

**“APPENDIX- IV-A” [SEE PROVISIO TO RULE 8 (6)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES
 PUBLIC NOTICE FOR E-AUCTION FOR SALE OF MOVABLE & IMMOVABLE PROPERTIES
 LAST DATE & TIME OF SUBMISSION OF EMD (Earnest Money) AND DOCUMENTS 11.03.2019 UPTO 5.00P.M.**

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 Creditor, the constructive/physical (whichever is applicable) possession of which has been taken by the Authorised Officer of ORIENTAL BANK OF COMMERCE (Secured Creditor), will be sold on “As is where is”, “As is what is”, and “Whatever there is” on 12.03.2019, for recovery of amount due (mentioned against each property) to the ORIENTAL BANK OF COMMERCE (Secured Creditor) from Borrowers (mentioned against each property) and Guarantor (s) (mentioned against each property). The reserve price and the earnest money to be deposited is mentioned against each property and short description of the immovable property with known encumbrances, if any is also mentioned against each property. The sale will be done by the undersigned through e-auction platform provided at the website: <https://www.bankeauctionwizard.com>

DESCRIPTION OF MOVEABLE / IMMOVABLE PROPERTY

Name of Borrower / Guarantor	Demand Notice Date / Possession Notice Date Outstanding Amount (Secured debt)	EMD REMITTANCE ACCOUNT DETAILS	Reserve Price	Date/Time of e-Auction
			EMD Bid Increase Amount	
(1) M/s Kaadambary Ricetech Pvt. Ltd. (Borrower) Village – Tildadih, Kharora Dist – Raipur, Pin - 493225, Also At: 101, Block – 10, Ashoka Ratan Flat No.10, VIP Estate, Raipur (CG) (2) Mrs. Malati Kannaujia (Guarantor) W/o Mr. Suresh Kannaujia, R/o: House No.109, , Bhagat Singh Ward, Village – Math, Kharora, Dist – Raipur, Pin- 493225, (3) Mr. Bhaiyya Lal Kannaujia (Guarantor) S/o Mr. Ram Prasad Kannaujia, R/o: House No.117, Bhagat Singh Ward, Village – Math, Kharora, Dist – Raipur, Pin - 493225, (4) Mr. Shiv Shankar Agrawal (Director), (5) Mr. Shesh Narayan Agrawal (Director), Both At: House No.118, Bhagat Singh Ward, Village- Math, Kharora, Dist- Raipur, Pin-493225, Branch, Tatyapara, Raipur.	01.06.2017 / 30.10.2017 ₹ 15,10,98,925.58 (Rupees Fifteen Crore Ten Lakh Ninety Eight Thousand Nine Hundred Twenty Five and Fifty Eight paisa only) and interest thereon from 01.04.2018 and with costs and charges. Note: Property under Symbolic Possession of Bank	Oriental Bank of Commerce Account No. 21191181000019 IFSC Code No. ORBC0102119	₹ 3,64,80,000/-	12.03.2019
	₹ 36,48,000/-		11 AM – 2 PM (with unlimited auto extension of 5 min. each)	
	₹ 20,000/-			

Description & Owner of Property: A. Factory Land and Shed situated at Part of Kh No. 231/28, P.C.No.42, RIC Kharora, Village- Tildadih, Tehsil- Tilda Dist - Raipur, CG admeasuring 65,000 sq. ft. standing in the name of the company M/s Kaadambary Ricetech Pvt. Ltd. Registered vide Sale Deed Regd No.7672 dated 29.01.2014. Boundaries: East- Road, West- Land of Alakhram, North- Land of Dwarika, South- Seller's Land. B. Details of moveables: 1. Pneumatic Sheller & Motor 12.5 HP (4 set). 2. Whitener Mega with 60 hp motor, 25 hp blower, 1500 mm cnc & Air Lock (2 set). 3. Husk Aspirator with 3 HP Motor (4 No.). 4. Polisher TS 25-1 (6 No.). 5. Paddy Separator (2 No.). 6. Husk Separator (2 No.). 7. Rice Shifter 150 X 5 with 5 extra screen (4 No.). 8. Rice Shifter 125 X 5 with 5 extra screen (8 No.). 9. Pre Cleaner 20 Tph 4 Dack 20 hp Fan, 5 Hp Motor with Drum Seive Heavy (1 No.). 10. Pre Cleaner 8 Tph 10 HP Fan, 3hp motor (2 No.). 11. De Stoner 8TPH with 12.5 HP Fan, cyclone & Air Lock (2 No.). 12. Bucket Elevator with 8" 30" (30 No.). 13. Bucket Elevator with 10" 30" 14G X 12G (5 No.). 14. Centrifugal for 8TPH Plant (2 No.). 15. Color Sorter 560 Channel (1 No.). 16. MS Beam, MS Channel, MS Angel, HR Sheet, CR Sheet, Plate, Rounds, Square Flats for the Rice Mill Plant. 17. 80 Ton per Batch Parboiling and Drier Plant. 18. Automatic 5 Ton Boiler. 19. Fine Cleaner (1 No.) with blower and motor (2 set). 20. Leathn Grader (1 No.). 21. Sizer 4S Screen. 22. Grain Discharger (27 No.). 23. Electrical installations, Current Assets, other items, stocks and receivables of the company. Note: As per Income Tax Rules TDS @ 1% of auction price is payable by the Auction purchaser if purchase price is more than Rs. 50.00 lacs. The successful purchaser will have to deposit 1% of the bid amount with the IT Department, Government of India and proof thereof to be submitted to the bank.

(1) M/s Kaadambary Ricetech Pvt. Ltd. (Borrower) Village – Tildadih, Kharora, Dist – Raipur, Pin- 493225, Also At: 101, Block – 10, Ashoka Ratan Flat no.10, VIP Estate, Raipur (CG) (2) Mrs. Malati Kannaujia (Guarantor) W/o Mr. Suresh Kannaujia, R/o: House No.109, , Bhagat Singh Ward, Village- Math, Kharora, Dist- Raipur, Pin-493225, (3) Mr. Bhaiyya Lal Kannaujia (Guarantor) S/o Mr. Ram Prasad Kannaujia, R/o: House No.117, Bhagat Singh Ward, Village – Math, Kharora, Dist – Raipur-493225, (4) Mr. Shiv Shankar Agrawal (Director), (5) Mr. Shesh Narayan Agrawal (Director), Both At: House No.118, Bhagat Singh Ward Village – Math, Kharora, Dist – Raipur, Pin-493225	01.06.2017 / 30.10.2017 ₹ 15,10,98,925.58 (Rupees Fifteen Crore Ten Lakh Ninety Eight Thousand Nine Hundred Twenty Five and Fifty Eight paisa only) and interest thereon from 01.04.2018 and with costs and charges. Note: Property under Symbolic Possession of Bank	Oriental Bank of Commerce Account No. 21191181000019 IFSC Code No. ORBC0102119	₹ 3,88,00,000/-	12.03.2019
	₹ 38,80,000/-		11 AM – 2 PM (with unlimited auto extension of 5 min. each)	
	₹ 20,000/-			

Description & Owner of Property: Open Land situated at Part of Kh No.1015/3, PC No.107, RIC Raipur- 1, Gudhiyari, Raipur admeasuring 0.263 Hect. Standing in the name of Mr. Bhaiyya Lal Kannaujia S/o Mr. Ram Prasad Kannaujia and Mrs. Malati Kannaujia W/o Mr. Suresh Kannaujia registered vide Sale Deed Regn No. 9507 dated 30.01.1987. Note: As per Income Tax Rules TDS @ 1% of auction price is payable by the Auction purchaser if purchase price is more than Rs. 50.00 lacs. The successful purchaser will have to deposit 1% of the bid amount with the IT Department, Government of India and proof thereof to be submitted to the bank.

M/s Akash Pipe Industries, Prop - (1) Shri Mukesh Raj Baghel S/o Durga Prasad Baghel, R/o: H No-1 Baghel Fabrication, Dharampura, Dist-Mungeli-495334, (2) Shri Mukesh Raj Baghel S/o Durga Prasad Baghel, R/o: H No-1 Baghel Fabrication, Dharampura, Dist. Mungeli-495334, Branch: Mungeli	30.04.2017 / 21.11.2018 ₹ 70,33,735.00 (Rupees Seventy lakhs thirty-three Thousand seven Hundred thirty-five only) and interest thereon from 30.04.2017 and with costs and charges. Note: Property under Symbolic Possession of Bank	Oriental Bank of Commerce Account No. 21191181000019 IFSC Code No. ORBC0102119	₹ 36,00,000/-	12.03.2019
	₹ 3,60,000/-		11 AM – 2 PM (with unlimited auto extension of 5 min. each)	
	₹ 20,000/-			

Description & Owner of Property: Diverted land property situated in Village Dharampura, Kh. No 533/4, Ph. No 21/45, RI circle Jarhagaon, B.N. 265, Tehsil+Dist Mungeli, C.G. Land area 0.202 hectare in the name of Shri Mukesh Raj Baghel S/o Shri Durga Prasad Baghel having Boundaries: North- Land of Padamraj, South- Remaining Land of seller, East- Land of Bhuneshar and Bajraha, West- Land of Kunwaru. Encumbrances: No Encumbrance in bank's knowledge. Bidder to verify before participation.

M/s Akash Pipe Industries, Prop- (1) Shri Mukesh Raj Baghel S/o Durga Prasad Baghel, R/o: H No-1 Baghel Fabrication, Dharampura, Dist- Mungeli-495334, (2) Shri Mukesh Raj Baghel S/o Durga Prasad Baghel, R/o: H No-1 Baghel Fabrication, Dharampura Dist-Mungeli-495334, Branch: Mungeli	30.04.2017 / 21.11.2018 ₹ 70,33,735.00 (Rupees Seventy lakhs thirty-three Thousand seven Hundred thirty-five only) and interest thereon from 30.04.2017 and with costs and charges. Note: Property under Symbolic Possession of Bank	Oriental Bank of Commerce Account No. 21191181000019 IFSC Code No. ORBC0102119	₹ 36,00,000/-	12.03.2019
	₹ 3,60,000/-		11 AM – 2 PM (with unlimited auto extension of 5 min. each)	
	₹ 20,000/-			

Description & Owner of Property: Diverted land property situated in Village Dharampura, Kh. No 538/4, Ph. No 21/45, RI circle Jarhagaon, B.N. 265, Tehsil+Dist Mungeli, C.G. Land area 0.101 hectre in the name of Shri Mukesh Raj Baghel S/o Shri Durga Prasad Baghel having Boundaries: North- Main Road, South- Land of Gopal, East- Remaining Land of seller, West- Land of Padamraj. Encumbrances: No Encumbrance in bank's knowledge. Bidder to verify before participation.

(1) Smt Nandini Chandravanshi W/o Jairam Chandravanshi, R/o: House No-66/GH, Jewdan Marg-1, Kailash Nagar, Kawardha, Dist-Kabirdham, (2) Sh Jairam Chandravanshi S/o Pusaaram Chandravanshi, R/o: House No- 66/GH, Jewdan Marg-1, Kailash Nagar, Kawardha, Dist-Kabirdham, (3) Sh Pawan Chandravanshi S/o Jairam Chandravanshi, R/o: House No-66/GH, Jewdan Marg-1, Kailash Nagar, Kawardha, Dist-Kabirdham, (4) Smt. Rajani Toppo W/o Pawan Chandravanshi, R/o: House No- 66/GH, Jewdan Marg-1, Kailash Nagar, Kawardha Dist- Kabirdham, Branch: Kawardha	01.07.2017 / 09.11.2017 ₹ 11,08,273/- (Eleven Lakhs Eight Thousand two Hundred seventy-three only) and interest thereon from 01.07.2017. Note: Property under Symbolic Possession of Bank.	Oriental Bank of Commerce Account No. 21191181000019 IFSC Code No. ORBC0102119	₹ 14,28,000/-	12.03.2019
	₹ 1,42,800/-		11 AM – 2 PM (with unlimited auto extension of 5 min. each)	
	₹ 20,000/-			

Description & Owner of Property: All that part and parcel of the double storied residential property situated at Khasra No. 160/84, PH No.-18, RI Circle Kawardha, Dist- Kabirdham, C.G. in the name of Smt. Nandini Chandravanshi W/o Sh. Jairam Chandravanshi having Area –1305 Sq. Ft. and construction of 816 sqft+816 sqft =1632 sqft. Bounded by: North- Property of Kashyap Ji, South- Nistari Road, East- Property of Bisen Chandravanshi, West- Property of Thakurji. Encumbrances: No Encumbrance in bank's knowledge. Bidder to verify before participation.

Sh. Nirmal Sahu S/o Sh. Jeevan Sahu, Proprietor of (1) M/s Mukesh Building Material Supplier Lohra Road, Near Shishu Mandir, Kawardha, Dist- Kaberdham, (2) Sh. Kamta Prasad Sahu S/o Sh. Jeevan Sahu (Guarantor) Village Mainpuri, Tehsil - Kawardha, Dist- Kaberdham, Branch: Kawardha	03.06.2017 / 09.08.2017 ₹ 7,35,790/- (Seven Lakh Thirty Five Thousand Seven Hundred Ninety only) and interest thereon from 01.06.2017 and with costs and charges. Note: Property under Symbolic Possession of Bank.	Oriental Bank of Commerce Account No. 21191181000019 IFSC Code No. ORBC0102119	₹ 6,15,000/-	12.03.2019
	₹ 61,500/-		11 AM – 2 PM (with unlimited auto extension of 5 min. each)	
	₹ 20,000/-			

Description & Owner of Property: All that part and parcel of the property situated at Khasra No. 115/1, PH No.- 20, RIC Kawardha 1, Village Mainpuri, Tah-Kawardha, Dist-Kawardha, C.G. Area –49,704 sq. Ft.in the name of Sh. Kamta Prasad Sahu & Sh. Nirmal Sahu S/o Sh. Jeevan Sahu. Bounded: East- Property of Parnu Patel, West- Road, North- Property of Son Singh, South- Property of Manohar Singh. Encumbrances: No Encumbrance in bank's knowledge. Bidder to verify before participation.

(1) Shri Chhatrapal Singh Saluja S/o Ranjit Singh Saluja, R/o: House No 27, Malviya Marg, Paramhansh Ward, Mungeli, Dist-Mungeli, Chhatisgah-495334, (2) Mrs Kamal Kaur Saluja W/o Shri Chhatrapal Singh Saluja, R/o: House No 27, Malviya Marg, Paramhansh Ward, Mungeli, Dist-Mungeli, Chhatisgah - 495334, Branch: Mungeli	15.12.2017 / 08.05.2018 ₹ 6,61,284.00 (Rupees Six Lakhs sixty-one Thousand two Hundred eighty-four only) and interest thereon from 01.11.2017 and with costs and charges. Note: Property under Symbolic Possession of Bank	Oriental Bank of Commerce Account No. 21191181000019 IFSC Code No. ORBC0102119	₹ 6,30,000/-	12.03.2019
	₹ 63,000/-		11 AM – 2 PM (with unlimited auto extension of 5 min. each)	
	₹ 20,000/-			

Description & Owner of Property: Open Diverted Residential property situated at Mouza-Mungeli, PH No. 06 (New 29), Block/Circuit- Mungeli Nagar Palika, Pt. Deendayal Upadhaya Ward No 22 (Candika No 01) Khasra No 1087/28 Rakba 1200 squarefeet District-Mungeli C.G. in the name of Shree Chhatrapal Singh Saluja S/o Ranjeet Singh Saluja having Boundaries: North-Plot No 68, South-Plot No 62, East- 20' Road, West-Plot No 59. Encumbrances: No Encumbrance in bank's knowledge. Bidder to verify before participation.

TERMS & CONDITIONS: The e-Auction is being held on “AS IS WHERE IS” and “AS IS WHAT IS BASIS”. 1. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies put on auction and claims/rights/dues/affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/rights/dues. 2. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The inspection of property/ies put on auction will be permitted to interested bidders at sites as mentioned against each property description. 3. The interested bidders shall submit their EMD through Web Portal: <https://www.bankeauctionwizard.com> (the user ID & Password can be obtained free of cost by registering name with <https://www.bankeauctionwizard.com> through Login ID & Password. The EMD shall be payable through NEFT/RTGS on account mentioned in publication. After Registration (One Time) by the bidder in the Web Portal, the intending bidder/ purchaser is required to get the copies of the following documents uploaded in the Web Portal before the Last Date & Time of submission of the Bid Documents viz. i) Copy of the NEFT/RTGS Challan or Demand Draft; ii) Copy of PAN Card; iii) Proof of Identification/ Address Proof (KYC) viz. Self-attested copy of Voter ID Card/ Driving License/ Passport/Aadhar etc., without which the Bid is liable to be rejected. UPLOADING SCANNED COPY OF ANNEXURE-II & III (can be downloaded from the Web Portal: <https://www.bankeauctionwizard.com>) AFTER DULY FILLED UP & SIGNING IS ALSO REQUIRED. The interested bidders who require assistance in creating Login ID & Password, uploading data, submitting Bid Documents, Training/ Demonstration on Online Inter-se Bidding etc., may contact executives Mr. Sachin, Mo: 9555926408 and e-mail: obcprc@gmail.com and for any property related query may contact: For Raipur and Durg/ Bihari: Cluster Head - RRL: Shri. Sujit Mohanty, Mobile No.08390428589, Tel No: 0771-4700831, e-mail ID: rl_7661@obc.co.in. For Bilaspur Shri. Shyamal Manjwani, Mobile No.9827156042 and for Rest of Chhattisgarh: Shri. Shashwat Panda at Mobile No.9893037840, Tel No. 0771-4700830 during the working hours between 10.30 hrs to 17.30 hrs. 4. The interested bidder has to submit their Bid Documents EMD (not below the Reserve Price) and required documents (mentioned in Point No.4) on/ before 12.03.2019 upto 17.00 hrs and after going through the Registering Process (One time) and generating User ID & Password of their own, shall be eligible for participating the e-Auction Process, subject to due verification (of the documents) and/ or approval of the Authorised Officer. 5. During the Online Inter-se Bidding, Bidder can improve their Bid Amount as per the Bid Increase Amount (mentioned above) or its multiple or in case bid is placed during the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes (each time till the closure of e-Auction process), otherwise, it'll automatically get closed. The bidder who submits the highest bid amount (not below the Reserve Price) on the closure of the e-Auction Process shall be declared as a Successful Bidder by the Authorised Officer/ Secured Creditor, after required verification. 6. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, within 24 hours of the acceptance of bid price by the Authorised Officer and the balance 75% of the sale price on or before 15th day of sale or within such extended period as agreed upon in writing by and solely at the discretion of the Authorised Officer. In case of default in payment by the successful bidder, the amount already deposited by the bidder shall be liable to be forfeited and property shall be put to re-auction and the defaulting bidder shall have no claim/ right in respect of property/ amount. 7. The prospective qualified bidders may avail online training on e-Auction from the service provider prior to the date of e-Auction. Neither the Authorised Officer/ Bank nor the service provider shall be liable for any Internet Network problem and the interested bidders to ensure that they are technically well equipped for participating in the e-Auction event. 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 charges, fees etc. owing to anybody. 9. The Authorised Officer is not bound to accept the highest offer and the Authorised Officer has the absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction without assigning any reason thereof. 10. The bidders are advised to go through the detailed Terms & Conditions of e-Auction available on the Web Portal <https://www.bankeauctionwizard.com> before submitting their bids and taking part in the e-Auction. 11. The publication is subject to the force major clause. **Special Instructions:** 12. Bidding in the last moment should be avoided in the bidders own interest as neither the ORIENTAL BANK OF COMMERCE nor Service provider will be responsible for any lapse/failure/Internet failure/power failure etc., in order to ward-off such contingent situations bidders are requested to make all necessary arrangements / alternatives such as power supply back up etc., so that they are able to circumvent such situation and are able to participate in the auction successfully. 13. As per Income Tax Rules TDS @ 1% of auction price is payable by the Auction purchaser if purchase price is more than ₹ 50.00 lacs. The successful purchaser will have to deposit 1% of the bid amount with the IT Department, Government of India and proof thereof to be submitted to the bank. 14. GST, if any, payable in case of moveable properties successfully auctioned is to be borne by the purchaser / highest bidder and the same needs to be deposited separately with the bank in addition to bid amount. 15. Prospective bidders are required to verify / satisfy themselves regarding any encumbrance / statutory dues before participating in the auction process.

Statutory Notice 15 Days Sale Notice under Rule 8(6) of security interest (Enforcement) Rules 2002 of the SARF AESI Acts 2002.

The borrower/ guarantors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary expenses. If auction fails due to any reason whatsoever, bank would be at liberty to sell the above mortgaged property through private treaty without any further notice to the borrower/s as per the provisions mandated under SARF AESI Act. For detailed terms and conditions of the sale, please refer to the link provided in ORIENTAL BANK OF COMMERCE (Secured Creditor) website i.e. www.obcindia.co.in under Tenders