

[See proviso to rule 8 (6)]

Sale notice for sale of immovable properties

E-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 Creditor, the Constructive (Symbolic) possession of which has been taken by the Authorised Officer of Indian Bank (erstwhile Allahabad Bank), Itanagar Secretariat, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **25/09/2026**, for recovery of **Rs. 1,19,93,829/- (Rupees One Crore Nineteen Lakh Ninety Three Thousand Eight Hundred Twenty Nine Only)** (as on 18/08/2026) with further interest, costs, other charges and expenses thereon due to the Indian Bank (erstwhile Allahabad Bank), Itanagar Secretariat, Secured Creditor, from 1. **Mr. Hachang Tachang, S/o- Sri Tajab Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 (Mortgagor/Borrower)**, 2. **Mrs. Khyoda Bani, W/o- Hachang Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 (Guarantor)**.

The specific details of the property intended to be brought to sale through e-auction mode are enumerated below:

Detailed description of the Property	Registered mortgage of land and building measuring 1271 Sq Mtrs in the name of Mr. Hachang Tachang at Model Village, PO- Model Village, PS- Naharlagun, Dist- Papumpare, Arunachal Pradesh- 791120 vide land possession certificate No. DC/ICC/LM/LPC-145/17/16 dated 30.09.2021, Mortgage Certificate No. DC/ICC/LM/LPC-145/17/16 dated 30.03.2022. Non-Encumbrance Certificate No. DC/ICC/LM/LPC-145/17/16 dated 30.03.2022 Bounded by: On the North by: Plot of Gami Yate On the South by: Plot of Tech Yate On the East by: Village Road (Colony) On the West by: Plot of Tech Yate
Encumbrances on property	Not Known any
Reserve Price	Rs. 4,07,89,000/- (Rupees Four Crore Seven Lakh Eighty Nine Thousand Only)
EMD Amount	Rs. 40,78,900/- (Rupees Forty Lakh Seventy Eight Thousand Nine Hundred Only)
Bid incremental amount	Rs. 50,000/-
Date and time of e-auction	25/09/2026 (from 01:00 PM to 05:00PM)
Property ID No.	IDIB7306392864

Bidders are advised to visit the website (<https://baanknet.com>) of our e auction service provider PSB Alliance Pvt. Ltd. to participate in online bid. For Technical Assistance Please call 8291220220. For Registration status and for EMD status please email to support.baanknet@psballiance.com.

For property details and photograph of the property and auction terms and conditions please visit: <https://baanknet.com> and for clarifications related to this portal, please contact PSB Alliance Pvt. Ltd, Contact No. 8291220220.

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://baanknet.com>

Date: 19/08/2026
Place: Itanagar

कृते इंडियन बैंक/For INDIAN BANK

मुख्य प्रबंधक/Chief Manager
शाखा इटानगर/Itanagar Branch
Authorised Officer

NOTICE OF SALE

Branch: Itanagar
 Phone No: 7003994495

Notice of sale under Rule 6(2) & 8(6) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

1. Mr. Hachang Tachang, S/o- Sri Tajab Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 (Mortgagor/Borrower),	2. Mrs. Khyoda Bani, W/o- Hachang Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 (Guarantor).
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Sub: Loan account of Mr. Hachang Tachang (A/c No. 7306392864) with Indian Bank
Itanagar Secretariat Branch

Mr. Hachang Tachang availed a Term loan facility from Indian Bank, Itanagar Secretariat Branch, and the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". Mr. Hachang Tachang failed to pay the outstanding dues to the Bank. Therefore, a Demand Notice dated 11.05.2026 under Sec. 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as "The Act"), was issued by the Authorized Officer calling upon Borrower Mr. Hachang Tachang, S/o- Sri Tajab Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 & Mrs. Khyoda Bani, W/o- Hachang Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 (Guarantor) liable to the Bank to pay the amount due to the tune of Rs. 1,18,21,058/- (Rupees One Crore Eighteen Lakh Twenty One thousand and Fifty eight Only) as on 11.05.2026 with further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated 11.05.2026.

As Mr. Hachang Tachang failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on 20.07.2026 after complying with all legal formalities.

As per Sec.13 (4) of the Act, Secured Creditor is entitled to effect sale of the assets taken possession of and realize the proceeds towards outstanding balance. In accordance with the same, the undersigned / Authorized Officer intends selling the schedule mentioned securities in the following mode:

THE SALE PROPOSED TO BE HELD IS BY WAY OF PUBLIC TENDER /AUCTION ADOPTING THE e-AUCTION MODE.

As per Rule 6 (2), 8(6) & 9(1) of The Security Interest (Enforcement) Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, 15 days' notice of intended sale is required to be given and hence we are issuing this notice.

The amount due as on 18/08/2026 is 1,19,93,829/- (Rupees One Crore Nineteen Lakh Ninety Three Thousand Eight Hundred Twenty Nine Only) with further interest, costs, other charges and expenses thereon from Mr. Hachang Tachang, S/o- Sri Tajab Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 & Mrs. Khyoda Bani, W/o- Hachang Tachang, Model Village, Near Galo Baptist Church, PO- Model Village, PS- Naharlagun, Arunachal Pradesh-791110 (Guarantor)

Please take note that this is a notice of 30 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 30 days.

The date of sale is fixed as 25/09/2026 which would be by e-auction mode.





Inspection of the scheduled properties and related documents/up to date EC etc by the intending purchasers/bidders may be done at their expense from **01/09/2026 to 24/09/2026** between **10.00 am to 4.00 pm**.

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as mentioned in the schedule

The Tender/bid Form with the Terms and conditions can be had on-line from the website (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) and using the provision in the system/software. The tender form and the terms and conditions would be available in the website.

The intending Bidders/ Purchasers are requested to register with online portal (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) using their mobile number and email id. Further, after completing their e-KYC, the intending Bidders/ Purchasers have to transfer the EMD amount in their e-Wallet by **24/09/2026** i.e before the e-Auction Date and time in the portal. The registration, e-KYC and transfer of EMD in wallet must be completed well in advance, before auction.

Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) **for depositing in bidders EMD Wallet**. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as **Cheques will not be accepted**. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason there for.

The successful bidder shall have to deposit 25% (twenty-five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of auction in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of money transfer. The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

Nodal Bank Account No. and A/c. Name	Branch name and IFS Code
A/C No, 98741047142 A/C Name: Routing Account	Branch Name: Dibrugarh Branch IFS Code:IDIB000D637

In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.

If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice.

This Notice is without prejudice to any other remedy available to the Secured Creditor



SCHEDULE

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

Details/ Description of Mortgaged Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encumbrance
Registered mortgage of land and building measuring 1271 Sq Mtrs in the name of Mr. Hachang Tachang at Model Village, PO- Model Village, PS- Naharlagun, Dist- Papumpare, Arunachal Pradesh- 791120 vide land possession certificate No. DC/ICC/LM/LPC-145/17/16 dated 30.09.2021. Mortgage Certificate No. DC/ICC/LM/LPC-145/17/16 dated 30.03.2022. Non-Encumbrance Certificate No. DC/ICC/LM/LPC-145/17/16 dated 30.03.2022 Bounded by: On the North by: Plot of Gami Yate On the South by: Plot of Tech Yate On the East by: Village Road (Colony) On the West by: Plot of Tech Yate	Rs. 4,07,89,000/- (Rupees Four Crore Seven Lakh Eighty Nine Thousand Only)	Rs. 40,78,900/- (Rupees Forty Lakh Seventy Eight Thousand Nine Hundred Only)	25/09/2026 (from 01:00 PM to 05:00PM) IDIB7306392864	Not Know Any

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Place: Itanagar
Date: 19/08/2026

AUTHORISED OFFICER

फुले इंडियन बैंक/For INDIAN BANK
 मुख्य प्रबंधक/Chief Manager
 शाखा इटानगर/Itanagar Branch