

SALE NOTICE OF E-AUCTION SALE (FOR IMMOVABLE PROPERTY/IES)
DATE FOR INSPECTION OF PROPERTY/IES 02.09.2026 FROM 10:00 AM TO 05:00 P.M

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation & Reconstruction of the Financial Assets and Enforcement of Security Interest Act 2002 (SARFAESI) 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 properties mortgaged/charged to the Secured Creditor, the symbolic/physical possession of which has been taken by the Authorised Officers of UCO Bank (Secured Creditor), will be sold on "As is where is", "As is what is" and "Whatever there is" basis on 11.09.2026 and invite bids from the intending purchasers for purchase of immovable properties mentioned hereunder.

Sr. No.	Branch Name Name of Branch Head & Contact No.	Description of the Movable/Immovable Properties Mortgaged	a) Date of Demand Notice b) Amount due as per Notice c) Date of Possession Notice d) Type of Possession	Reserve Price Earenest Money Bid Increase Amt.	Date/ Time of E-Auction
1.	CIVIL LINES, AMRITSAR Mr. Nitin Attari Mob. No. 9717477126 Borrower : Smt. Pooja W/o Rajinder Kumar, House No. MCA 3/666, Guru Ram Dass Nagar, Gidwari Gate, Amritsar, Punjab-143001. Guarantor : Mrs. Razonia W/o Sunny, House No. 1445/12, Abadi Gawal Mandi, Ram Tirath Road, Amritsar, Punjab-143001.	All that part and parcel of Residential Property measuring 50.00 Sq. yards bearing Khasra No. 400 min. Khatouni No. 614/994, Situated at Rakha Tung Pai, Sub Urban, Abadi Indira Colony, Batala Road, Amritsar. Title deed/wasika No. 2021-22/93/11/1054 dated 16.12.2021, Book No. 1 in the name of Smt. Pooja W/o Sh. Rajinder Kumar. Bounded as under : North : Prop. of Sh. Ashok Kumar, South : Other Property, East : Gali 10 feet wide, West : Other Property.	a) 13.01.2026 b) Rs. 19,12,134.92 as on 23.12.2025 plus pending interest and charges thereon c) 15.04.2026 d) Symbolic Possession	Rs. 21,00,000/- Rs. 2,10,000/- Rs. 10,000/-	11.09.2026 Between 1:00 PM to 5:00 PM
2.	VEROWAL Satnam Singh Mob. No. 9694321412 Borrower : Sh. Sagardeep Singh S/o Sukhdev Singh.	All that part and parcel of Residential Property measuring 00 kanal 10 Marla in VPO Bhutwind, Tehsil- Khadoor Sahib, Distt. Tarn Taran, Punjab-143118, Khewat No. 39/36, Khatoni No. 166 to 185, Khasra No. 174(0-2), 26/11/2(4-0), 26/11/2(3-8), 35/15/2(4-18), 35/17(8-0), 35/16/12(0-2), 35/16/12(2-0), 26/11/16(1-13), 26/11/16(2-1), 25/17/1(5-7), 25/16/17(4-2), 26/12/21(7-7), 35/11/2(7-7), 35/12/2(7-7), 35/13/2(3-6), 35/10/1(8-0), 35/19/8(0-0), 35/11/1(8-0), 35/12/8(0-0), 35/18/8(0-0), 26/11/2(2-11), 26/11/2(1-13), 26/13/1(2-11), 35/14/8(0-0), 26/14/2(1-12), 26/15/17(1-12), 35/13/1(4-1), 26/11/18(1-4), 26/13/21(2-3), 35/16/11(1-3), 35/16/21(1-3), 35/13/8(0-0), 26/12/20(5-0), 26/21/1(7-7), 26/16/2(2-1), 26/16/25(1-6-19), 35/14/2(2-3), 26/14/2(2-0), 26/15/12(2-7), 26/16/12(2-7), 26/17(8-0), 26/18/1(5-9), 26/13/2(5-7), 26/14/8(0-0), 21/3/2(3-0), 21/4/1(5-0), 26/17(8-0), 26/11/1(3-8), 26/24/1(1-7-7), 35/15/12min(2-9), 35/15/12min(7-2), 35/16/2(6-13), 35/17(8-0), 35/18(8-0), 35/23(7-2), 35/24(7-2), 35/25(7-2), 35/19(8-0), 35/22n/a(n), 35/21(8-0), 35/22(7-2), 35/16/1(13-9), Total Land measuring 340 Kanal 19 Marla out of this 10/6819 Share i.e. 10 Marla, Situated at V' ind, Te Khadoor Sahib, Distt. Tarn Taran-143118. Hadbast No. 140 as per Jamabandi for the year 2014-15. Bounded as under: East : Ownership, North: Gagandeep Singh Open Plot, South: Own Ownership.	a) 02.02.2026 b) Rs. 20,11,127/- as on 31/01/2026 plus pending interest and charges thereon . c) 12.05.2026 d) Symbolic Possession	Rs. 21,25,000/- Rs. 2,12,500/- Rs. 10,000/-	11.09.2026 Between 1:00 PM to 5:00 PM
3.	Railway Road, Jammu Ramesh Singh Chib Mob. No. 8713000085 Borrower : Mr. Bodh Raj S/o Late Charan Dass and Mr. Amit Isher S/o Bodh Raj, R/o House No. 137, Sector 02, Channi Himmat, Jammu (J&K). Pin 180015.	The Plot of Land measuring 12.50 Marlas Comprised under Khasra Number 322 Min. Khewat Number 73, Khata Number 420, Situated at Channi Himmat, Jammu along with Residential house constructed thereupon. Boundaries: East: Open Plot, West: House of Mr. Shashipal, North: House Of Girdharilal, South: Lane.	a) 20.02.2026 b) Rs. 13,23,200.79 as on 19.02.2026 plus pending interest and charges thereon . c) 05.05.2026 d) Symbolic Possession	Rs. 1,00,000/- Rs. 10,50,000/- Rs. 10,000/-	11.09.2026 Between 1:00 PM to 5:00 PM
4.	Lohian Khas, Jalandhar Mr. Attar Chand Mob. No. 8278832799 Borrower : Mr. Manjeet Singh S/o Sohan Singh.	All that part and parcel of Residential Property measuring 0 Kanal 10 Marla being 10/998 share of land measuring 49K-18MIs covered by Khewat/Khata no. 443/508 being Khasra no. 's' 56/10(8-0), 11(8-0), 20(8-0), 57/14/12(0-13), 14/2(4-4), 15/1/2(0-13), 15/2(4-4), 16(8-0), 17/1(6-13), 25/1(1-11) situated in area of village Lohian Khas (HB no. 192), Sub Tehsil Lohian, Tehsil Shahkot District Jalandhar as per jamabandi for the year 2014-15 of village Lohian. Title deed/ Wasika no. 2019-20/17/706 dated 18.02.2020, Book No., Volume Page no. in the name of Mr. Manjeet Singh S/o Sohan Singh. Bound as under: East: Smt. Manjit kaur, West Sh. Amrik Singh, North : Rasta, South : Sh. Sital Singh.	a) 23/05/2025 b) Rs. 9,67,728/- as on 30.04.2025 plus pending interest and charges thereon w.e.f. 30.05.2022. c) 07.08.2026 d) Symbolic Possession	Rs. 17,83,000/- Rs. 1,78,300/- Rs. 10,000/-	11.09.2026 Between 1:00 PM to 5:00 PM
5.	Sopore Pradeep Salgotra Mob. No. 9596986468 Borrower: Shri Mohammad Akbar Dar S/o Sonaulah Dar (Borrower) and Shri Sonaulah Dar (Guarantor) S/o Mahada Dar, R/o Bhat Mohalla Botingoo, Sopore, Tehsil Dangarpura, Distt. Baramulla, J&K-193201.	All that part and parcel of land measuring 15 Marlas (Fifteen marlas) along with a Shop constructed on the said land covered under Survey No. 1928 min Khewat No. 416 and Khata No. 1281, Situated at Botingoo Sopore, Tehsil Dangarpura, District Baramulla, J&K. Bounded as under as per Deed: East: House of Mr. Gulam Mohammad lone, West: Shop of Nasrullah Dar, North : Main Road Bandipora Kupwara, South: House of Ghulam Mohammad Tantray.	a) 19.08.2025 b) Rs. 17,11,614.88 as on 31.03.2025 plus pending interest and charges thereon. c) 26.02.2026 d) Symbolic Possession	Rs. 35,59,000/- Rs. 3,55,900/- Rs. 10,000/-	11.09.2026 Between 1:00 PM to 5:00 PM
6.	Srinagar Sandeep Kumar Mob. No. 9906092318 Borrower : 1. M/s New Food World Umerabad, Highway Road, Opp. Noora Hospital, Zainakadal, Srinagar 190012. 2. Showkat Hussain (Proprietor) R/o Umerabad, Highway Road, Opp. Noora Hospital Zainakadal, Srinagar 190012. 3. Hemayoon Kabir Kirmani (Guarantor), R/o Umerabad, Highway Road, Opp. Noora Hospital, Zainakadal, Srinagar 190012.	All that part and parcel of the property consisting of Land measuring 06 Marlas bearing Khasra No. 860 min. Khata No. 127 & khewat No. 17 min of estate zainakote, Tehsil Khasi (Shalleng), District Srinagar mortgaged to Bank by deposit of title deed on conveyance of sale deed dated 14-11-2006 duly registered by sub registrar, Srinagar on 28-11-2006 in the name of borrower Shri Showkat Hussain S/o Sh. Mohammad Highway Prop. M/s New Food World, R/o Umar Abad, Zainakot Srinagar.	a) 14.03.2022. b) Rs. 8,14,303.75 plus pending interest and charges thereon w.e.f. 31.03.2010. c) 02.06.2022 d) Symbolic Possession	Rs. 1,18,00,000/- Rs. 11,80,000/- Rs. 1,00,000/-	11.09.2026 Between 1:00 PM to 5:00 PM
7.	Srinagar Sandeep Kumar Mob. No. 9906092318 Borrower : M/s Chowdhary Brothers Company. Partners : Shri Mohd Ishaq Chowdhary and Mohd Shahid Chowdhary.	All that part and parcel of the property consisting of land measuring four kanals having factory shed constructed thereon falling under Khasra No. 1076 min Khewat No.118 and khata No. 618, Situated at Mouza Zakoora, Tehsil Srinagar owned by Mr. Mohd Ishaq Chowdhary.	a) 28.01.2020 b) Rs. 32,82,845 plus pending interest and charges thereon. c) 13.10.2020 d) Symbolic Possession	Rs. 4,44,06,000/- Rs. 44,40,060/- Rs. 10,000/-	11.09.2026 Between 1:00 PM to 5:00 PM

STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002

Terms & Conditions: 1. The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002. 2. The properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS". 3. The particulars of Secured Assets specified in the Schedule herein above have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation. 4. The auction sale will be "online through e-auction" portal <https://baanknet.com>. 5. The intending Bidders / Purchasers are requested to register on portal <https://baanknet.com> using their mobile number and email-id. Further, they are requested to upload requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2 working days), the intending Bidders/Purchasers has to transfer the EMD amount using online mode in his Global EMD Wallet ON before the e-Auction Date and time in the portal. The registration, verification of KYC documents and transfer of EMD in wallet must be completed well in advance, before auction. 6. Platform <https://baanknet.com> for e-Auction will be provided by e-Auction service provider. Help Desk No. o +91 82912 20220, Help Desk E-Mail ID : support.baanknet@psballance.com. The intending Bidders/Purchasers are required to participate in the e-Auction process at e-auction service provider's website <https://baanknet.com>. 7. The Sale Notice containing the General Terms and Conditions of sale is available / published in the websites /web page portal: <https://baanknet.com>. 8. The intending participants of e-auction may download free of cost, copies of the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-Auction related to this e-Auction from portal <https://baanknet.com>. 9. Bidder's Global Wallet should have sufficient balance (>=EMD amount) at the time of bidding. 10. During the e-auction bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted and the minimum increase in the bid amount must be as mentioned above to the last higher bid of the bidders. Ten (10) minutes time will be allowed to bidders to quote successive higher bid and if no higher bid is offered by any bidder after the expiry of ten minutes to the last highest bid, the e-auction shall be closed. 11. It is the responsibility of intending Bidder(s) to properly read the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-Auction and follow them strictly. In case of any difficulty or need of assistance before or during e-auction process may contact authorized representative of our e-Auction Service Provider <https://baanknet.com>. Details of which are available on the e-Auction portal. 12. After finalization of e-Auction by the Authorized Officer, only successful bidder will be informed by our above referred service provider through SMS/email. (On mobile no/ email address given by them/registered with the service provider). 13. The secured asset will not be sold below the reserve price. The Authorised Officer reserves the right to accept any or reject all bids, if not found acceptable or to postpone/cancel/adjourn/discontinue or vary the terms of the auction at any time without assigning any reason whatsoever and his decision in this regard shall be final. 15. The sale certificate shall be issued in favor of successful bidder on deposit of full bid amount as per the provisions of the act. 16. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting the bid. The bidder inspect the property in consultation with the dealing official as per the details provided. All statutory dues/ attendant charges /other dues including registration charges, stamp duty, taxes etc. shall have to be borne by the purchaser. 18. The Authorized Officer of the Bank shall not be responsible for any charge, lien, encumbrances, or any other dues to the Government or anyone else in respect of properties (E-Auctioned) not known to the bank. The Intending Bidder is advised to make their own independent inquiries regarding the encumbrances on the property including statutory liabilities, arrears of property tax, electricity dues etc. 19. The bidder should ensure proper internet connectivity, power back-up etc. The Bank shall not be liable for any disruption due to internet failure, power failure or technical reasons or reasons /contingencies affecting the e-auctions. 20. The successful bidder has to bear the TDS of 1% of the property value exceeds 50 lacs. 21. This notice is also to be treated as 15/30 days statutory sale notice to borrower and guarantor under Rule 9(1) Security Interest (Enforcement) Rules 2002. 22. In case of sole bidder the bid amount quoted in his/her bid form must be improved by at least one bid incremental value, lest the sale shall be cancelled/deferred. 23. Sale will not be confirmed if the borrower tenders to the bank contractual dues along with other expenses prior to the Authorised Officer issuing Sale Confirmation letter to the successful bidder, in such case the Bank shall refund without interest the entire amount remitted by the successful bidder. For any property related query may contact the Chief Manager (Recovery) Mr. Swapnil Mishra, Mob. No.7388989517, E-mail: zojindhar.rec@uco.bank.in.

DATE: 07.08.2026

Place: Jalandhar, Srinagar, Jammu, Sopore

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Chandigarh



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