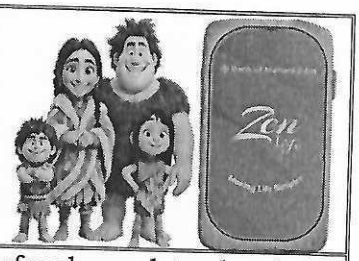
बैंक ऑफ़ महाराष्ट्र
Bank of Maharashtra
भारत सरकार का उद्यम
एक परिवार एक बैंक
Bhubaneswar Zonal Office, First Floor, Door, Sanchar Bhavan, Unit IX, Near Rupali Square, Bhubaneswar -751022
Phone No. - 0674 – 2540006/07 Email Id: dzm_bbsr@bankofmaharashtra.bank.in



Annexure-B

Terms and Conditions for sale of assets through online e-auction on under SARFAESI Act

Date of E- Auction: for 16.11.2026 and 30.11.2026 between 1.00 P.M. to 5.00 P.M with auto extension for 5 minutes in case bid is placed within last 5 minutes							
Last Date & Time for Submission of Bid / Deposit of EMD & Proof: for Sl.No.: 1 to 9 is on 15.11.2026 upto 5.00 PM and for Sl.No.: 10 & 11 is on 29.11.2026 upto 5.00 PM							
Date & Time of Inspection of Properties: for Sl.No.: 1 to 9 is 02.11.2026 to 10.11.2026 between 11.00 AM to 5.00 PM and for Sl.No.: 10 & 11 is 18.11.2026 to 27.11.2026 between 11.00 AM to 5.00 PM.							
Sl	Branch	Name of Borrowers/Guarantors & Address	Amount Due	Description of the property	Possession Type	Reserve Price / Earnest Money Deposit/ Bid Increment	Last date of bid submission with EMD (DD/MM/YYYY)
1	**Jharsuguda**	**Borrower: Mr. Puskar Karali/ Guarantor: Mrs. Khirabati Karali**, Both are at Address: At: Niktimal, Laikera, Jharsuguda-768213	O/L Rs. 15,91,916.43 as on 11.10.2023 plus future interest thereon.	All those pieces and parcels of Land situated being and lying at Mouza: Niktimal, Rangiatikra, **Khata No.: 475/126, Plot No.: 4775**, Tahasil: Laikera, Dist.: Jharsuguda, Sub Registrar: Jharsuguda, P.S.: Laikera, admeasuring Area: Ac.0.250 Dec. i.e. 1011.72 Square Meters, Bounded by East: Road, West: Plot No.: 4774(p), North: Plot No.: 4774, South: Plot No.: 4776, Area: Ac.0.250 Dec.	Symbolic	**Rs. 19,81,800/-** EMD - Rs. 1,98,180/- Bid increment: Rs.50,000/-	15.11.2026 up to 5.00 P.M.

Restricted

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA BHUBANESWAR ZONE

				(**Symbolic** Possession)			
2	Nabarangpur	**Borrower: Mr. Bharat Ranjan Chhati,** S/o: Mangalamani Chhati / **Co-Borrower: Mr. Sujit Chhati**, S/o: Mr. Bharat Ranjan Chhati, Both are At/P.O.: Kamta, Via: Anchalguma, Near UP School, Nabarangpur, Odisha 764059	O/L Rs. 16,25,149.14 as on 12.12.2025 plus future interest thereon.	All those pieces and parcels of Land & Building situated being and lying at Mouza/Village: Kamta, in the registration Dist.: Nabarangpur, under P.S.: Kamta, Tahasil: Tentulikhunti, admeasuring area 2178 Sq. Ft and bearing CTS/ Survey/**Khata No.: 546/232, Plot No.: 1146/2130,** to the extent of Ac.0.050 Dec., Kissam: Gharabari, within the jurisdiction of the Sub Registrar.: Nabarangpur, standing in the name of **Mr. Bharat Ranjan Chhati**, Bounded by East: Land of Sundar Damb, West: Land of Pram Ch Nayak, North: Land of Satyaban Christan, South: Land of Dharmadan Chhati, together with the building and structures/residential block constructed to/to be constructed thereon admeasuring 2178 Sq. Ft and all the fixture annexed thereto. (**Symbolic** Possession)	Symbolic	**Rs. 29,91,600/-** EMD - Rs. 2,99,160/- Bid Increment – Rs.50,000.00/-	15.11.2026 up to 5.00 P.M.

Restricted

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Name of Bidder	Signature of Bidder	Date

3	Jharsuguda	**Borrower: Tribikram Singh (Deceased) (Represented through its legal heirs),** S/o: Mr. Lambodara Singh / **Co-Applicant: Mrs. Arati Singh**, W/o: Late Tribikram Singh, Both are at Plot No.: 743/3234, Khatiyan No.: 212/847, Brundamal, Badmal, Jharsuguda, Odisha-768202 / **Guarantor: Mr. Rahitus Rohidas,** S/o: Mr. Krupa Rohidas, At: Brundamal, Badmal, Jharsuguda, Odisha-768202	O/L Rs. 60,45,796.13 as on 02.05.2025 plus future interest thereon.	All those pieces and parcels of Land & Building lying at Mouza: Brundamal, PS: Jharsuguda (Badmal), Dist.: Jharsuguda, bearing **Khata No.: 212/847, Plot No.: 743/3234**, admeasuring Area: Ac. 0.100 Dec., together with the Building and Structures/ Residential Block constructed/to be constructed thereon admeasuring 4356 sq.ft in aggregate and all the fixtures annexed thereto, Bounded by East: Plot No.: 743 (p), West: Road, North: Plot No.: 743 (p), South: Plot No.: 743 (p). **(Symbolic** Possession)	Symbolic	**Rs. 1,30,50,900/-** EMD - Rs. 13,05,090/- Bid Increment – Rs.50,000.00/-	15.11.2026 up to 5.00 P.M.
4	Baleshwar	**Borrower: Mrs. Shantilata Patri (Borrower For HSG),** W/o: Mr. Sadananda Patri / **Co-Borrower: Mr. Sadananda Patri (Co-Borrower For HSG),** S/o: Mr. Upendra Patri, Both	O/L Rs. 25,14,211.44 as on 29.11.2025 plus future interest thereon.	Equitable of Mortgage of All those pieces and parcels of Residential Land and Building situated at Mouza: Muruna, PS.: Simulia, P.S. No.: 136, Registration Dist.: Balasore, **Khata No.: 660/293, Plot No.: 18**, Area: Ac.0.11 Dec., Corresponding to Khata No.: 573, Kissam:	Symbolic	**Rs. 31,53,967/-** EMD - Rs. 3,15,397/- Bid Increment – Rs.50,000.00/-	15.11.2026 up to 5.00 P.M.

Restricted

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Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA
भुवनेश्वर अंचल
BHUBANESWAR ZONE

		are Address: At: Muruna (Dhobagadia), PO.: Gobindapur, PS.: Simulia, Dist.: Balasore, Odisha-756126		Gharabari, Standing in the name of Mrs. Shantilata Patri, W/o: Mr. Sadananda Patri, Bounded by East: Plot of Mr. Sadananda Patri, West: Plot of Nityananda Patri, North: Plot of Mr. Sadananda Patri, South: Road together with the Buildings and Structure/Residential Block constructed/to be constructed thereon and all the fixture annexed thereto. (**Symbolic** Possession)			
5	Balasore	**Borrower: M/s. N R Multi Service, Prop.: Mr. Girija Sankar Nayak**, S/o.: Nanda Kishore Nayak, At: Bagudi, PO.: Mahumuhan, Soro, Balasore-756045	O/L Rs.36,84,844.81/- as on 29.04.2023 plus future interest thereon.	1) All those pieces and parcels of the property situated at **Plot No.: 325/1276, Khata No.: 324/ 364**, corresponding to Khata No.: 324/167, corresponding to Khata No.: 260, Area: Ac.0.0202 Dec., Mouza: Utarasara Unit-5, P.S.: Soro, under Jurisdiction of SRO: Soro, Baragada, Dist.: Balasore, Standing in the name of Mr. Girija Sankar Nayak, S/o.: Nanda Kishore Nayak, Bounded by East: Plot No.: 620, West: Road, North: Plot of G S Nayak, South: Rest of Plot No.: 325, 2) All those pieces and parcels	Physical	**Rs. 46,15,200/-** EMD - Rs. 4,61,520/- Bid Increment – Rs.50,000.00/-	15.11.2026 up to 5.00 P.M

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.

Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA
भुवनेश्वर अंचल
BHUBANESWAR ZONE

				of the property situated at **Plot No.: 325/1266, Khata No.: 324/352**, corresponding to Khata No.: 324/167, corresponding to Khata No.: 260, Area: Ac.0.040 Dec., Mouza: Utarasara Unit-5, P.S.: Soro, under Jurisdiction of SRO: Soro, Baragada, Dist.: Balasore, Standing in the name of Mr. Girija Sankar Nayak, S/o.: Nanda Kishore Nayak, Bounded by East: Plot No.: 620, West: Road, North: Rest of Plot No.: 325, South: Rest of Plot No.: 325, Total Area of Both property: Ac.0.0602 Dec **(Physical** Possession)			
6	Saheed Nagar	**Borrower: Mr. Rabi Narayan Pradhan**, S/o: Mr. Arjun Pradhan / **Co-Borrower: Mrs. Mani Pradhan**, W/o: Mr. Rabi Narayan Pradhan, Both are at Mangalasahi, Khandapada, Near Mangala Mandir, Nayagarh,	Rs.25,47,259.00/- as on 18.12.2024 plus future interest thereon.	**Property-1:** All those pieces and parcels of Land situated being and lying at Mouza: Khandapada, in the Registration Dist.: Nayagarh, SRO: Khandapada, admeasuring Area: 871.2 Sq.ft. and bearing CTS/ Survey No./**Khata No.: 1962/114, Plot No.: 2343/ 5431**, Standing in the name of Mr. Rabi Narayan Pradhan, Bounded by East: Pathani Swain, West: Gobinda Das,	Symbolic	**Rs. 19,13,400/- [for property 1]** EMD – Rs.1,91,340/- **Rs.10,23,435/- [for property 2]** EMD – Rs.1,02,344/- Bid Increment – Rs.50,000.00/-	15.11.2026 up to 5.00 P.M.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA BHUBANESWAR ZONE

		Odisha - 752077		North: Road, South: Govt. Land & Road, **Property-2**: All those pieces and parcels of Land situated being and lying at Mouza: Khandapada, in the Registration Dist.: Nayagarh, SRO: Khandapada, admeasuring Area: 871.2 Sq.ft. and bearing CTS/Survey No./**Khata No.: 1962/101, Plot No.: 2335,** Standing in the name of Mrs. Mani Pradhan, Bounded by East: Raghunath Dalai, West: Kanhei Swain, North: Road, South: Road, together with Buildings and Structures/Residential Block constructed / to be constructed thereon and all the fixtures annexed thereto. (**Symbolic** Possession)			
7	Titlagarh	1. Mr. Lilamaya Sahu S/o Mr. Keshari Sahu AT – Kursud PO – Kursud, Sindhekela Dist. – Balangir - 767035 Contact No. 8117016922	Rs.14,96,041.78/- as on 10.06.2025 plus future interest thereon.	All those pieces and parcels of residential property situate being and lying at Mouza/Village – Kursud, Tahasil – Titilagarh, PS - Sindhekela, PS No – 45, PO – Kursud, bearing CTS/Survey Nos. HN No.- 275/383, Plot No.- 986/2126, admeasuring area 0.080 Dec,	Symbolic	**Rs. 19,45,980/-** EMD - Rs. 1,94,598/- Bid Increment – Rs.50,000/-	15.11.2026 up to 5.00 P.M.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

		2. Mrs. Sujata Sahu W/o Mr. Keshari Sahu AT – Kursud PO – Kursud, Sindhekela Dist. – Balangir - 767035 Contact No: 8328887020		Kissam Gharabari eka, owned by Mrs. Sujata Sahu, W/o – Keshari Sahu, bounded as follows; Boundaries: East: Land of Bholanath Sahu West: Land of Cheru Sahu, North: Land of Keshari Sahu, South: Road (Symbolic Possession)			
8	Bhubaneswar (1182)	M/s. Sai Swarna Bazar Grocery Trading, Prop.: Mrs. Madhusmita Khatei, , Guarantors: 1) Mrs. Swarnalata Mohanty, 2) Mr. Sushil Kumar Mohanty	O/L Rs.2,11,06,338.90/- as on 28.11.2023 plus future interest thereon.	Equitable Mortgage of Residential Land & Building Consisting of Mouza: Dasbatia, Tahasil: Bhubaneswar, Dist.: Khurda bearing Property No. 1) Khata No.: 18, Plot No.: 100, Sarad 2, Area: Ac.0.041 Dec, Mutation Khata No.: 75/604, Plot No.: 100/826, Area: Ac.0.041 Dec, Gharabari, Bounded by East: Land of Swarnalata Mohanty, West: Prasant Kumar Mohanty, North: Land of Prasant Kumar Mohanty, South: Road, Property No. 2) Khata No.: 18, Plot No.: 100, Sarad 2, Area: Ac.0.180 Dec, Mutation Khata No.: 75/596, Plot No.: 100/818, Area: Ac.0.180 Dec, Gharabari, Bounded by East: Land of Prasant Kumar Mohanty, West:	Symbolic	**Rs. 2,69,28,900/-** EMD - Rs. 26,92,890 Bid Increment – Rs.50,000/-	15.11.2026 up to 5.00 P.M.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA BHUBANESWAR ZONE

				Road, North: Plot No.: 97 & 109, South: Plot No.: 98 & 99. (Symbolic)/ *Known Encumbrances- SA is pending.			
9	**Bhubaneswar**	Borrower: **M/s. Clarion E Service Pvt. Ltd.,** Address: Plot No.: 551/2172, Samantarapur, Old Town, Bhubaneswar 751002 / Managing Director/Guarantor: **Mr. Bibhuti Bhusan Pradhan**, S/o.: Mr. Brajabandhu Pradhan, Address: At/PO.: Olla, Puri, Odisha-752014 / Directors/ Guarantors: A) **Mr. Dipak Kumar Jena**, S/o.: Mr. Shatrughna Jena, Address: At/PO.: Talajanga, Puri, Odisha-752002, B) **Mr. Kishore Kumar Chhotaray**, S/o.: Mr. Golakha Bihari Chhotaray, Address: At/PO.:	O/L Rs.1,32,22,921 / as on 16.06.2023 + future interest	All that piece & parcels of Residential Land & Building situated at Mouza: Orakol, Survey/**Khata No.: 183/39, Plot No.: 310/496**, Tahasil: Pipili, Dist.: Puri, Area of the Land is 2657 sqft together with the Building and Structures/Residential Block Constructed to/to be constructed thereon admeasuring 994 sq.ft (carpet) i.e. 2982 Sq.Ft (Built up), Standing in the name of Mr. Kishore Kumar Chhotaray, S/o.: Mr. Golakha Bihari Chhotaray, Bounded by East: Road, West: Property of Gurubari Shethi, North: Property of Sarat Guru and Others, South: Property of Sridhar Naik (Symbolic Possession)	Symbolic	**Rs. 1,88,16,000/-** EMD - Rs. 18,81,600/- Bid increment: Rs.50,000/-	15.11.2026 up to 5.00 P.M.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

		Orakol, Pipili, Puri, Odisha 752104, 2) Borrower: **M/s. BBP & Associates**, Prop.: Mr. Bibhuti Bhusan Pradhan, S/o.: Mr. Brajabandhu Pradhan, Address: At/PO.: Olla, Puri, Odisha-752014 / Guarantor: **Mr. Kishore Kumar Chhotaray**, S/o.: Mr. Golakha Bihari Chhotaray, Address: At/PO.: Orakol, Pipili, Puri, Odisha-752104					
10	**Titlagarh**	Borrower: **Mrs. Gitanjali Padhiari**, D/o.: Late Padmacharan Tripathy / Co-Borrower: **Mr. Ayush Subham Padhiari**, S/o.: Mr. Ram Krishna Padhiari, Both are Address: At: Ghantasunipada, Hatpada, Titilagarh, Dist.: Balangir, Odisha-767033	O/L Rs. 44,04,841 as on 07.05.2025 + future interest thereon	All those pieces and parcels of Residential Land and Building situated at Village/Mouza: Satighat, Titilagarh, Thana No.: 71, within the Sub registration District.: Titilagarh, in the Registration District: Balangir, bearing CTS/Survey No. **Khata No.: 116/1100, Plot No .: 106/2865**, P.S. No.: 71, Kissam: Gharabari, admeasuring Area: 3920 Sq. Ft,	Symbolic	**Rs. 35,88,000/-** EMD - Rs. 3,58,800/- Bid Increment – Rs.50,000.00/-	29.11.2026 up to 5.00 P.M.

Restricted

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BHUBANESWAR ZONE BANK OF MAHARASHTRA

				Standing in the name of Mrs. Gitanjali Padhiari, Bounded by East: Self Property, North: Jore/Nala, West: Plot of Kharu Majhi, South: Road, together with the Buildings and Structure/ Residential Block constructed/to be constructed thereon and all the fixture annexed thereto / (**Symbolic** Possession)			
11	**Jagatsinghpur**	Borrower: Mr. **Gagan Kumar Swain** / Co-Applicant: Mrs. **Sabitri Hati**, W/o.: Mr. Gagan Kumar Swain, Both are At: Podana, PO.: Salamanga, Via: Tirana, Dist.: Jagatsinghpur, P.S.: Erasama, Odisha 754138	O/L Rs, 40,93,295/ as on 16.06.2026 + future interest thereon.	All those pieces and parcels of Land & Building situated being and lying at Mouza/Village: Siha, Tahasil/P.S./SRO: Erasama, Dist.: Jagatsinghpur, Odisha-754139, admeasuring Area: Ac.0.065 Dec [2831.14 Square Feet], and bearing CTS/Survey/Khata No.: 562/238, Plot No.: 23/2030, to the extent of Area: Ac.0.065 Dec, Kissam: Gharabari, within the jurisdiction of the Sub Registrar: Erasama, in the name of Mrs. Sabitri Hati, Bounded by East: Bikram Keshari Das, West: Pratap Kumar Nayak, North: Plot No.: 891/982, South: Manoj Kumar Kanungo, together with the Buildings	Symbolic	**Rs. 46,72,000/-** EMD - Rs. 4,67,200/- Bid Increment – Rs.50,000.00/-	29.11.2026 up to 5.00 P.M.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA BHUBANESWAR ZONE

				and Structure/Residential Block constructed/to be constructed thereon and all the fixture annexed thereto / Symbolic			

1. Nature and Object of Online Sale:
   a. The online e-auction sale is with the object of Free and Fair Sale, Transparency and for achieving best-possible recovery of public money.
   b. The sale is governed by the Provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and Security Interest (Enforcement) Rules, 2002 and the following specific terms and conditions.

2. The auction sale will be On-line E-Auction / Bidding through website https://Baanknet.com on **16.11.2026 for S. No. 1-9 and 30.11.2026** for **S. 10 and 11** as aforementioned between 1.00 P.M to 5.00 P.M, with unlimited extension of 5 minutes time in case of receipt of bid in last 5 minutes. Bidders shall improve their offers in multiple of Rs.50,000/- during online bidding of the property.

3. Platform (https://BAANKNET.COM) for e-auction will be provided by e auction service provider M/s PSB Alliance having its Registered office as at Unit 1, 3rd Floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala East. Mumbai – 400037; (contact Phone & Toll-Free Numbers 91 8291220220). The intending Bidders/Purchasers are required to participate in the e-auction process at e-auction service provider's website https://Baanknet.com This Service Provider will also provide online demonstration/training on e-Auction on the portal.

4. The intending participants of e-auction may download free of cost, copies of Sale Notice, Terms and Conditions of e-auction, Help Manual on operational part of e-Auction from e-Bikray portal (https://BAANKNET.COM).

5. The intending Bidders / Purchasers are requested to register on portal (https://psballiance.in) using their mobile number and email id. Further, they will upload the requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2-3 working days), the intending Bidders/Purchasers has to transfer the EMD amount using online mode in his Global Wallet. Only after having sufficient EMD in his Wallet, the interested bidder will be able to bid on the date of e-auction.

6. Earnest Money Deposit (EMD) amount as mentioned above shall be paid online through only one mode i.e. NEFT (After generation of Challan from (https://BAANKNET.COM) in bidders Global EMD Wallet. NEFT transfer can be done from any Scheduled Bank. Payment of EMD by any other mode such as Cheque will not be accepted. Bidders not depositing the required EMD online, will not be accepted. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposited shall not bear any interest.

7. Bidders may give offers either for one or for all the properties, as the case may be. In case of offers for more than one property, bidders will have to deposit the EMD for each property. Bidder's Global Wallet should have sufficient balance (>=EMD amount) at the time of bidding.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA भुवनेश्वर अंचल BHUBANESWAR ZONE

8. It is the responsibility of intending Bidder(s) to properly read the Sale Notice, Terms and Conditions of e-auction, Help Manual on operational part of e-auction and follow them strictly.

9. In case of any difficulty or need of assistance before or during the 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.

10. 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).

11. The secured asset will not be sold below reserve price.

12. The successful bidder shall have to deposit 25% (twenty five percent) of the bid amount, less EMD amount deposited on the same day or not later than the next working day and the remaining amount shall be paid within 15 days from the date of auction in the account of The Authorized Officer, Bank of Maharashtra, through RTGS/NEFT in Account Name: BOM E AUCTION, Account No. **60406895006** Branch name: Bhubaneswar Branch, IFSC Code **MAHBH0001182** In case of failure to deposit the amounts as per 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 fresh auction/sale of the property & the defaulting bidder shall not have claim over the forfeited amount and property.

13. Caution to bidders:
    a. Property is sold on **"AS IS WHERE IS", "AS IS WHAT IS" AND "WHATEVER THERE IS"** basis after taking Physical/ Symbolic possession of the properties.

    b. To the best of knowledge and information of the Authorised Officers, there are no encumbrances on the properties. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction, physical area of property, and claims / rights / dues / affecting the property, prior to submitting their bid. Further the bidder/purchaser should make their own inquiries regarding any statutory liabilities, arrears of tax, claims etc. by themselves before making the bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation on the part 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 claims / rights / dues.

    c. The Bank does not undertake any responsibility to procure any permission/license, NOC, etc. in respect of the property offered for sale or for any dues like outstanding water/service charges, transfer fees, electricity dues, dues to the Municipal Corporation/local authority/Co-operative Housing Society or any other dues, taxes, levies, fees, transfer fees if any in respect of and/or in relation to the sale of the said property. Successful Bidder has to comply with the provisions of Income Tax regarding purchase of property & to pay the tax to the authorities as per applicable rates.

    d. Bidders are advised / cautioned to verify the concerned Revenue Records/ other Statutory authorities such as Sales Tax/Excise/Income Tax etc. and shall satisfy themselves regarding the

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA BHUBANESWAR ZONE

nature, description, condition, encumbrance, lien, charge, statutory dues, etc over the property before submitting their bids.

e. Bidders are advised to go through all the terms and conditions of sale and also in the corresponding public sale notice in the details before submitting the bid and participating in the online bidding/auction.

f. Statutory dues/liabilities etc., due to the Government/Local Body, if any, shown in the sale notice/tender document shall be borne by the purchaser(s).

g. The notice for sale is also being published in vernacular. The English version shall be final if any question of interpretation arises.

14. Inspection of Property/Immovable Assets:

a. Property/Assets can be inspected on the date(s) given in the public sale notice, and on any other at the discretion of Authorized Officer. For prior appointment please contact Mr.Debdas Mahapatra (Authorized Officer)

b. Bidders shall inspect the properties/Assets and satisfy themselves regarding the physical nature, condition, extent, etc of the properties/Assets.

c. Bidders are bound by the principle of caveat emptor (Buyer Beware).

15. Inspection of Title Deeds:

Bidder/s may inspect and verify the title deeds and other documents relating to the property available with the Bank.

16. Submission of bid forms:

a. Bids shall be submitted online only, within time and on or before the last date and time given in the sale notice.

b. Bidders may give offers either for one or for all the properties. In case of offers for more than one property bidders will have to deposit the EMD for each property.

c. Intending bidder should hold a valid e-mail id. All the correspondences will be done through E-mail. Interested bidders should have their own arrangements for internet service. Internet connectivity and other paraphernalia requirements shall have to be ensured by the bidders themselves.

d. Bids form shall be duly filled in with all the relevant details. The bidders should upload scanned copies of PAN card and proof of residential address, while submitting e- tender/bid form. The bidders other than individuals should also upload proper mandate for e bidding.

e. Bidders staying abroad/NRIs/PIOs/Bidders holding dual citizenship must submit photo page of his/her valid Indian Passport.

f. Incomplete/unsigned bids without EMD remittance details will be summarily rejected. NRI Bidders must necessarily enclose a copy of Photo page of his/her Passport.

g. Only copy of PAN Card, Passport, Voter's ID, Valid Driving License or Photo Identity Card issued by Govt. and PSU will be accepted as the identity document and should be submitted along with the bid form.

h. Original Identity Document copy of which is submitted along with the bid form must be produced on demand.

17. Bid Multiplier:

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BHUBANESWAR ZONE

The bidders shall increase their bids in multiplies of the amount specified in the public sale notice/Terms and condition of Sale.

18. Duration of Auction sale:
    a. Online auction sale will start automatically on and at the time given in the public sale notice/Tender Document.
    b. Auction/Bidding time will initially be for specified period and if bidding continues, the bidding process will get automatically extended five minutes duration of each and kept open till the auction-sale concludes.
    c. If any market-leading bid (bid higher than the highest at the point in time) is received within the last five minutes of closing time, the bidding time will be extended automatically by five minutes and if no bid higher than last quoted highest bid is received within the said extended five minutes, the auction sale will automatically get closed at the expiry of the extended five minute. There will thus be an extension of bidding-time, each of five minutes duration, till auction is concluded.
    d. Bidders are advised to enter their bid accordingly keeping in mind the five minutes duration.
    e. No complaint on time-factor or paucity of time for bidding will be entertained.

19. Online Bidding:
    a. Auction/ bidding will be only online bidding through the portal provided by the service provider.
    b. In case of sole bidder, the sale may be accepted or deferred, and property be brought for resale or otherwise sale will be deferred or cancelled.
    c. Bidders are cautioned to be careful while entering their bid amount and to check for alteration, if any, before confirming the same.
    d. No request/complaint of wrong bidding will be entertained for canceling the sale and in such case, the EMD amount will be forfeited.

20. Declaration of successful bidder:
    a. Highest bidder will be declared the successful bidder and sale will be confirmed in his favour in consultation of Secured Creditor. Intimation to this effect will be given through e-mail by service provider/Bank.
    b. Highest bid will be provisionally accepted on "subject to approval" basis and the highest bidder shall not have any right/title over the property until the sale is confirmed by the Authorized Officer.
    c. All intimations to bidder/auction purchaser will be primarily through e-mail by the service provider/Bank. Date of sending e-mail will be considered as date of intimation. If no intimation reaches, bidders are expected to take efforts to find out status from the Bank. Non-receipt of intimation should not be an excuse for default/non-payment.

21. Deposit of purchase price:
    a. The bidder declared successful, shall pay, immediately on the same day after such declaration, a deposit of 25% (less EMD already paid) on the amount of his purchase money.

    b. In case of the auction-sale proceeding and concluding beyond the banking transaction hours, the deposit of 25% of purchase price (less EMD already paid) shall be remitted before 5.00 p.m. of the next working day.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

c. The balance amount of purchase money shall be paid on or before the fifteenth day from the date of the sale or within such period as may be extended, for the reason to be recorded, by the Authorised Officer.

d. It shall be the responsibility of the successful bidder to remit the TDS @ 1% as applicable u/s 194 1-A, if the aggregate of the sums credited or paid for such consideration is Rs.50.00 lakhs or more. TDS should be filed online by filling form 26QB & TDS certificate to be issued in form 16 B. The purchaser has to produce the proof of having deposited the income tax into the government account.

22. Default of Payment:

a. Default of payment of 25% of bid amount (less EMD) on the same day or the next working day as stated in para 21 above and 75% of balance bid amount within the stipulated time shall render automatic cancellation of sale without any notice and Bank will be entitled to resale the property.

b. The EMD and any other monies paid by the successful bidder shall be forfeited by the Authorised Officer of the Bank.

23. Sale Certificate / Payment of Stamp Duty:

a. On confirmation of the sale by the Bank and compliance of the terms of payment, the Authorized Officer shall issue a certificate of sale of the said property in favour of the successful bidder/purchaser in the form given in Appendix V to Enforcement of Security Interest Rules. The sale certificate shall be issued only in the same name in which the tender /bid is submitted.

b. No request for inclusion/substitution of names, other than those mentioned in the bid, in the sale certificate will be entertained.

c. Sale Confirmation/Sale Certificate shall be collected in person or through an authorized person.

d. The successful bidder would bear all the charges/fees payable for conveyance such as stamp duty, registration fee or any other cost as applicable as per law. All statutory/non stator dues, taxes, rates, assessments, charges fees etc. will be responsibility of the successful bidder only.

e. The Sale Certificate will not be issued pending operation of any stay/ injunction/ restraint order passed by the DRT/DRAT/High Court or any other court against the issue of Sale Certificate. Further no interest will be paid on the amount deposited.

f. The deposit made by the successful bidder, pending execution of Sale Certificate, will be kept in non-interest-bearing deposit account.

g. No request for return of deposit either in part or full/cancellation of sale will be entertained.

24. Return of EMD:

a. EMD of unsuccessful bidder/s will be returned by the Service Provider to the bank account details provided by him/her/them at the time of submission of bid.

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

b. Unsuccessful bidders shall ensure return of their EMD and if not, immediately to contact the Authorised Officer of the Bank.

25. Stay/Cancellation of Sale:

In case of stay of further proceedings by DRT/DRAT/High Court or any other Court, the auction may either be deferred or cancelled and persons participating in the sale shall have no right to claim damages, compensation or cost for such postponement or cancellation.

26. Delivery of Title Deeds:

The title deeds and other documents related to the property and deposited with the Bank for creation of Equitable Mortgage shall be delivered to the Successful bidder/Auction Purchaser, on execution of the Sale Certificate.

27. Delivery of possession:

All expenses and incidental charges there-to shall be borne by the auction purchaser.

28. Other Conditions:

a. The Authorized Officer will be at liberty to amend/ modify/ delete any of the conditions as may be deemed necessary in the light of facts and circumstances of each case.
b. The Bank has the absolute right and discretion to accept or reject any bid or adjourn/postpone/cancel the sale/modify any terms and conditions of the sale without any prior notice and assigning any reason.
c. The Authorized Officer reserves the right to accept or reject all or any bid or bids without assigning any reason and to postpone or cancel the sale without assigning any reason.
d. Bidders shall be deemed to have read and understood all the conditions of sale and are bound by the same.
e. No counteroffer/conditional offer/conditions by the bidder and/or successful bidder will be entertained.
f. The Borrowers attention is invited to the provisions of sub-section 8 of section 13 of the Act in respect of time available, to redeem the secured asset.
g. Particulars specified in respect of the property in the public notice have been stated to the best of the information of the Authorized Officer/Bank and Bank would not entertain any claim or representation in that regard from the bidders.
h. This publication is also 30 days' notice/15 days' notice required under SARFAESI Act to the above borrower/guarantor.
i. Disputes, if any, shall be within the jurisdiction of Orissa Courts only.
j. Words and expressions used herein above shall have the same meaning as assigned to them in SARFAESI Act, 2002, and the Rules framed thereunder.

बैंक ऑफ महाराष्ट्र
BANK OF MAHARASHTRA

प्राधिकृत अधिकारी / Authorised Officer
Authorized Officer, भुवनेश्वर
Zonal Office, Bhubaneswar
Bank of Maharashtra

Place: Bhubaneswar
Date: **28.10.2026**

Restricted

I/We have carefully gone through terms and conditions for e-auction and unconditionally accept it.		
Name of Bidder	Signature of Bidder	Date

BANK OF MAHARASHTRA

ZONAL OFFICE: BHUBANESWAR

1st Floor, Dawn Sanchar Bhavan, Unit-IX, Near Rupali Square, Bhubaneswar -751022, E-mail: cmrecovery_bhu@bankofmaharashtra.bank.in

E-AUCTION SALE NOTICE

(E-Auction) Sale of secured immovable Assets under SARFAESI Act, 2002

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(5) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Notice is hereby given to the public in general and in particular to the Borrowers/Co-Borrowers/Co-Applicants/Guarantors that the below described immovable properties mortgaged/charged to the Secured Creditor, the possession of which have been taken by the Authorised Officer of **Bank of Maharashtra**, will be sold on **"As is where is", "As is what is", "Whatever there is" and "Without Recourse" basis** on Auction Date mentioned hereunder, for recovery of balance due to the Bank of Maharashtra from the Borrowers as mentioned in the table below. Details of Borrowers/Co-Borrowers/Co-Applicants/Guarantors, amount due, short description of the immovable properties and encumbrances known thereon, possession type, reserve price, earnest money deposit and Bid increment amount are also given as under.

Sl. No.	BRANCH & CONTACT NO. / Name and Address of Borrowers/ Co-Borrowers/Co-Applicants/Guarantors	Short Description of the immovable properties with known encumbrances / Possession Type	Amount Due (Rs.)	Reserve Price / EMD / BID Increment Amount	Date & Time of E-Auction
1.	**BHUBANESWAR BRANCH / (BRANCH PH.NO : 9040716827) /** **Borrowers: 1) M/s. Sai Swarna Bazar Grocery Trading, Prop.: Mrs. Madhusmita Khatei, Regd. Address:** Plot No.- 157, At- Sahani Kashipur, PO: Tamando, Via: Jenia, Bhubaneswar-752054, Odisha, 2) Mrs. **Madhusmita Khatei, Address:** House No.- 39, Sahani Kashipur, PO.: Tamando, Dist.- Khurda / **Guarantors: 1) Mrs. Swarnalata Mohanty, 2) Mr. Sushil Kumar Mohanty,** Both are at **Address:** House No.- 39, Sahani Kashipur, PO.: Tamando, Dist.: Khurda.	Equitable Mortgage of Residential Land & Building Standing in the name of **Mrs. Swarnalata** Mohanty Consisting of Mouza: Dashatta, Tehsil: Bhubaneswar, Dist.: Khurda bearing **1)** Khata No.- 18, Plot No.- 100, Sarad 2, Area: Ac.0.041 Dec, Mutation Khata No.- 75/604, Plot No.- 100/825, Area: Ac.0.041 Dec, Gharaban, Bounded by East: Land of Swarnalata Mohanty, West: Prasant Kumar Mohanty, North: Land of Prasant Kumar Mohanty, South: Road, **2)** Khata No.- 18, Plot No.- 100, Sarad 2, Area: Ac.0.180 Dec, Mutation Khata No.- 75/595, Plot No.- 100/816, Area: Ac.0.180 Dec, Gharaban, Bounded by East: Land of Prasant Kumar Mohanty, West: Road, North: Plot No.- 97 & 109, South: Plot No.- 99 & 99 / **Symbolic** (* Known Encumbrances: SA is Pending)	₹ 2,11,06,358.90 as on 28.11.2025 + future interest	₹ 2,62,28,900/- / ₹ 26,92,890/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
2.	**BHUBANESWAR BRANCH / (BRANCH PH.NO : 9040716827) /** **1) Borrower: M/s. Clarion E Service Pvt. Ltd., Address:** Plot No.: 5512/4172, Samantarapur, Old Town, Bhubaneswar - 751002 / **Managing Director/Guarantor: Mr. Bibhuti Bhusan Pradhan,** S/o.: Mr. Brajabandhu Pradhan. **Address:** At/PO: Olla, Puri, Odisha-752014 / **Directors/ Guarantors A) Mr. Dipak Kumar Jena,** S/o.: Mr. Shatrughna Jena. **Address:** At/PO.: Talsanga, Puri, Odisha- 752002 **B) Mr. Kishore Kumar Chhotaray,** S/o: Mr. Golakha Bihari Chhotaray. **Address:** At/PO: Orakol, Pipli, Puri, Odisha-752104. **2) Borrower: M/s. BBP & Associates, Prop.: Mr. Bibhuti Bhusan Pradhan,** S/o.: Mr. Brajabandhu Pradhan. **Address:** At/PO: Olla, Puri, Odisha- 752014 / **Guarantor: Mr. Kishore Kumar Chhotaray,** S/o.: Mr. Golakha Bihari Chhotaray. **Address:** At/PO.: Orakol, Pipli, Puri, Odisha-752104	All those pieces & parcels of Residential Land & Building situated at Mouza: Oraikol, Survey/Khata No.- 163/39, Plot No.- 310/486, Tahasil: Pipli, Dist.: Puri, Area of the Land is 2657 sqft together with the Building and Structures/Residential Block Constructed to be constructed thereon admeasuring 994 sq.ft (carpet) i.e. 2982 Sq.Ft (Built up), Standing in the name of **Mr. Kishore Kumar Chhotaray,** S/o.: Mr. Golakha Bihari Chhotaray, Bounded by: East: Road, West: Property of Gurudeb Swain, North: Property of Sarat Guru and Others, South: Property of Sridhar Naik / **Symbolic**	₹ 1,32,22,921/- as on 16.06.2023 + future interest	₹ 1,88,16,000/- / ₹ 18,81,600/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
3.	**NABARANGPUR BRANCH / (BRANCH PH.NO.: 8114611243) /** **Borrower: Mr. Bharat Ranjan Chhati,** S/o: Mangalamani Chhati / **Co-Borrower: Mr. Sujit Chhati,** S/o: Mr. Bharat Ranjan Chhati. Both are At/P.O : Kamila, Via: Anchalguma, Near UP School, Nabarangpur, Odisha-764059	All those pieces and parcels of Land & Building situated being and lying at Mouza/Village: Kamla, in the Registration Dist. Nabarangpur, under P.S. Kamla, Tahasil: Tentulikhunti, admeasuring area 2178 Sq. Ft and bearing CTS/ Survey/Khata No. 548/232, Plot No. 1148/2130, to the extent of Ac.0.050 Dec., Kissam: Gharaban, within the jurisdiction of the Sub Registrar, Nabarangpur, standing in the name of **Mr. Bharat Ranjan Chhati,** Bounded by East: Land of Sundar Dalai, West: Land of Prem Ch Nayak, North: Land of Satyanan Chhatan, South: Land of Dharmadan Chhati, together with the Building and Structures/Residential Block constructed to be constructed thereon admeasuring 2178 Sq. Ft and all the fixture annexed thereto / **Symbolic**	₹ 16,25,149.14 as on 12.12.2025 + future interest	₹ 29,91,600/- / ₹ 2,99,160/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
4.	**JHARSUGUDA BRANCH / (BRANCH PH.NO.: 8779961467) /** **Borrower: Mr. Puskar Karali / Guarantor: Mrs. Khirabati Karali,** Both are at **Address:** At: Nikimal, Laikera, Jharsuguda-768213	All those pieces and parcels of Land situated being and lying at Mouza: Nikimal,Rangiatikira, Khata No.: 475/126, Plot No.: 4775, Tahasil: Laikera, Dist.: Jharsuguda, P.S.: Laikera, admeasuring Area: Ac.0.250 Dec. i.e. 1011.72 Square Meters, Bounded by East: Road, West: Plot No.: 4774(p), North: Plot No.: 4774, South: Plot No.: 4776 / **Symbolic**	₹ 15,91,916.43 as on 11.10.2023 + future interest	₹ 19,81,800/- / ₹ 1,98,180/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
5.	**JHARSUGUDA BRANCH / (BRANCH PH.NO.: 8779961467) /** **Borrower: Tribikram Singh (Deceased) (Represented through its legal heirs),** S/o: Mr. Lambodara Singh / **Co- Applicant: Arati Singh,** W/o: Late Tribikram Singh. Both are at Plot No.: 743/3234, Khatiyan No.: 212/ 847, Brundamal, Badmal, Jharsuguda, Odisha-768202 / **Guarantor: Mr. Rahtus Rohidas,** S/o: Mr. Krupa Rohidas. At: Brundamal, Badmal, Dist : Jharsuguda, Odisha-768202	All those pieces and parcels of Land & Building lying at Mouza: Brundamal, PS: Jharsuguda (Badmal), Dist: Jharsuguda, bearing Khata No.: 212/847, Plot No.: 743/3234, admeasuring Area: Ac. 0.160 Dec., Standing in the name of **Late Tribikram Singh (Represented through its legal heirs)**, together with the Building and Structures/ Residential Block constructed to be constructed thereon admeasuring 4356 sq.ft in aggregate and all the fixtures annexed thereto, Bounded by East: Plot No.: 743 (p), West: Road, North: Plot No.: 743 (p), South: Plot No.: 743 (p) / **Symbolic**	₹ 60,45,796.13 as on 02.05.2025 + future interest	₹ 1,30,50,900/- / ₹ 13,05,090/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
6.	**BALESHWAR BRANCH / (BRANCH PH.NO.: 8517946209) /** **Borrower: Mrs. Shantilata Patri** (Borrower For HSC), W/o: Mr. Sadananda Patri / **Co-Borrower: Mr. Sadananda Patri** (Co-Borrower For HSC), S/o: Mr Upendra Patri, Both are Address: At: Mohanta (Dhubagadia), PO.: Gobindapur, PS: Simulia, Dist.: Balasore, Odisha-756060	Equitable Mortgage of All those pieces and parcels of Residential Land and Building situated at Mouza: Mohanta, PS: Simulia, P.S: Balasore, Khata No.: 660/290, Plot No.: 132, Registration Dist.: Balasore, Khata No.: 660/290, Plot No.: 92, Area: Ac.0.11 Dec. Corresponding to Khata No.: 573, Kissam: Gharaban, Standing in the name of **Mrs. Shantilata Patri,** W/o: Mr. Sadananda Patri, Bounded by: East: Plot of Mr. Sadananda Patri, West: Plot of Niyananda Patri, North: Plot of Mr. Sadananda Patri, South: Road together with the Buildings and Structure thereto / **Symbolic**	₹ 25,14,211.44 as on 29.11.2025 + future interest	₹ 31,53,967/- / ₹ 3,15,397/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
7.	**BALESHWAR BRANCH / (BRANCH PH.NO.: 8517946209) /** **Borrower: M/s. N R Multi Service,** Prop.: **Mr. Girija Sankar Nayak,** S/o: Nanda Kishore Nayak. At: Bagajudi, PO: Mahunchian, Dist: Balasore-756045	1) All those pieces and parcels of the property situated at Plot No.: 325/1276, Khata No.: 324/ 364, corresponding to Khata No.: 324/167, corresponding to Khata No.: 260, Area: Ac. 0.0202 Dec., Mouza: Uttarasara Unit-5, P.S.: Soro, under Jurisdiction of SRO: Soro, Baragada, Dist.: Balasore, Standing in the name of **Mr. Girija Sankar Nayak,** S/o.: Nanda Kishore Nayak, Bounded by: East: Plot No.: 620, West: Road, North: Plot of G S Nayak, South: Rest of Plot No.: 325, **2)** All those pieces and parcels of the property situated at Plot No.: 325/1266, Khata No.: 324/352, corresponding to Khata No.: 324/167, corresponding to Khata No.: 260, Area: Ac.0.040 Dec., Mouza: Uttarasara Unit-5, P.S.: Soro, under Jurisdiction of SRO: Soro, Baragada, Dist.: Balasore, Standing in the name of **Mr. Girija Sankar Nayak,** S/o.: Nanda Kishore Nayak, Bounded by: East: Plot No.: 620, West: Road, North: Rest of Plot No.: 325, South: Rest of Plot No.: 325, **Total Area of Both property: Ac 0.0602 Dec** / Physical	₹ 36,84,844.81 as on 29.04.2023 + future interest	₹ 48,15,200/- / ₹ 4,81,520/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
8.	**SAHEED NAGAR BRANCH / (BRANCH PH.NO.: 0604810797) /** **Borrower: Mr. Rabi Narayan Pradhan,** S/o. Mr. Arjun Pradhan / **Co-Borrower: Mrs. Mani Pradhan,** W/o: Mr. Rabi Narayan Pradhan. Both are at: Mangalapahi, Khandapada, Near Mangala Mandir, Nayagarh, Odisha - 752077	**Property-1:** All those pieces and parcels of Land situated being and lying at Mouza: Khandapada, in the Registration Dist.: Nayagarh, SRO: Khandapada, admeasuring Area: 871.2 Sq.ft. and bearing CTS/Survey No./Khata No.: 1962/ 114, Plot No.: 2343/5431, Standing in the name of **Mr. Rabi Narayan Pradhan,** Bounded by: East: Pathani Swain, West: Gobinda Das, North: Road, South: Govt. Land & Road. **Property-2:** All those pieces and parcels of Land situated being and lying at Mouza: Khandapada, in the Registration Dist.: Nayagarh, SRO: Khandapada, admeasuring Area: 871.2 Sq.ft. and bearing CTS/Survey No.: Khata No.: 1962/101, Plot No.: 2335, Standing in the name of **Mrs. Mani Pradhan,** Bounded by: East: Raghunath Dalai, West: Kanhai Swain, North: Road, South: Road, together with Buildings and Structures/Residential Block, constructed / to be constructed thereon and all the fixtures annexed thereto / **Symbolic** (* Known **Encumbrances: HC Writ is Pending**)	₹ 25,47,259/- as on 16.12.2024 + future interest	**Property-1:** ₹ 19,13,400/- / ₹ 1,91,340/- / ₹ 50,000/- **Property-2:** ₹ 10,23,436/- / ₹ 1,02,344/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
9.	**TITLAGARH BRANCH / (BRANCH PH.NO.: 9937481123) /** **Borrower: Mr. Litamaya Sahu,** S/o: Mr. Keshari Sahu, At: Kursud, PO: Kursud, Sindhekela, Dist: Bolangir - 767033 / **Guarantor: Mrs. Sujata Sahu,** W/o: Mr. Keshari Sahu, At: Kursud, PO: Kursud, Sindhekela, Dist.: Bolangir - 767033	All those pieces and parcels of Residential Property situated being and lying at Mouza/Village: Kursud, Tahasil: Titlagarh, PS: Sindhekela, PS No.: 45, PO: Kursud, Dist.: Bolangir, bearing CTS/Survey Nos.: HN No.: 2759/383, Plot No.: 2356-2126, admeasuring Area: Ac.0.060 Dec., Kissam: Gharabari-eka, owned by **Mrs. Sujata Sahu,** W/o: Mr. Keshari Sahu, Bounded by: East: Land of Bholanath Sahu, West: Land of Charu Sahu, North: Land of Keshari Sahu, South: Road / Symbolic	₹ 14,96,041.78 as on 10.05.2025 + future interest	₹ 19,45,850/- / ₹ 1,94,598/- / ₹ 50,000/-	16.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
10.	**TITLAGARH BRANCH / (BRANCH PH.NO.: 9937481123) /** **Borrower: Mrs. Gitanjali Padhlari,** D/o: Late Padmacharan Tripathy / **Co-Borrower: Mr. Ayush Subham Padhlari,** S/o: Mr. Rum Krishna Padhlari, Both are Address: At: Ghantasurupada, Helpada, Titlagarh, Dist.: Balangir, Odisha-767033	All those pieces and parcels of Residential Land and Building situated at Village/Mouza: Selghat, Titlagarh, Thana No.: 71, within the Sub registration District.: Titlagarh, in the Registration District: Balangir, bearing CTS/Survey No./Khata No.: 1161/1100, Plot No.: 106/2565, P.S. No.: 71, Kissam: Gharabari, admeasuring Area: 3920 Sq. Ft, Standing in the name of **Mrs. Gitanjali Padhlari,** Bounded by East: Self Property, North: Jore/Nala, West: Plot of Kharu Majhi, South: Road, together with the Buildings and Structure/Residential Block constructed/to be constructed thereon and all the fixture annexed thereto / Symbolic	₹ 44,04,841/- as on 07.05.2025 + future interest	₹ 35,85,000/- / ₹ 3,58,800/- / ₹ 50,000/-	30.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes
11.	**JAGATSINGHPUR BRANCH / (BRANCH PH.NO.: 7064565587) /** **Borrower: Mr. Gagan Kumar Swain / Co-Applicant: Mrs. Sabitri Hati,** W/o: Mr. Gagan Kumar Swain. Both are At: Podana, PO: Salamanga, Via: Tirana, Dist.: Jagatsinghpur, P.S: Erasama, Odisha-754138	All those pieces and parcels of Land & Building situated being and lying at Mouza/Village: Sina, Tahasil: P.S./SRO: Erasama, Dist.: Jagatsinghpur, Odisha-754139, admeasuring Area: Ac.0.065 Dec (2831.14 Square Feet), and bearing CTS/Survey/Khata No.: 562/238, Plot No.: 23/2030, to the extent of Area: Ac.0.065 Dec, Kissam: Gharaban, within the jurisdiction of the Sub Registrar: Erasama, in the name of **Mrs. Sabitri Hati,** Bounded by East: Bikram Keshari Dash, West: Pratap Kumar Nayak, North: Plot No.: 891/982, South: Manoj Kumar Kanungo, together with the Buildings and Structure/Residential Block constructed/to be constructed thereon and all the fixture annexed thereto / Symbolic	₹ 40,93,295/- as on 16.06.2026 + future interest	₹ 46,72,000/- / ₹ 4,67,200/- / ₹ 50,000/-	30.11.2026 between 1.00 PM to 5.00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes

Last Date & Time for Submission of Bid / Deposit of EMD & Proof: for Sl.No.: 1 to 9 is on 15.11.2026 upto 5.00 PM and for Sl.No.: 10 & 11 is on 29.11.2026 upto 5.00 PM

Date & Time of inspection of Properties: for Sl.No.: 1 to 9 is 02.11.2026 to 10.11.2026 between 11.00 AM to 5.00 PM and for Sl.No.: 10 & 11 is 16.11.2026 to 27.11.2026 between 11.00 AM to 5.00 PM

Note: This Notice is treated as 15/30 days Notice for Concerned Borrowers/Co-Borrowers/Co-Applicants/Guarantors. The Auction Sale will be online E-Auction/Bidding through Website https://baanknet.com. For detailed terms and conditions of the sale, please refer to the link "https://www.bankofmaharashtra.bank.in" provided in the Bank's website.

Place : Bhubaneswar
Date: 28.10.2026

Authorised Officer
Bank of Maharashtra

Orissa POST_28.10.2026