and expenses.
Panchvati Branch Dist. Nashik	Borrower:- i) M/s. S & S Constructions Prop. Mr. Anil Rambhau Kusalkar & Guarantor:- i) Mr. Girish Vasantrao Kangne	All that piece and parcel of the property bearing Survey No.210/A+B bearing Plot No.2 to 22/27+28+29 area admeasuring 520.09 Sq.Mtrs. situated at Mauje Mhasrul, Tal & Dist. Nashik within the limits of Nashik Municipal Corporation, Nashik. bounded as follows: East: 7.50 Mtr. Colony Road, West: Survey No.209, South: 7.50 Mtr Colony Road, North: Plot no.26 On the above referred property constructed thereon building known as "Sun View Apartment" on Ground Floor, Flat No.01 having built up area of 1045.00 Sq.Fts i.e. 97.11 Sq.Mtrs i.e Carpet area of 74.70 Sq.Mtrs + Garden Area of 16.26 Sq.Mtrs. On Ground Floor situated at Mauje Mhasrul, Tal & Dist. Nashik, within the limits of Nashik Municipal Corporation, Nashik. bounded as follows: East: Flat No. 2 & Staircase, West: Compound Wall, South: Building Parking, North: Compound Wall Together with the building constructed/being construction on the said plot and all its fencing, gate, culverts, electric connection, water connections and furniture and fixtures in the said building.	Reserve Price Rs. 31,00,000/- EMD Rs. 3,10,000/- Symbolic	Rs. 52,04,702.24 as on 28.02.2026 with further interest, cost and expenses.
Panchvati Branch Dist. Nashik	Borrowers:-	Part A: (Details of the Plot on which building consists Flat of the Mortgagor/s is constructed):	Reserve Price	Rs.

		culverts, electric connection, water connections and furniture and fixtures in the said building.		
Panchavati Branch Dist. Nashik	Borrowers- i) Mr. Vijay Ramkisan Supare ii) Mrs. Sonali Vijay Supare	Part-A: (Details of the Plot on which building consists Flat of the Mortgagor/s is constructed) All that piece and parcel of the land or ground bearing Survey No.32/11+12/2 bearing Plot no.17 area admeasuring 362.90 Sq.Mtrs. lying, being and situated at Village-Makhamalabad, Tal & Dist. Nashik, within the limits of Nashik Municipal Corporation, Nasik, within Registration and Sub-Registration District Nashik and bounded as under: East: 7.5 mtrs wide Colony Road, West: Plot No.16, South: Adj Survey No, North: 7.5 mtrs wide Colony Road Part B: (Details of the Flat owned by the Mortgagor/s) On the above referred property bearing Flat No.2, Built up area admeasuring about 655.96 Sq.ft i.e.60.96 Sq.Mtrs. (said area includes area of balcony/sit out which is shown on the building plan which is annexure herewith) situated on 1st Floor in building known as "Sai Vandan Apartment". The said premises is bounded as per building plan: East: Flat No. 5 & Staircase, West: Open space, South: Open space, North: Flat No. 3 Together with common rights in the said building, common facilities and common parking area etc. and all electrical installations, electrical connection and meter, fittings and fixtures and water meter and water connection in the said property.	Reserve Price Rs. 19,10,000/-	Rs. 13,53,631.10 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 1,91,000/-	
			Symbolic	
Panchavati Branch, Dist. Nashik	Borrowers- Mrs. Sonali Nilesh Kshatriya	All that piece and parcel of Row Bungalow No. 01 having plotted area adm. 76.13 Sq. Mtrs. (Built up area adm. 1410.00 Sq. Ft. i.e. 131.04 Sq. Mtrs. In "Nirmal Park Row Bungalow" constructed on plot No. 36 area adm. 138.75 Sq. Mtrs. Out of S. No. 49/7/A/5/B (Old S. No. 48) situated at village Sinnar -2, Taluka & Dist. Nasik within the local limits of Sinnar Nagar Palika, Sinnar, bounded as under: On or towards East: Row Bungalow No. 02, On or towards West: Plot No. 37, On or towards South: 9.00 Mtr. wide Colony Road, On or towards North: Plot no. 29	Reserve Price Rs. 38,20,000/-	Rs. 37,85,226.15 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 3,82,000/-	
			Symbolic	
Panchavati Branch, Dist. Nashik	Borrowers- a) Shree Sai Krushi Seva Kendra b) Mr. Ashutosh Bholanath Tiwari (Prop. Shree Sai Krushi Seva Kendra)	Part A: Details of Plot: All that piece and parcel of property bearing CTS No. 5869/A/4/1 area adm. 1011.825 sq.mtrs. Situated at Mauje Nashik, Tal & Dist. Nashik, within the limits of Nashik Municipal Corporation Nashik bounded as under:- East: Part of CTS No. 5869/A/4/1(p), West: Indrakund Road South: Haribhai Complex & Open space, North: Peth Road Part B: (Details of the properties owned by aforesaid Borrower/ Mortgagor)- Details of Shop On the above referred property bearing Shop no. 16 (Sixteen), area adm. 17.89 sq. mtrs. On Upper Ground Floor in the building known as "Bhagchand Complex Co-op Housing Society Ltd Nashik" situated at Nashik Tal. & Dist. Nashik within the limits of Nashik Municipal Corporation Nashik, Bounded as follows: East: Shop No. 15, West: Shop No. 17, South: Open space, North: Common Open space	Reserve Price Rs. 24,55,000/-	Rs. 28,31,801.22 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 2,45,500/-	
			Symbolic	
Panchavati Branch, Dist. Nashik	Borrowers- a) Mr. Sandip Nandlal Patil b) Mrs. Sonali Sandip Patil	All the piece and parcel of the non-agricultural land & property i.e. Bearing Flat No. 11 on Second Floor having area admeasuring 51.11 Sq. Mtrs. in the building known as "Raja Twenty First Apartment" constructed upon Sy. No. 27/1-A/2-A/1 (Old Sy. No. 27/1-A/2-A+2-B/2+2-B/1-A/1+2-B/1-A/2B+2C+2D/10) Plot No.10 area admeasuring 562.62 Sq. Mtrs. situated at Makhamalabad within the local limits of Nasik Municipal Corporation which is bounded as under: East: Plot Margin, West: Flat No. 13, South: Plot Margin, North: Flat No. 10	Reserve Price Rs. 12,90,000/-	Rs. 12,79,457.84 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 1,29,000/-	
			Symbolic	
Jail Road Branch, Dist. Nashik	Borrowers- (a) Ms. Reena Henry Sargunraj (b) Mr. Robin Henry Sargunraj	Residential Property at Flat No. 3, Area admeasuring 74.90 Sq. mtrs (built up) on 1st Floor, Yamuna Krupa Apartment, constructed on Plot No. 1, area adm. 500.88 Sq. mtrs. out of Survey No. 85/18 of the property situated at Mauze - Dasak, Tal. & Dist. Nasik-422101 Boundaries Plot No. 01- On or towards East: By Plot No. 2, On or towards West: Open Space, On or towards South: D P Road, On or towards North: S. No. 85 Hissa No.17 & 19 Boundaries - Flat No. 03: On or towards East: Open Space, On or towards West: Flat No. 04, On or towards South: Open Space, On or towards North: Staircase	Reserve Price Rs. 24,75,000/-	Rs. 29,37,716.70 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 2,47,500/-	
			Symbolic	
Jail Road Branch, Dist. Nashik	Borrowers- Mrs. Kaushalya Balasaheb Kadam Guarantor- Mr. Ishwar Chimapapa Hiranvale	Part - A: (Details of the plot on which building consists flat of the Mortgagor is constructed): All that piece and parcel of the NA bearing Sr. No. 122/1+2+3 adm total area 0.73 HA i.e. 7300 Sq. Mtr. With asst. Rs. 4.31 as per sanctioned layout out of Plot No. 19 Admeasuring 562.83 Sq. Mtr. Including F.S.I. & T.D.R. agreement with NA assessment Rs. 298.29, property situated at Mouze - Chehadu Bu. Tal & Dist. Nashik, within the limits of Nashik Municipal Corporation Nashik, bounded as: East: Plot No. 18, West: 18 Mtr. Wide D.P. Road, South: Part of Sr. No. 122/4, North: 9 Mtr Colony Road Part B: (Details of the Flat owned by the Mortgagor): All that piece and parcel of the Row house No. 01, the building known as "Niwara Chaitanya", plotted area Adm. 670.00 Sq. ft. i.e. 62.24 Sq. Mtrs and area adm. 1125 Sq. Ft. i.e. 104.50 Sq.mtr. built up area, which is more particularly described herein above and the said row house as bounded as under: East: Side margin, West: Building parking & Flat no. 01, South: Side Margin, North: 9 Mtr Colony Road	Reserve Price Rs. 23,85,000/-	Rs. 32,71,853.83 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 2,38,500/-	
			Symbolic	
Jail Road Branch Dist. Nashik	Borrowers- A) Mr. Sunil Prabhakar Chavan B) Mrs. Rohini Sunil Chavan	All that piece and parcel of the land and property constructed thereon Flat No. 01 Adm. Area 1400.00 Sq. Fts i.e. 130.11 Sq. Mtrs, Situated in the building known as "Sai Karuna Residency" at Sr. No. 844/1+2+3+4/4/1 total admeasuring 300.00 Sq. Mtrs at Nashik, Tal. and Dist. Nashik, Bounded as- S.No. 844/1+2+3+4/4/1: East- By S.No. 844/4, West- By S.No. 845, North- By S.No. 750 & Road, South- By S.No. 844 Flat No.01: East- By Open to Sky, West- By Open to Sky, North- By Open to Sky, South- By Flat No. 02	Reserve Price Rs. 36,85,500/-	Rs. 69,17,249.96 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 3,68,550/-	
			Symbolic	
Jail Road Branch Dist. Nashik	Borrower- M/s. Saptrangi Beer And Wine Shoppee (Prop: Mr. Sunil Prabhakar Chavan) Guarantor- Mr. Sunil Prabhakar Chavan	PART-A (Details of the plot): All that piece and parcel of the property bearing Survey No 25/1B/1+1B/2/1+25/1B+1B+1B/2/3 bearing Plot No. 01 area adm. 636.20 Sq.mtrs. situated at Agartakli, Taluka & Dist: Nashik within the limits of Nashik Municipal Corporation bounded as follows East: Plot No. 02, West: Property known as Shanti Park, South: By 18 Mtr Wide D.P. Road, North: Plot No. 4 & 5 PART-B (Details of the property mortgaged owned by Borrower/Guarantors): On the above referred property constructed there on building known as " Dream Heritage-C" on Second floor, Flat no 12 area adm. 104.64 Sq.Mtr built up bounded as follows, East: Flat No. 13, West: Marginal Space, South: Flat No. 11, North: Marginal space	Reserve Price Rs. 26,70,000/-	Rs. 90,48,940.37 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 2,67,000/-	
			Symbolic	
Jail Road Branch Dist. Nashik	Borrower- i) Mr. Vijay Tukaram Kale ii) Mrs. Sangita Vijay Kale & Guarantors- i) Mr. Vasant Kesharao Pande	All that piece and parcel of land and property at South side land area adm. 138.195 sq. mtrs & construction thereon having built up area adm. 41.82 sq. mtrs. out of Plot No. 27, total area adm. 376.39 sq. mtrs. At Vageshwari Co-op Housing Society Ltd. out of Sr. No. 41/1+2+42/5B+42/3/1+3/2/1/2 at Village Panchak, Tal. & Dist Nasik, bounded as follows: Boundaries of South side land out of Plot no. 27 as follows: East: Road, West: Remaining area of the plot, South: Plot No. 26 (Mr. Kulkarni), North: Property of Jagdish T Kale	Reserve Price Rs. 32,30,000/-	Rs. 8,91,131.54 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 3,23,000/-	
			Symbolic	

Jail Road Branch Dist. Nashik	Borrower/s- i) Mr. Rahul Vishwas Gandhas ii) Mr. Vishwas Mahadev Gandhas Guarantor:- i) Mr. Nilesh Vijay Kale	Property No.1: All that piece and parcel of the land and property thereon Flat No.09, Second Floor, Building in the name "Mangalam Co.-Op. housing Society Ltd.", constructed on Plot No. 08, out of S.No. 122/3+4/2/2, Total Adm. area 411.60 Sq. Mtr out of Adm. Area 59.00 Sq. Mtr at Village Devalali, Tal & Dist Nashik. Bounded as under, Plot No.08: East- Plot No. 08, West: Plot No. 09, North: Colony Road, South: S.No. 122 Flat No.09: East- Flat No. 9, West: Marginal Space, North: Flat No. 8, South: Marginal Space Property No.2: All that piece and parcel of the land and property thereon Flat No. 08, Stealth First Floor, building in the name "Sudarshan Co-Op. Housing Society Ltd.", constructed on Plot No. 24, out of S.No.122/3+4/1/26, Total Adm. area 466 Sq.Mtr. out of Adm. Area 54.83 Sq. Mtr. at Village Devalali, Tal & Dist. Nashik. Bounded as under: East: Marginal open area and Road, West: Flat No. 11, North: Staircase, South: Marginal open Space	Property 1 Reserve Price Rs. 16,20,000/- EMD Rs. 1,62,000/- Symbolic Property 2 Reserve Price Rs. 14,75,000/- EMD Rs. 1,47,500/- Symbolic	Rs. 36,09,103.42 as on 28.02.2026 with further interest, cost and expenses.
Jail Road Branch Dist. Nashik	Borrower- Mr. Bhausaheb Vishwanath Shinde	A) First Scheduled of The Said Property: All the piece and parcel of the non-agricultural land & property i.e. Land admeasuring 465.00 Sq. Mtrs. Out of Plot No. 9, bearing Gat No. 351/9 total admeasuring 485.62 Sq. Mtrs. after deducting 20.62 Sq.Mtrs. area of road widening situated at Adgaon, Tal. and Dist. Nasik within Nasik Municipal Corporation and within registration and sub registration district of Nasik bounded as follows: On or Towards East: 15.00 Mtr. Road, On or Towards West: Plot No. 10, On or Towards South: Gat No. 303, On or Towards North: Colony Road B) Second Scheduled of The Said Property: All the piece and parcel of constructed property i.e. property as mentioned in the first Schedule bearing Flat No. 101 on First Floor, Carpet area admeasuring 37.62 Sq. Mtrs. and usable area of Open Balcony 4.49 Sq. Mtrs. in Dream Residency Apartment along with 4.23% ownership rights in common area as mentioned in the Declaration of Apartment bounded as follows. On or Towards East: Side Margin then after 15.00 Mtr. Road, On or Towards West: Flat No. 102, On or Towards South: Side Margin, On or Towards North: Flat No. 104 and Passage	Reserve Price Rs. 20,30,000/- EMD Rs. 2,03,000/- Symbolic	Rs. 17,88,884.25 as on 28.02.2026 with further interest, cost and expenses.
Nasik City Branch Dist. Nashik	Borrower- Mr. Hardik Shankar Patel & Guarantors- Mr. Shankaril Prabhudas Patel Through GPA holder Mr. Hardik Shankar Patel	All that piece and parcel of land known and numbered as Flat no. 07, admeasuring 85.96 Sq. Mtrs. (Built up on Third Floor & building known as "Saidham Apartment" constructed on Survey No. 24/B-2 Plot No. 33 admeasuring - 408.92 Sq. Mtrs. Situated at village Anandwalli, Tal. & Dist. Nashik within the local limits of Nashik Municipal Corporation Nashik and the flat is bounded as under: On East by: Marginal space, On West by: Marginal space, On North by: Staircase & lift, On South by: Marginal space	Reserve Price Rs. 32,50,000/- EMD Rs. 3,25,000/- Symbolic	Rs. 27,66,120.95 as on 28.02.2026 with further interest, cost and expenses.
Nasik City Branch Dist. Nashik	Borrower- a) M/s Tulasi Bag Prop. Mr. Satish Shivajirao Deshmukh b) Mr. Satish Shivajirao Deshmukh	All the piece and parcel of the non-agricultural land & property i.e. Commercial Hall having area adm. 2977 Sq. Ft. on 1 st Floor, Mikat No. 4291/2, Gat No. 1037/A/1, Plot No. 2 and 10, total area adm. 1079.46 Sq. Mtrs. situated at Shivaji Market, Dindori, Tal. Dindori, Dist. Nasik, Maharashtra bounded as under: East- Marginal space, West- Marginal space, South- Marginal Space and Palkhed Road, North- Marginal Space and 9 Mtrs. Colony Road	Reserve Price Rs. 1,63,00,000/- EMD Rs. 16,30,000/- Symbolic	Rs. 58,58,107.79 as on 28.02.2026 with further interest, cost and expenses.
Nasik City Branch Dist. Nashik	Borrower- a) Mr. Anand Vaman Jadhav b) Mrs. Arati Anand Jadhav c) Mrs. Kusum Vaman Jadhav d) Mr. Santosh Vaman Jadhav	All the piece and parcel of the non-agricultural land & property i.e. Property No. 406/1, Plot area admeasuring 62.05 Sq. Meters and the constructed structure thereon i.e. constructed area 588.00 Sq. Ft. and 288.00 Sq. Ft. constructed on CTS No. 645, Grampanchayat Sr.No. 621 and Property No. 406/1 situated lying and being at Mauje Shinde, Tal. and Dist. Nasik within the limits of Nasik Panchayat Samiti and within the Registration and Sub Registration District Nasik and same is bounded as under: On or Towards East: Open Space, On or Towards West: Road, On or Towards South: CTS No. 644, On or Towards North: CTS No. 646	Reserve Price Rs. 42,50,000/- EMD Rs. 4,25,000/- Symbolic	Rs. 61,17,021.96 as on 28.02.2026 with further interest, cost and expenses.
Mumbai Naka Branch Dist. Nashik	Borrower- i) Mr. Owais Aziz Siddiquee	All that piece and parcel of property at Row House No.07 (Ground floor) built up area 40.00 sq. Mtrs and Row House No.7A First floor, built up area 44.00 Sq.Mtrs (Plotted area adm 61.00 Sq. Mtrs + Garden area adm 21.00 Sq. Mtrs. In the building known as "Anmol Park Row Houses" Apartment, C-Type constructed on Plot No.66 area 2977.36 Sq.Mtrs., out of Sr. No. 46/2 of the property situated at Mouje Dasak, Tal & Dist. Nashik and Bounded as follows: East: Survey No. 45/2, West: 12.00 Mtr. Wide DP Road, North: Plot No. 61 & 65, South: Excess area	Reserve Price Rs. 21,65,000/- EMD Rs. 2,16,500/- Symbolic	Rs. 35,75,569.90 as on 28.02.2026 with further interest, cost and expenses.
Malegaon Branch Dist. Nashik	Borrower- (a) Mrs. Mansi Ketan Rajdhar Guarantors:- (a) Mr. Sharad Nimbaji Nikam (b) Mr. Sachin Ramdas Wagh (c) Mrs. Deepali Sachin Wagh	Property Owner: Mr. Sharad Nimbaji Nikam (Guarantor) Plot No./S.No. & Area: House Constructed on Area adm.111.618 Sq. Mtrs. out of N.A. Residential Plot No.133 of S.No.202/2 towards North, Location: Situated at Bhaygaon, within the limits of Malegaon Municipal Corporation, Malegaon, Tal. Malegaon, Dist. Nashik. Boundaries Of Property: Towards East: Road, Towards West: Plot No.145, Towards South: Out of Plot No.133, Towards North: Plot No.134	Reserve Price Rs. 21,90,000/- EMD Rs. 2,19,000/- Symbolic	Rs. 23,19,600.11 as on 28.02.2026 with further interest, cost and expenses.
Malegaon Branch Dist. Nashik	Borrower- Mrs Vaishali Anil Wankhede Guarantors- (a) Mr Suresh Shankar Wankhede (b) Mrs Sakhubai Suresh Wankhede (c) Mr Gautam Suresh Wankhede (d) Mr Sanjay Suresh Wankhede (e) Mr Ravindra Suresh Wankhede (f) Mr Anil Suresh Wankhede	All those piece and parcel of house constructed on CTS plot no 40, area adm 150.00 Sq.mtrs , out of final plot no 4 situated at Sangmeshwar within the limits of Malegaon Municipal Corporation, Malegaon, Tal. Malegaon, Dist.Nasik. Boundaries as under:- Towards East: Plot no 39, Towards West: Plot no 41, Towards South: Plot no 47, Towards North: Road	Reserve Price Rs. 29,70,000/- EMD Rs. 2,97,000/- Symbolic	Rs. 11,31,895.70 as on 28.02.2026 with further interest, cost and expenses.
Ambevani Branch Dist. Nashik	Borrower- Mr. Vaibhav Ramrao Gaikwad Guarantor- Smt. Sunanda Ramrao Gaikwad	All that piece and parcel of constructed Bungalow property situated at NA Plot no. 10, Gat no. 917, admg. Area 189.00 sq. mtrs. At the rate Rs. 3 paise 78, Near Bairagi Bungalow, Bhavani Nagar, ITI Umrane Road, At Post Dindori, Dist. Nasik owned by Mrs Sunanda Ramrao Gaikwad and bounded as under:- On or Towards East By: Plot no. 9 in Gat no. 917, On or Towards West By: Agri. land of Mr Jadhav, On or Towards South By: Colony Road, On or Towards North By: Open space Together with common rights in the said building, common facilities and common parking area etc, and all electrical installations, electrical connection and meter, fittings and fixtures and water meter and water connection in the said property.	Reserve Price Rs. 29,00,000/- EMD Rs. 2,90,000/- Symbolic	Rs. 16,18,225.22 as on 28.02.2026 with further interest, cost and expenses.
Kundewadi	Borrower-	S.No. 256/1/4 (Old S.No. 260) Bearing Plot No. 1, Area 425.25 Sq.mtrs. and Plot No 18,	Reserve Price	Rs.

Kundewadi Branch Dist. Nashik	Borrower- Mr Balasaheb Krushna Katare Guarantor- Mr Bhagwan Vishnu Gugale	S.No. 256/1/4 (Old S.No. 260) Bearing Plot No. 1, Area 425.25 Sq.mtrs. and Plot No 18, Area 246.00 Sq.Mtrs., Shree Hanuman Co-op Housing Society Ltd., Sinner out which Row house No. 04, Ground Floor+First Floor Area 41.17 Sq. mtrs. Build up area and construction thereon. Tal. Sinner Dist. Nasik. Bounded : On the North by : Row House No. 3, On the South by : Side Margin and Adj. Row House No. 5, On the East by : Side Margin and Adj. 12 Mtrs Colony Road, On the West by : Side Margin And Open Space.	Reserve Price Rs. 6,30,000/-	Rs. 11,23,422.53 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 63,000/-	
			Symbolic	
Vaitarna Nagar (Ghoti) Branch, Dist. Nashik	Borrower- M/s New Sadichha Mutton Shop Prop. Mr. Raju Laxman Jadhav	All that piece and parcel of immovable property being an area measuring 0H01R along with construction thereon having Grampanchayat House No. 2683 measuring 30 feet by 25 feet i.e. 69.70 Sq. Mtrs. from and out of Survey No. 257/3 area measuring 0H23.20R + non-cultivable area measuring 0H01.40 total aggregating to 0H24.60R situated at village Ghoti Budruk, Tal. Igatpuri, Dist. Nashik within the limits of Grampalika Ghoti Budruk and the boundaries are as under: East: 10 Feet Road, West: Govind Ramchandra Chavan's property out of Survey No. 275/3, South: Vijay Nahire's property out of Survey No. 257/3, North: Meghraj Surana's property out of Survey No. 257/3	Reserve Price Rs. 16,20,000/-	Rs. 14,78,863.99 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 1,62,000/-	
			Symbolic	
Dindori Branch, Dist. Nashik	Borrower- i) Mr. Ravindra Satish Patil ii) Mrs. Manisha Ravindra Patil	All the piece and parcel of Flat No.18, 3rd Floor, having built up area 54.36 Sq. Mtr in building known as Shri Sankul Apartment, constructed on Plot no. 05 & 10, situated on City Survey No. 33+1150, At Mouje Dindori Shivar, Tal-Dindori & District Nashik, within the limits of Dindori Nagarpalika and bounded as follows For Flat- East: Flat No.17, West: Flat No.19, South: Colony Road, North: Flat no. 9 For Land- East: 6 Mtr Colony Road, West: Old Kalwan Road, South: 6 Mtr Colony Road, North: Plot No. 4 & 9	Reserve Price Rs. 12,80,000/-	Rs. 14,01,679.65 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 1,28,000/-	
			Symbolic	
Manmad Branch Dist. Nashik	Borrower- a) Mrs. Neha Satish Gondale b) Mr. Satish Kishor Gondale	All that piece and parcel of Residential House property being duplex Row House Unit No. 01, admeasuring its built-up area of 67.34 Sq. mtr. constructed over Plot No. 30 part, admeasuring its land area of 64.85 sq.mtr. out of total land area of plot i.e. 150 sq. mtr. at Survey no. 13/2A/1/13/2A/2 situated at Angangaon, Mhasoba Nagar, Behind Maoli Lawns, Off Vinchur Nasik Road, Yeola within the limit of Yeola Municipal Council Yeola, Tal. Yeola, Dist. Nashik, Maharashtra - 423401, bounded as follows: East- 9 Mtr. Colony Road, West- Plot No. 35, South- Row House No. 2, North- Plot No. 29	Reserve Price Rs. 25,60,000/-	Rs. 26,75,077.76 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 2,56,000/-	
			Symbolic	
Dondaicha Branch Dist. Dhule	Borrower- (A) M/s Akash Mobile and Electronics Ms. Minakshi Ravindra Kapadnekar (Proprietor) (B) Ms. Minakshi Ravindra Kapadnekar Guarantor- (A) Mr. Pataram Jagaram Choudhary	Property No. 1: All that piece and parcel of the land and property constructed thereon - Residential property at Dondaicha, S. No. 107/1C/1/1C/2, Plot no. 35, admg. Area 165 sq.mts. Bounded as: Boundaries as East: Colony Road, West: Plot no. 44, South: Plot no. 36, North: Colony Road Property No. 2: All that piece and parcel of the land and property constructed thereon - Residential property at Dondaicha, CTS No. 1978, Satta Prakar A, Adm. 26.00 sq. mtrs. Bounded as: Boundaries as- East: CTS No. 1997, West: Road, South: CTS No. 1980, North: CTS No. 1977 Property No. 3: All that piece and parcel of the land and property constructed thereon - Residential property at Dondaicha, CTS No. 1979, Satta Prakar A, Admg. 22.3 sq. mtrs., Bounded as: Boundaries as East: CTS No. 1997, West: Road, South: CTS No. 1980, North: CTS No. 1977	Property-1 Reserve Price Rs. 53,75,000/-	Rs. 34,75,119.40 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 5,37,500/-	
			Symbolic	
			Property-2 & 3 (Jointly) Reserve Price Rs. 8,15,000/-	
			EMD Rs. 81,500/-	
			Symbolic	
Dondaicha Branch Dist. Dhule	Borrower- (a) Mr. Ravindra Ananda Patil (b) Mr. Ananda Namdeo Patil Guarantor- Mr. Premsingh Rupsingh Girase	All that piece and parcel of the land and property constructed thereon, Property 1: Grampanchayat House No. 550, Situated At Degaon, Post Shewade, Tal. Sindkheda, Dist Dhule. Area 15x30= 450 Sq.ft. Boundaries as: East- Road, West- Galli Road, North- House No. 513/2, South- Road Property 2: Grampanchayat House No. 513/2, Situated At Degaon, Post Shewade, Tal. Sindkheda, Dist Dhule. Area 7.5x30= 225 Sq.ft. Boundaries as: East- Road, West- Galli Road, North- House No. 513/1, South- House No. 550	Reserve Price Rs. 14,85,000/-	Rs. 8,97,071/- as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 1,48,500/-	
			Symbolic	
Jalgaon Main Branch Dist. Jalgaon	Borrower- a) Mr. Amol Chudaman Patil b) Mrs. Sushma Amol Patil Guarantor- Mr. Komal Bhavsing Patil	All that piece and parcel of land and building i.e. Block No. 04 Adm. 83.56 Sq. Mtr. Towards western side portion out of Plot No. 11 Adm. 282.75 Sq. Mtr. at Gat No. 118/2, Mouje Nimkhedi Kh. Shivar within the limit of Jalgaon City Municipal Corporation, Jalgaon, bounded as under: On or Towards East: Block No. 03, On or Towards West: Plot No. 21, On or Towards South: Road, On or Towards North: Plot No. 14	Reserve Price Rs. 20,00,000/-	Rs. 8,34,708.17 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 2,00,000/-	
			Symbolic	
Jalgaon Main Branch Dist. Jalgaon	Borrower- M/s Brahma Construction (Prop- Shri Swapnil Vilas Alande) Guarantors- Mr. Tejas Ravindra More, Mr. Dnyaneshwar Shantaram Alande	All the piece and Parcel of Gat No. 44, Plot No.11 S, TS No. 7857, Sant Dnyaneshwar Colony, Near Bajrang Pool at Railway lane, plot area 158.86 sq. mtr ground floor 82.592 sq. mtr and first floor 75.401 sq.mtr.	Reserve Price Rs. 40,50,000/-	Rs. 99,09,130.06 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 4,05,000/-	
			Physical	
Bhusawal Branch Dist. Jalgaon	Borrower- M/s Veeraj Construction Partner : a) Shri Sanjay Manakchand Kotecha b) Smt. Vandana S Kotecha Guarantor- a) Shri Anil V Kotecha b) Smt. Shilpa Anil Kotecha c) Smt. Shilpa Dilip Mehta	Property No. 1: S No. 744/A/2/1 + 2/1 of Flat No. 5, 3rd Floor, Building-C, Near Trambak Road, Anmol Nayanara Estate, Near Sarda City Mall, Sambhaji Chowk, Dantewadi Road, Tal. and Dist. Nasik with built up area of 206.59 Sq.Mtr. Flat bounded as under: East: Flat No. C-6, West: Open Space, North: Open Space, South: Open Space Property No. 2: Open Plot No. 03 to Plot No.20 of Gat No. 121/1 + 121/2 of Nilgavhan Shivar, Nampur, Malegaon Dist. Nasik.	Property 1 Reserve Price Rs. 1,08,00,000/-	Rs. 11,67,71,550.98 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 10,80,000/-	
			Symbolic	
			Property 2 Reserve Price Rs. 65,00,000/-	
			EMD Rs. 6,50,000/-	
			Symbolic	
Bhusawal Branch Dist. Jalgaon	Borrower- Mr Dipratna D. Tayade Mrs Ashwini Dipratna Tayade	All that piece and parcel of S. No. 130/1+2, Plot No. 12 Padmavati Nagar, area adm. 197.05 sq.mtr. Gram Panchayat Kandani, Varangaon Road, Bhusawal 425201, Taluka Bhusawal, Dist. Jalgaon, bounded as under: On or towards East: Plot No. 15, On or towards West: 6.00 mtr wide road, On or towards South: Plot No. 13, On or towards North: Plot No. 11	Reserve Price Rs. 43,90,000/-	Rs. 20,52,043.85 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 4,39,000/-	
			Symbolic	
Bhusawal Branch Dist. Jalgaon	Borrower- Mr. Atul Yashwant Badgujar Guarantor- Mr. Manoj Namdeo Sapkale	All the piece and parcel of the non-agricultural land & property i.e. T.P Skim No.2, Flat No.116A+166B, Sr. No. 124A/1, Plot No. 12+13, Area 935.73 Sq. Mtr. Pukhraj Plaza, Second Floor, Block No. 17, admeasuring super built up area 52.95 Sq. Mtr. (570.00 Sq. Ft) Block and Plot N.P. House No. 10/1996/17 and electric Meter situated at Bhusawal, within Municipal limits of Bhusawal and the same is bounded as under: East: Open Passage and Jina, West: Open to Sky, North: Flat No. 5, South: Flat No. 16	Reserve Price Rs. 13,60,000/-	Rs. 2,40,737.96 as on 28.02.2026 with further interest, cost and expenses.
			EMD Rs. 1,36,000/-	
			Symbolic	

Shahada Branch Dist. Nandurbar	The Borrower/s: i) Mr. Dipak Sitaram Mali ii) Mr. Sitaram Gangaram Mali	All that piece and parcel of Plot No.24 area Adm.75.00 Sq. Mtrs out of S. No. 145 situated at Lonkheda, Tal. Shahada Dist. Nandurbar and is bounded as under: Towards East: Plot No.23, Towards West: Plot No.25, Towards South: 6 Mtrs Colony Road, Towards North: Plot	Reserve Price Rs. 8,20,000/- EMD Rs. 82,000/- Symbolic	Rs. 4,28,078.75 as on 28.02.2026 with further interest, cost and expenses.
Nandurbar Branch Dist. Nandurbar	Borrower- 1. Mrs. Manisha Hiranman Bedse 2. Mr. Subhash Magan Pimpale Guarantor- 1. Mrs. Surekha Laxman Patil	All the piece and Parcel of residential house at plot no 39A, S No 43/1/B, Ishwarkrupa nagar, Dudhale, Nandurbar, total area 105 sq Mtr, Bounded- North- Plot no 34 B, South- 9 meter Road, East- Plot no 39 B, West- Plot no 38 B	Reserve Price Rs. 24,40,000/- EMD Rs. 2,44,000/- Symbolic	Rs. 41,55,253.74 as on 28.02.2026 with further interest, cost and expenses.
Nandurbar Branch Dist. Nandurbar	Borrower- 1. Mr. Kalidas Devidas Patil 2. Mrs. Sunanda Kalidas Patil Guarantor- Mr. Chotulal Bhidas Patil	All the piece and parcel of Gram Panchayat property no 18, area adm. 72.93 Sq.mtr. at Nalve, Taluka and District Nandurbar, Maharashtra On the North : Fule High School, On the South : Road, On the East : Plot no 8, On the West : Plot no 10	Reserve Price Rs. 6,65,000/- EMD Rs. 66,500/- Symbolic	Rs. 12,31,643.98 as on 28.02.2026 with further interest, cost and expenses.
Nandurbar Branch Dist. Nandurbar	Borrower- i) Mrs. Kavita Shashikant Patel ii) Mr. Shashikant Dagdu Patel	Residential House at plot no.67 B survey no. 474/1+474/2, total area 120.00 Sq.Mtr at Bijasani Colony, Post Prakasha Taluka Shahada Distt. Nandurbar, Maharashtra-425422 in name of Mrs. Kavita Shashikant Patel. The Area is surrounded by the Boundaries: On East by: Plot No.67A, On West by: Plot No.68A, On North by: 9 Mtr Road, On South by: Gat No. 475/1. Residential House at plot no. 68 A survey no. 474/1+474/2, total area 120.00 Sq.Mtr at Bijasani Colony, Post Prakasha Taluka Shahada Dist. Nandurbar, Maharashtra-425422 in name of Mr. Shashikant Dagdu Patel. The Area is surrounded by the Boundaries: On East by: Plot No.67B, On West by: Plot No.68B, On North by: 9 Mtr Road, On south by: Gat No. 475/1	Reserve Price Rs. 27,18,000/- EMD Rs. 2,71,800/- Symbolic	Rs. 54,40,476.39 as on 28.02.2026 with further interest, cost and expenses.
Nandurbar Branch Dist. Nandurbar	Borrower- i) Mrs. Dhaneshwari Ashok Ahire ii) Mr. Ashok Vyankat Ahire Guarantor- Mr. Sham Tumadu Marathe	Property 1: Residential Plot No. 1,2A,2B,3A,3B,4A,4B,5A,5B,6A,6B,7A,7B,8A,8B; S. No. 14/2. Total Area Adm. 1771.56 sq. Mtrs. situated at Patonda Sai Shirdi Dham (Shiv Amrut Nagar), Tal. & Dist. Nandurbar, Maharashtra Property 2: House at Plot No. 30, area adm. 155.75 sq. Mtrs. situated at Shriji Park, Jagtapwadi, Nandurbar, Tal. & Dist. Nandurbar, Maharashtra	Property 1 Reserve Price Rs. 44,50,000/- EMD Rs. 4,45,000/- Symbolic Property 2 Reserve Price Rs. 55,00,000/- EMD Rs. 5,50,000/- Symbolic	Rs. 10,72,740.99 as on 28.02.2026 with further interest, cost and expenses.

Nandurbar Branch Dist. Nandurbar	Borrower- i) Mr. Sham Tumadu Marathe ii) Mrs. Swati Sham Marathe Guarantor- i) Mrs. Kamalabai Tumadu Marathe ii) Mr. Dilip Ragho Badgujar	Residential House at Plot No. 19, admeasuring 159.25 Sq. Mtr. and Plot No. 20A admeasuring 112.00 Sq. Mtr. at Survey No. 112/2 at Shreeji Park, Dubkeshwar Nagar, Hol Tarfe Haveli, Taluka and Dist. Nandurbar, Maharashtra in the name of Mrs. Kamalabai Tumadu Marathe, bounded as follows: Plot No. 19- East: Plot No. 30, West: Colony Road, North: Road, South: Plot No. 20A Plot No. 20A- East: Plot No. 29B, West: Colony Road, North: Plot No. 19, South: Plot No. 20B	Reserve Price Rs. 52,20,000/- EMD Rs. 5,22,000/- Symbolic	Rs. 1,62,122.46 as on 28.02.2026 with further interest, cost and expenses.
	Borrower- Mr. Vikas Ratan Valvi Guarantor- Mrs. Surekha Laxman Patil	All that piece and parcel of NA property at Dudhale, Tal. & Dist. Nandurbar as stated below which comes under jurisdiction of Nandurbar Sub Registrar office at Plot No. 4/B of area 123.75 Sq Mtr. thereon built up area on GF+FF i.e. total 172.94 Sq. Mtr. at NA S. No. 59/2/1 Paikie situated at Saraswati Nagar, Dudhale, Tal. & Dist. Nandurbar bounded as under: East: By Road, West: By Survey No. 59 Paikie, South: By Plot No. 5A, North: By Plot No. 4A	Reserve Price Rs. 34,10,000/- EMD Rs. 3,41,000/- Symbolic	Rs. 39,80,398.30 as on 28.02.2026 with further interest, cost and expenses.
	Borrower- Mr. Dnyaneshwar Tukaram Chaudhari Guarantor- Mr. Devidas Laxman Talele	All the piece and parcel of residential land and building bearing on Gat No. 1013+1716, Plot No. 33, Adm. 72.94 Sq. Mtr. situated at Shrikrishna Nagar, Faizpur, Tal. Yawal, Dist. Jalgaon, bounded as follows: East: Road, West: Gat No. 1016, South: Plot No. 32, North: Remaining Part of G No. 33	Reserve Price Rs. 12,60,000/- EMD Rs. 1,26,000/- Symbolic	Rs. 4,70,271.19 as on 28.02.2026 with further interest, cost and expenses.
Faizpur Branch Dist. Jalgaon	Borrower- Mr. Sajid Ahmad Abdul Kadar Kasab Guarantor- Mr. Amar Jethanand Lalwani	All that piece and parcel of land at Plot No. 19, Gat No. 627, situated at Millat Nagar, Khiroda Road, Faizpur, Tal. Yawal, Dist. Jalgaon, Maharashtra- 425503 admeasuring carpet area / Built up area of 92.62 sq. mtr. bounded as follows: East: Remaining part of Plot No. 19, West: Plot No. 18, South: Road, North: Plot No. 22	Reserve Price Rs. 16,70,000/- EMD Rs. 1,67,000/- Symbolic	Rs. 11,59,893.98 as on 28.02.2026 with further interest, cost and expenses.

Date & Time of Auction : 27.03.2026, Friday from 12.00 Noon to 05.00 pm
(with 10 min unlimited auto extensions)

- **Last date & time for submission of EMD:** EMD shall be deposited and Linked/Map the EMD amount with the Property ID before End Time of Auction as per clause 7 below. It is advisable to deposit and Link / Map the EMD amount with the property ID well in advance to avoid any technical glitch.
- **For Registration and Login and Bidding Rules visit** <https://baanknet.com>
- **List of Encumbrances:** Not known to the bank
- **For detailed terms and conditions of the sale,** please refer to the link provided in <https://www.unionbankofindia.bank.in/auction-property/viewauction-property.aspx>