



The Vishweshwar Sahakari Bank Ltd. Pune (Multi-state Bank)

471/472, Market Yard, Gultekdi, Pune- 411 037. Phone No.2426 1755 / 2426 2745. Fax No.(020) 2426 0577,
Email - agm_recovery@vishweshwarbank.com, Web : www.vishweshwarbank.com

E-AUCTION SALE NOTICE UNDER SARFAESI ACT, 2002

The Undersigned being appointed as Authorized Officer, by **The Vishweshwar Sahakari Bank Ltd.,Pune** under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (Act 54 of 2002 dated 17/12/2002) and in exercise of powers conferred under section 13(12) read with rule 9 of the Security Interest (Enforcement) Rules, 2002. Issued a **demand notice** under consortium finance on behalf of member banks, Rajarambapu Sahakari Bank and Maharashtra State Co-Op. Bank dated **13.08.2021** under section 13(2) of the said act calling upon the borrowers & Guarantors to repay the amount mentioned in Demand Notice. The borrowers having failed to repay the amount mentioned in the Demand Notice, so the mortgage property was **taken into Actual Possession by the undersigned on 26.05.2022** in exercise of powers conferred on him under section 13(4)) read with rule 8 of the said rules & the property mentioned in below schedule is part of the said mortgage property. The borrowers in Particular and public in general was also cautioned through our **Possession Notice** published in **Daily Saamana & Daily Business Standard newspapers** as required under the Act on **01.06.2022** not to deal with the property mentioned below. The secured asset mentioned in below schedule shall be sold by the undersigned on the following terms & condition on **Tuesday, 28.03.2023 at 11.00 A.M. online through website- <https://eauction.auctiontiger.net> with a unlimited extension of 5 minutes in each.**

Terms and Conditions of Sale

- The below Secured Assets shall be sold on the basis of “**As is where is, As is what is, what ever there is and without recourse**”.
- Before Submitting the Bids, Bidders should satisfy themselves from the Authorized Officers about the rights, title, interest & dues payable by them in respect of the secured assets in question and later on no objection of any kind shall be entertained in this regard.
- To the best of knowledge and information of the Authorised officer, there is no encumbrance in the secured assets except Society Dues, Property Tax & Electricity Charges etc. However, the intending bidders should make their own independent inquiries regarding the encumbrance, title of secured assets put on E-Auction and claims/ right/dues/affecting the secured assets prior to submitting their bid. The E-Auction advertisement does not constitute any commitment or any representation of **The Vishweshwar Sahakari Bank Ltd. Pune and other member banks**. The secured assets is being sold with all the existing and future encumbrances whether known or unknown to **The Vishweshwar Sahakari Bank Ltd. Pune and other member banks**. The Authorised officer/Secured Creditors shall not be responsible in any way for any third party claims/rights/dues.
- Applicable Stamp Duty/Additional Stamp Duty/Transfer and Registration Charges, Fees etc. have to be borne by the purchaser only.
- All statutory/nonstatutory dues, taxes, M.S.E.B. dues, rates, assessments charges, fees, claims etc. pertaining to below secured assets will be the responsibility of the purchaser only.
- Intending Bidders may avail training for online bidding from **M/s. E-Procurement Technologies Ltd./ Auction Tiger, B-704, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis Bridge, Ahmedabad- 380006 Gujarat (India). Contact Nos.: Mr. Praveenkumar Thevar- 9722778828–079-35022145/149/182, praveen.thevar@auctiontiger.net.**
- EMD and KYC along with Bid Form should reach the undersigned on or before 24.03.2023 upto 5.00 pm. Bid Form available on <https://eauction.auctiontiger.net>.**
- Any EMD submitted the bidder will be required to send the UTR / Ref. No. of the RTGS / NEFT with a copy of cancelled cheque on E-mail id- **vsblrecovery@gmail.com.**
- The Bid Price to be submitted shall be above the Reserve Price and bidders shall improve their further offers in multiples of ₹. **5,00,000/- (Five Lakh Only)**.
- The successful Bidder shall deposit 25% of the Bid amount (Including EMD before Bid) immediately after sale, if the successful bidder fails to pay 25% amount, the EMD shall be forfeited without any Notice. After deposit of 25% and thereafter confirming the sale by the Authorised Officer, the Bidder shall have to pay remaining amount i.e. 75% of the bid amount on or before 15 days from the receipt of the acceptance/ confirmation letter or within such extended period allowed by the Authorised Officer. If the remaining amount not paid within the time prescribed in the confirmation/acceptance letter, the total amount deposited would be forfeited without any notice and secured assets shall be resold.
- Earnest Money Deposit (EMD) shall be deposited through RTGS/NEFT fund transfer to credit of **The Vishweshwar Sahakari Bank Ltd. Pune, Branch- Satara "Account" No. 024161100000010, IFSC Code: VSBL0000024.**
- The EMD amount of unsuccessful bidder will be returned on closure of the E-Auction/Sale Proceeding. The EMD amount shall not carry any Interest.
- The sale certificate will be issued in the name of the purchaser(s)/applicant(s) only and will not be issued in any other name(s).
- The sale shall be subject to rules/conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.
- In case of stay of sale or Recovery Proceedings by any superior court of Competent Jurisdiction, the auction/sale may either be postponed/cancelled in compliance of such order, without any further notice and persons participating in the auction/sales shall have no right to claim damages, compensation and cost of such postponement/cancellation etc.
- No person other than intending Bidder/offeree themselves, or their duly Authorised Representative shall be allowed to participate in E-Auction/Sale proceeding. Such Authorisation Letter is required to submit along with Bid Amount.
- The Borrower Company through its Directors, Guarantors & Mortgagor are also given liberty to participate in the sale so as to fetch maximum value of the property.
- The sale is subject to confirmation by the Authorised Officer.
- The Authorised Officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the auction without assigning any reason thereof.
- It shall be responsibility of the successful bidder to pay 1% T.D.S. of the sale amount under Section 194(1A) of the Income Tax Act & shall submit the proof there of to Authorised officer.
- The purchaser can inspect the property **on 23.03.2023 & 24.03.2023 between 11.00 am to 5.00 pm** with prior permission of Authorized Officer **for any information please contact to Mobile No. 9922959642/7722008896, The Vishweshwar Sahakari Bank Ltd. Pune, Legal & Recovery Department, 395, Marketyard Gultekdi, Pune 411037.**
- The bidder may participate in the E-Auction from their own office/ space of their choice.

SPECIAL INSTRUCTION & CAUTION

Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither **Vishweshwar bank and other member banks** nor the service provider will be responsible for any lapses/failure (internet failure, power failure etc.) on the part of the vendor in such cases. In order to ward off such contingent situation, the bidders are requested to make all the necessary arrangements/alternatives such as back –up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

: **Schedule :**

Name of Borrower / Guarantors / Mortgagors / Consentor

Borrower :- M/s. Hindustan Eco Tech Pvt. Ltd. A Company incorporated under Companies Act, 1956. Having its registered Office at :- 75, Shivaji Housing Society, Senapati Bapat Road, Pune- 411016. Factory at :- Plot No. F-15, MIDC, Chincholi Industrial Area, Chincholi, Taluka Mohol, Dist. Solapur- 413255. Represented by its Directors:- 1. Mr. Sudhakar Pandurang Bhosale R/at: 1872, New Peth, At Post Bhuinj, Tal. Wai, Dist. Satara 415515 2. Mr. Kiran Vasant Lakhpati R/at: 73,A, PratapGanj Peth, Oppo, Aikya Press, Tal. Dist. Satara 415002 3. Mr. Nandakumar Vitthal Gursale R/at: Plot No. 31-217, Ravivar Peth, Tal. Dist. Satara 415001 4. Mr. Rahul Vasant Lakhpati R/at: 73,A, PratapGanj Peth, Oppo, Aikya Press, Tal. Dist. Satara 415002	Guarantors / Mortgagor / Consentor :- 1. Mr. Sudhakar Pandurang Bhosale R/at: 1872, New Peth, At Post Bhuinj, Tal. Wai, Dist. Satara 415515 2. Mr. Kiran Vasant Lakhpati R/at: 73,A, PratapGanj Peth, Oppo, Aikya Press, Tal. Dist. Satara 415002 3. Mr. Nandakumar Vitthal Gursale R/at: Plot No. 31-217, Ravivar Peth, Tal. Dist. Satara 415002 4. Mr. Rahul Vasant Lakhpati Proprietor M/s. Om Siddhi Enterprises R/at: 73,A, PratapGanj Peth, Oppo, Aikya Press, Tal. Dist. Satara 415002 5. Mr. Ajit Shantaram Umardand R/at: 523/A/1/7, Govind Plaza, Sadar Bazar, Tal. Dist. Satara 415002. 6. Mrs. Rupali Ajit Umardand R/at: 523/A/1/7, Govind Plaza, Sadar Bazar, Tal. Dist. Satara 415002. 7. Mrs. Shailaja Nandakumar Gursale R/at: S. No. 217, Market Yard, Tal. Dist. Satara 415001. 8. Mr. Nitin Patangrao Salunkhe R/at: 642, Jijamata School, at post Chore, Tal. Dist. Satara 415109. 9. Mrs. Shubhangi Nitin Salunkhe R/at: 642, Jijamata School, at post Chore, Tal. Dist. Satara 415109 10. Mrs. Suvarna Kiran Lakhpati R/at: 73,A, Pratap Ganj Peth, Oppo, Aikya Press, Tal. Dist. Satara 415002. 11. Mrs. Vishakha Rahul Lakhpati R/at: 73,A, Pratap Ganj Peth, Oppo, Aikya Press, Tal. Dist. Satara 415002. 12. Mrs. Anita Sudhakar Bhosale R/at: Shantai Srushti, 27A/2, At Post Godoli, Tal. Dist. Satara 415001.
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Total Loan Outstanding Balance of all Consortium Banks as on 31.01.2023 ₹. 39,48,87,214.34 + Interest & other charges from 01/02/2023 (Outstanding balance (1) The Vishweshwar Sahakari Bank Ltd.,Pune ₹. 16,50,52,144.44, (2) Rajarambapu Sahakari Bank ₹. 14,20,61,523.90 (3) Maharashtra State Co-Op. Bank ₹. 8,77,73,546.00)

Description of property

Immovable property:-

All that piece and parcel of the land known as Plot No. F-15 in the Chincholi Industrial Area, within the Village Limits of Chincholi and outside the limits of Solapur Municipal Corporation in rural area, Taluka and Registration Sub District Mohol, District and Registration District Solapur containing by admeasurements 40000 Sq. Mtrs. together with present construction standing thereon and same bounded as under:- **On or towards North:** By Plot No. F-16, **On or towards South:** By MIDC Road 45.00 Mts. R/W, **On or towards East:** By MIDC Road 25.00 Mts. R/W, **On or towards West:** By Amenity No. 15 and Plot No. F-3. **(Reserve Price of Land and Building ₹. 14,60,00,000/-)**

Movable Property:-

List of Machinery Hypothecated with the Bank which Installed in Plot No. F-15, MIDC, Chincholi Industrial Area, Dist. Solapur

1) Wired Cabinets, **2)** Motor Control Centre Panels, **3)** Mtra Machine Sieves, **4)** Control Panel, **5)** Fabric Stretcher Pneumatic, **6)** Automatic Flow Balancer MZAL.1z, **7)** Moisture Measuring Device MYFE-30, **8)** Liquids Flow Controller, **9)** Four Roller Mill (NIDDP*1250/250N4aik II), **10)** Four Roller Mill (MDDP-12501250 Mark II), **11)** Four Roller /ILL(MDDP-1250/250 Mark II), **12)** Druivi Sieve MKZM-9510, **13)** LKGA 20 E Grain Plus Cleaner, **14)** MTRA Machine Sieves, **15)** IMPACT Detacher, **16)** MTRA Perforated Sieve Dia 7.0 MM, **17)** MTRA Perforated Sieve Dia 6.5 MM, **18)** MTRA Machine Sieves, **19)** Wired Cabinets, **20)** Motor Control Centre Panels, **21)** Control Panel, **22)** Airlock MPSN.25123, **23)** Separator Classifier, **24)** Aspirator MVSF.100 G, **25)** DRY Destoner (MTSC-120/120), **26)** Airlock MPSN-25/15, **27)** Intensive Dampener, **28)** Airlock MPSN-25/23, **29)** Aspirator MVSF-100 G, **30)** Dry Destoner, **31)** Airlock MPSN-25/15, **32)** Airlock MPSN-25/23, **33)** Intensive Dampener, **34)** Airlock MPSN-25/15, **35)** Airlock MPSN-25/23, **36)** Water Metering Device, **37)** AI RJ ET FILTRE MVRT-52124, **38)** Cyclone Separator, **39)** Horizontal Scourer, **40)** Aspiration Channel, **41)** HP Fan with Motor, **42)** AIR Collecting DUCT-NLILL-PN, **43)** Magagnet Apparatus, **44)** Aspiration Channel (MVSE-100G), **45)** Magnet Apparatus (t4MUA-50), **46)** Separator Classifier, **47)** Drum Detacher, **48)** Bran Finisher, **49)** Cyclone Separator MGXB-50, **50)** Cyclone Separator MGXB-41, **51)** Cyclone Separator MGXB-34, **52)** Cyclone Separator MGXB-28, **53)** Cyclone Separator MGXB-24, **54)** Cyclone Separator MGXD-130, **55)** Product Sensor, **56)** PVD Valve, **57)** Gaskets For Air Collecting, **58)** Air Regulating Flaps (Finger Valve), **59)** Hardwares (U Bolts, J Bolts), **60)** Pneumatic Pick-Up's & Handle Lock, **61)** Sight Glass, **62)** Rubber Sleeve for Sight Glass, **63)** Quick Action Locks, **64)** Rubber Sleeve for Pipes, **65)** Pipe Strap, **66)** Rotex Coupling, **67)** Sight Glass Frame, **68)** Airlock Table, **69)** Hardwares (Nuts and Washers), **70)** Intermediate Shaft, **71)** Motor Detection, **72)** LKGA I MM Dia Seive, **73)** Slotted Sieve 1.00 X 20 MM Wire mesh, **74)** MKLA Sieve D2,5 MM,MKZM Brush 1040 X 60 X 1 5, **75)** Flour Mill Machinery with Accessories, **76)** Aspiration Light F1 Cleaning, **77)** Aspiration Light Mill, **78)** Aspiration Liglr Thick Wailed 2 MM, **79)** Heavy Speuting Pre Cleaning, **80)** Heavy Speuting Cleaning, **81)** GF TSC-100 TSC-160 & TSC-200, **82)** Cylone Dia-950 MM, **83)** Light Spooling Cleaning, **84)** Pneumatic Mill Section, **85)** Pneumatic Mill for Screeling, **86)** Pleumatic Mill for Screeing, **87)** Pneumalit Mill for Screeling, **88)** Single Rotler Type Magnetic Separator with Panel, **89)** Magnetic Plate with Chute Half Hump Magnet, **90)** Drawer Magnet, **91)** 94m3/min and 183 mm Wg Static Suction-Intake Aspiration, **92)** 288m3/min and 150 mm Wg Static Suction Predlaening, **93)** 250m3/min and 350mm Wg Static Suction-1st Tempering, **94)** 130m3/min and 270 mm Wg Static Suction-1st Tempering MTSC, **95)** 149m3/min and 240 mm Wg Static Suction-1lnd Tempering, **96)** 130m3/min and 270 mm Wg Static Suction-1lnd Tempering MTSC, **97)** 138m3/min and 250 mm Wg Static Suction-Cleaning, **98)** 216m3/min and 290 mm Wg Static Suction-Milling Aspiration, **99)** 30m3/min and 9930 Pa Static Suction-Screening HP Fan, **100)** Vibrating Fork Level Limil Switch for Solid ELECTRONIC EVALUATION Unit with Fork-SLI/4-230 Probe Length-1000 IIIV, **101)** Vibrating Fork Level Limil Switch for Solid ELECTRONIC EVALUATION Unit with Fork-SLM-230; Probe Length-2500 MIM, **102)** Atlas Copco Make Air Compressor, **103)** Motors- 4 Nos, **104)** Vibro Purifier For Wheat Semolina, **105)** Grain Milling Plansifter, **106)** Nylon (Sati Make), **107)** Cockie Cylinder for Wheat Ceaning, **108)** GM 35 DN 50 NSWH/3.7 kW Motor, **109)** Blower : GM 35 DN50 NSWH I 3.7 kW i/motor.
(Reserve Price of Machinery ₹. 9,50,00,000/-)

Total Reserve Price of Land, Building and Machinery :- ₹. 24,10,00,000/-

Earnest Money ₹. 2,41,00,000/-

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT 2002

The borrower/Guarantor/Mortgagor are hereby noticed to pay the sum mentioned as above before the date of auction, failing which the secured assets will be auctioned and balance if any will be recovered with interest and cost from you.

Sd/-

Santosh Bankar

Asst. General Manager & Authorized Officer,
The Vishweshwar Sahakari Bank Ltd, Pune.
Mobile No. 99229 59642

Place : Pune
Date : 24.02.2023

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