REGD. A/D\DASTI\AFFIXATION\BEAT OF DRUM

SALE PROCLAMATION

OFFICE OF THE RECOVERY OFFICER-II

IN THE DEBTS RECOVERY TRIBUNAL, JABALPUR

2nd & 3rd Floor, Sanchar Vikas Bhawan (BSNL Building), Residency Road, Near Head Post Office, South Civil Lines, Jabalpur (M.P.) 482001

Case No.:RC 363/2019 **in O.A. No.**677/2018

E-Auction No.261 /2026

PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANKS AND FINANCIAL INSTITUTIONS ACT, 1993

UNION BANK OF INDIA

Vs

SHRI DHARAMVEER SINGH

To,

Certificate Debtor No. :-

1) Mr. Dharamveer Singh S/o Shri Narendra Singh
R/o Village- Arvariya, Tehsil & Distt. Vidisha (M.P.)
Also at: Khai Road, Top pura, Vidisha (M.P.)
2) Mr. Karam Veer Singh Sandhu, S/o Shri Narendra Singh
R/o Ward No. 9, Badi Bazariya, Top Pura, Tehsil & Distt. Vidisha (M.P.)

Whereas you have failed to pay the sum of **Rs.10,98,532.44 (Rupees Ten Lakh Ninety Eight Thousand Five Hundred Thirty Two and Forty Four Paise only)** (CD No. 1 and 2 are jointly and severally liable to pay Rs.5,54,551.00 due in CKFM account and CD No. 1 is further liable to pay Rs.5,43,981.44 dues in CCCK amount) payable by you/him in respect of Recovery Certificate in **O.A. No. 677/2018**issued by the Presiding Officer, Debts Recovery Tribunal, Jabalpur with interest at **11.00%** p.a. with simple Interest from **11-06-2018** and costs payable as per recovery certificate till realization.

And whereas the undersigned has ordered the sale of properties mentioned in the Schedule below in satisfaction of the said certificate.

Notice is hereby given that in absence of any order of postponement, the said property shall be sold on **18-11-2026** between 12:00 PM to 01:00 noon, with extension of 5 minutes duration after 01:00 noon, if required by e-auction and bidding shall take place through "On line Electronic Bidding" through **Website:https://baanknet.com**

The sale will be of the property of the certificate debtors above named as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as those have been ascertained, are those specified in the schedule.

The property will be put up for the sale specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the amount mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned.

The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned as provided by the certificate holder bank, but the undersigned shall not be answerable for any error, mis-statement or omission in this proclamation.

DEBTS RECOVERY TRIBUNAL JABALPUR

15-09-26

No officer or other person, having any duty to perform in connection with sale, however, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the conditions prescribed in Second Schedule of the Income Tax Act, 1961 and the rules made there under and to the further following conditions: -

1. The reserve price below which the properties (mentioned below) shall not be sold is for Property is **for Prop. No. 1 Rs.41,20,000.00 (Rupees Forty One Lakh Twenty Thousand only); Prop. No. 2 Rs.47,50,000.00 (Rupees Forty Seven Lakh Fifty Thousand only).**
2. The amount by which the biddings are to be increased shall be **for Property is for Prop. No. 1 Rs.42,000.00 (Rupees Forty Two Thousand only); Prop. No. 2 Rs.50,000.00 (Rupees Fifty Thousand only)**in the event of any dispute arising as to the amount of bid, or as to the bidder, the lot shall at once be again put up to auction.

3. The highest bidder shall be declared to be the purchaser of auctioned property provided that the amount bid by him/her is not less than the reserve price. It shall be in the discretion of the undersigned to decline/acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so.

4. The intending bidders should register the participation with the service provider-well in advance and get user ID and password for participating in E-auction. It can be procured only when the requisite earnest money is deposited in prescribed mode below.

5. 10% of the upset/reserve price i.e., EMD shall be deposited latest by till 05:00 PM on **16-11-2026** in Wallet Bank Asset Auction Network (BAANKNET) **https://baanknet.com** EMD deposited thereafter shall not be considered for participation in the e- auction.

6. In addition to above, the copy of PAN Card, Address Proof and Identity Proof, E-mail ID, Mobile Number, in case of the company, copy of board resolution passed by the Board of Directors of the company or any other document confirming representation/attorney of the company and the Receipt/Counter File of such deposit should reach to the said service provider through e-auction website by uploading softcopies on or before till 05:00 PM on **16-11-2026** and also hard copies alongwith EMDs deposit receipts should reach at the **Office of Recovery Officer, DRT, Jabalpur**, by **16-11-2026**. It is also held that earnest money of unsuccessful bidders shall be returned back in the respective accounts of such bidders through the same mode of payment.

7. Prospective bidder may avail online training from service provider:

Name of Auction Agency	Bank Asset Auction Network (BAANKNET)
Helpline Nos.	+91- 82912 20220
Helpline Email Address	support.baanknet@psballiance.com
Bank Officer	Shri Krishna Kumar Mehar, Chief Manager, Mob. No. 9584686594
Date and Time for property inspection	**02-11-2026** between 12.00 PM and 4.00 PM

8. EMD once deposited shall not be allowed to withdraw until the proposed bidder is declared unsuccessful.

The highest bidder shall have to deposit **25% of his/her/their final bid amount** after adjustment of EMD already paid in **Wallet Bank Asset Auction Network (BAANKNET)** https://baanknet.com by immediate next bank working day, Online through RTGS/NEFT **Current Account no. 5692799461** in the name of

DEBTS RECOVERY TRIBUNAL JABALPUR

Recovery Officer, E-auction account, DRT Jabalpur with **CENTRAL BANK OF INDIA, DHOBIGHAT BRANCH, JABALPUR.(IFSC Code:CBIN0281618).** If the next day is Holiday or Sunday, then on next first office day.

10. The highest bidder shall deposit the balance 75% of sale consideration amount on or before 15th day from the date of sale of the property. If the 15th day is Sunday or other Holiday, then on immediate first bank working day through RTGS/NEFT **Current Account no. 5692799461** in the name of Recovery Officer, E-auction account, DRT Jabalpur with **CENTRAL BANK OF INDIA, DHOBIGHAT BRANCH, JABALPUR.(IFSC Code:CBIN0281618)**. In addition to the above the purchaser shall also deposit Poundage fee @ 1% of the sale amount plus Rs.10/- for each property in the said account.

11. In case of default of payment within the prescribed period, the deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, shall be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold. The property shall be resold, after the issue of fresh proclamation of sale.

12. The property is being sold on **"AS IS WHERE IS AND NO COMPLAINT BASIS".**

13. The Recovery Officer reserves the absolute right to accept or reject any or bids if found unreasonable or to postpone or cancel the e-auction at anytime without assigning any reason.

No. of lots	Description of the property to be sold with the names of the co-owners where the property belongs to defaulter and any other person as co-owners.	Revenue assessed upon the property or any part thereof	Details of any other encumbrance to which property is liable	Claims, if any, which have been put forward to the property, and any other known particulars bearing on its nature and value.
1.	2.	3.	4.	5.
	1. Land bearing Survey No.-230/2, area 3.493 hectares, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh. **2. Land bearing Survey No.-261, area 4.024 hectare, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh.**	Not known	Not known	Not Known

Issued under my hand and seal on the 15-09-2026, at Jabalpur.

15.09.26

DEBTS RECOVERY TRIBUNAL JABALPUR

(Priti Desai)
Recovery Officer I
DRT JABALPUR

Ms Priti Desai
Recovery Officer-I
Debts Recovery Tribunal
Govt. of India, Ministry of Finance
Jabalpur (M.P. & C.G. States)

DEBTS RECOVERY TRIBUNAL

Government of India, Ministry of Finance

Department of Finance Services, (Banking Division)

2nd & 3rd Floor, Sanchar Vikas Bhawan (BSNL Building), Residency Road, Near Head Post Office, South Civil Lines, Jabalpur (M.P) 482001

Case No.: RC 363/2019 in O.A. No.677/2018

UNION BANK OF INDIA

Vs

SHRI DHARAMVEER SINGH

E-Auction No. 201 /2026

Under mentioned properties will be sold by "on line e-auction" through website: **https://baanknet.com** for recovery of a sum of **Rs.10,98,532.44 (Rupees Ten Lakh Ninety Eight Thousand Five Hundred Thirty Two and Forty Four Paise only)** (CD No. 1 and 2 are jointly and severally liable to pay Rs.5,54,551.00 due in CKFM account and CD No. 1 is further liable to pay Rs.5,43,981.44 dues in CCCK amount) payable by you/him in respect of Recovery Certificate in **O.A. No.677/2018**issued by the Presiding Officer, Debts Recovery Tribunal, Jabalpur with interest at **11.00%** p.a. with simple Interest from **11-06-2018** and costs payable as per recovery certificate till realization.

Date and Time of E-auction :18-11-2026 Between 12.00 Hours and 13.00 hours

S. No.	Specification of the Properties put for Sale	Upset/Reserve Price	EMD/Bid price
1.	**1. Land bearing Survey No.-230/2, area 3.493 hectares, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh.** **2. Land bearing Survey No.-261, area 4.024 hectare, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh.**	**for Prop. No. 1 Rs.41,20,000.00 (Rupees Forty One Lakh Twenty Thousand only); Prop. No. 2 Rs.47,50,000.00 (Rupees Forty Seven Lakh Fifty Thousand only)**	**for Prop. No. 1 Rs.4,12,000.00 (Rupees Four Lakh Twelve Thousand only); Prop. No. 2 Rs.4,75,000.00 (Rupees Four Lakh Seventy Five Thousand only)**
Details of encumbrances over property			**Not known**

Term and Conditions of Sale

1. All conditions of sale shall be governed by the provisions of the Recovery of Debts and Bankruptcy Act, 1993 read with the Second & the Third Schedules to the Income Tax Act, 1961 and the Income Tax (Certificate Proceedings) Rules 1962 and also guided by the Information Technology Act 2000 as amended from time to time.

2. Prospective bidder may avail online training from service provider:

Name of Auction Agency	Bank Asset Auction Network (BAANKNET)
Helpline Nos.	+91- 82912 20220
Helpline Email Address	support.baanknet@psballiance.com

15-09-26

Bank Officer	Shri Krishna Kumar Mehar, Chief Manager, Mob. No. 9584686594
Date and Time of property inspection	**02-11-2026** between 12.00.a.m and 4.00p.m

3. Intending bidders are advised to go through website: **https://baanknet.com** for auction bid form and details, terms and conditions of sale before submitting their bids.
4. Bids should be submitted only online in the prescribed form along with a copy of identity document viz. the copy of PAN Card, Address Proof and Identity Proof, E-mail ID, Mobile Number, in case of the company, copy of board resolution passed by the Board of Directors of the company or any other document confirming representation/attorney of the company as an attachment to the bid form. Bidder should satisfy themself with regard to correctness, measurement, encumbrances etc by their own sources (Govt. Office) also later on DRT will not be responsible for this.
5. 10% of the upset price i.e. EMD/Bid price **for Prop. No. 1 Rs.4,12,000.00 (Rupees Four Lakh Twelve Thousand only); Prop. No. 2 Rs.4,75,000.00 (Rupees Four Lakh Seventy Five Thousand only)** must be remitted towards EMD deposited in Wallet Bank Asset Auction Network (BAANKNET) **https://baanknet.com** and the remittance must be clearly mentioned in the bid form.
6. **Bids should be submitted on or before 17.00 Hours on 16-11-2026 online.**
7. A copy of the bid form along with its enclosure submitted online may also be sent to Recovery Officer, DRT, Jabalpur, 2nd & 3rd Floor, Sanchar Vikas Bhawan (BSNL Building), Residency Road, Near Head Post Office, South Civil Lines, Jabalpur so as to reach at the earliest.
8. Online bidding will commence from the highest bid quoted among the bids and the minimum increase for each bid will be **for Prop. No. 1 Rs.42,000.00 (Rupees Forty Two Thousand only); Prop. No. 2 Rs.50,000.00 (Rupees Fifty Thousand only)**. In case of bid received before closure of Auction window, there shall be an automatic extension of 5 minutes in Auction time by the system.
9. The refund of EMD of the unsuccessful bidders will be remitted to the same account from which the payment has been made and no inquiry in this regard will be entertained. After deposit of EMD by intending bidder they cannot withdraw the EMD amount until they are declared as "Unsuccessful bidder" otherwise the amount will be forfeited.
10. In the case of immovable property listed in the schedule below, the highest bidder shall remit 25% of the bid amount (less EMD) on the next day on declaration, if the sale is knocked down in his/her favour, through RTGS/NEFT **Current Account no. 5692799461** in the name of Recovery Officer, E-auction account, DRT Jabalpur with **CENTRAL BANK OF INDIA, DHOBIGHAT BRANCH, JABALPUR.(IFSC Code:CBIN0281618),** and in default of such deposit, the property shall forthwith be put up again and resold and amount deposited as EMD will be forfeited.

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15-09-26

11. Highest bidder shall remit balance 75% of the sale amount along with poundage of 1% of sale amount plus Rs.10/- for each property separately within 15 days of auction, to the Current Account no. **5692799461** mentioned para No. 10 through RTGS/NEFT/Money Transfer, exclusive of such day, or if the 15th day be a Sunday or other holiday, then on the first office working day after 15th day. In default of payment within the period mentioned above, the property shall be resold after the issue of a fresh proclamation of sale. The deposit will be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold.
12. Property will be sold **"As is Where is and No Complaint basis"**.
13. Properties will not be sold below the upset price.
14. Recovery Officer have the absolute right to accept or reject the bid or postpone/cancel the sale without assigning any reason.
15. Intending bidders are advised to peruse copies of the title deed available with the CH Bank and also check the identity and correctness of the property details and encumbrances etc from their own sources also. DRT will not be responsible for correctness of same.
16. The bidders may participate in the e-auction by quoting / bidding from their own offices / places of their choice. Internet connectivity shall have to be ensured by each bidder himself. DRT/ Bank / Service Provider shall not be held responsible for the internet connectivity, network problems, system crash down, Power failure etc.
17. 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 in his/her favour.
18. The sale attracts Stamp Duty, Registration Charges, etc. as per relevant laws.
19. Sale Certificate will be issued only in the name/names of the bidders whose name/names are mentioned in the bid form.
20. No request for inclusion/substitution of names, other than those mentioned in the bid, in the sale certificate will be entertained.
21. Bidders should not disclose their User ID as well as password and other material information relating to the bidding to anyone to safeguard its secrecy.
22. Bidders may encounter certain unforeseen problems such as time lag, heavy traffic, system/power failure at the Bidders end. To avoid losing out on bidding because of above-mentioned reasons, it is advised not to wait for the last moment.
23. The e-auction service provider, the officials of the Bank, including their men, agents, servants, etc., facilitating the e-auction sale, shall maintain absolute strict confidentiality of the particulars of the bidders participating in the e-auction sale.

15-09-26

Place : Jabalpur
Date : 15-09-2026

(PRITI DESAI)
RECOVERY OFFICER I
Recovery Officer-I
Debts Recovery Tribunal
Govt. of India, Ministry of Finance
Jabalpur (M.P. & C.G. States)

ई–नीलामी सूचना

ऋण वसूली अधिकरण
भारत सरकार, वित्त मंत्रालय
वित्तीय सेवायें विभाग (बैकिंग प्रभाग)
द्वितीय एवं तृतीय तल, संचार विकास भवन (बीएसएनएल बिल्डिंग), रेजीडेंसी रोड,
हेड पोस्ट ऑफिस के पास, साउथ सिविल लाइन, जबलपुर (म.प्र.) 482001

प्रकरण संख्याः RC 363/2019/ओ.ए. संख्याः 677/2018

ई–नीलामी संख्या २६। /2026

UNION BANK OF INDIA वि. **SHRI DHARAMVEER SINGH** एवं अन्य में पारित वसूली प्रमाणपत्र क्रमांक **RC No. RC 363/2019/ O.A. No.677/2018** में जारी राशि की वसूली हेतु प्रमाण पत्र **Rs.10,98,532.44 (Rupees Ten Lakh Ninety Eight Thousand Five Hundred Thirty Two and Forty Four Paise only)** (सीडी 1 एवं 2 CKFM खाते में देय Rs.5,54,551.00 की राशि के भुगतान हेतु संयुक्त एवं पृथक रूप से उत्तरदायी हैं तथा ऋणी संख्या 1 CCCK खाते में देय Rs. 5,43,981.44 की राशि के भुगतान हेतु अतिरिक्त रूप से उत्तरदायी है।) तथा उस पर **11.00** प्रतिशत प्रति वर्ष की दर से दिनांक **11.06.2018** से ब्याज एवं वसूली हेतु निम्नलिखित संपत्ति ऑनलाईन ई–नीलामी प्रकिया के तहत वेबसाईट **https://baanknet.com** के माध्यम से की जायेगी।

ई–नीलामी की तिथि एवं समय :–**18-11-2026** दोपहरः 12.00 से 01.00 बजे तक

संपत्ति की अनुसूची

क्र सं.	विक्रय हेतु प्रस्तावित संपत्ति का विवरण	आरक्षित/न्यूनतम मूल्य	ई एम.डी राषि
1.	**1. Land bearing Survey No.-230/2, area 3.493 hectares, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh.** **2. Land bearing Survey No.-261, area 4.024 hectare, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh.**	**for Prop. No. 1 Rs.41,20,000.00 (Rupees Forty One Lakh Twenty Thousand only); Prop. No. 2 Rs.47,50,000.00 (Rupees Forty Seven Lakh Fifty Thousand only)**	**for Prop. No. 1 Rs.4,12,000.00 (Rupees Four Lakh Twelve Thousand only); Prop. No. 2 Rs.4,75,000.00 (Rupees Four Lakh Seventy Five Thousand only)**
संपत्ति पर विद्यमान भार/प्रभार का विवरण			ज्ञात नहीं है

विक्रय की शर्तें एवं नियम

1. विक्रय की सभी शर्तें ऋणों की वसूली एवं दिवालियापन अधिनियम, 1993 के प्रावधानों तथा आयकर अधिनियम, 1961 की द्वितीय एवं तृतीय अनुसूचियों, आयकर (प्रमाणपत्र कार्यवाही) नियम, 1962 के साथ पठित प्रावधानों द्वारा शासित होंगी तथा समय–समय पर यथासंशोधित सूचना प्रौद्योगिकी अधिनियम, 2000 के प्रावधानों से भी निर्देशित होंगी।

2. इच्छुक बोलीदाता निम्न सेवा प्रदाता से ऑनलाइन प्रशिक्षण प्राप्त कर सकते हैं।

नीलामी एजेंसी	Bank Asset Auction Network (BAANKNET)
हेल्पलाइन नं	+91- 82912 20220
हेल्पलाइन ईमेल	support.baanknet@psballiance.com
बैंक अधिकारी	Shri Krishna Kumar Mehar, Chief Manager, Mob. No. 9584686594
संपत्ति निरीक्षण की तिथि एवं समय	**02-11-2026** दोपहर 12:00 बजे से सायं 4:00 बजे तक

3. इच्छुक बोलीदाता बोली प्रपत्र, विस्तृत विवरण एवं विक्रय की शर्तों हेतु वेबसाइट **https://baanknet.com** का अवलोकन करें।

4. बोलियाँ (bids) केवल ऑनलाइन माध्यम से निर्धारित प्रपत्र में प्रस्तुत की जाएँगी। प्रत्येक बोली के साथ पैन कार्ड की प्रति, पते का प्रमाण, पहचान–पत्र, ई–मेल आईडी तथा मोबाइल नंबर की प्रतिलिपि संलग्न करना अनिवार्य होगा। कंपनी के मामले में, कंपनी के निदेशक मंडल द्वारा पारित बोर्ड प्रस्ताव (Board Resolution) की प्रमाणित प्रति अथवा कंपनी की ओर से प्रतिनिधित्व/अधिकार–पत्र (Power of Attorney/Authorization) को प्रमाणित करने वाला कोई अन्य वैध दस्तावेज बोली प्रपत्र के साथ संलग्न किया जाएगा। बोलीदाता संपत्ति के विवरण, क्षेत्रफल/माप, प्रभारों (Encumbrances), दायित्वों तथा अन्य संबंधित तथ्यों की शुद्धता एवं सत्यता के संबंध में स्वयं अपने स्तर पर संबंधित सरकारी कार्यालयों अथवा अन्य सक्षम स्रोतों से जांच–पड़ताल कर पूर्णतः संतुष्ट हो लें। इस संबंध में भविष्य में उत्पन्न होने वाली किसी भी त्रुटि, विसंगति, कमी अथवा विवाद के लिए ऋण वसूली अधिकरण (DRT) उत्तरदायी नहीं होगा।

5. आरक्षित मूल्य का 10% अर्थात् रु **for Prop. No. 1 Rs.4,12,000.00 (Rupees Four Lakh Twelve Thousand only); Prop. No. 2 Rs.4,75,000.00 (Rupees Four Lakh Seventy Five Thousand only)** ईएमडी के रूप में BAANKNET वॉलेट में जमा करना होगा तथा उसका विवरण बोली प्रपत्र में अंकित करना होगा।

6. ऑनलाइन बोली दिनांक **16-11-2026** को सायं 5:00 बजे तक प्रस्तुत की जा सकेगी।

7. ऑनलाइन प्रस्तुत बोली प्रपत्र एवं संलग्नकों की प्रति वसूली अधिकारी, डीआरटी, जबलपुर, द्वितीय एवं तृतीय तल, संचार विकास भवन (बीएसएनएल भवन), रेजीडेंसी रोड, मुख्य डाकघर के निकट, दक्षिण सिविल लाइन्स, जबलपुर को यथाशीघ्र प्रेषित की जाएगी।

8. ऑनलाइन बोली प्रक्रिया प्राप्त उच्चतम बोली से प्रारंभ होगी तथा प्रत्येक अगली बोली में न्यूनतम वृद्धि रु **for Prop. No. 1 Rs.42,000.00 (Rupees Forty Two Thousand only); Prop. No. 2 Rs.50,000.00 (Rupees Fifty Thousand only)** होगी। नीलामी समाप्ति से पूर्व कोई बोली प्राप्त होने पर प्रणाली द्वारा नीलामी समय स्वत: 5 मिनट के लिए बढ़ा दिया जाएगा।

9. असफल बोलीदाताओं की ईएमडी उसी खाते में वापस की जाएगी जिससे भुगतान किया गया था। इस संबंध में कोई पत्राचार स्वीकार नहीं किया जाएगा। ईएमडी जमा करने के पश्चात बोलीदाता उसे वापस नहीं ले सकेगा अन्यथा राशि जब्त कर ली जाएगी।

10. स्थावर संपत्ति के मामले में सफल उच्चतम बोलीदाता को घोषणा के अगले दिन, अपनी बोली स्वीकृत होने पर, बोली राशि का 25% (ईएमडी घटाकर) **CENTRAL BANK OF INDIA, DHOBIGHAT BRANCH, JABALPUR.** में वसूली अधिकारी, ई–नीलामी खाता, डीआरटी जबलपुर, चालू खाता संख्या **5692799461]** आईएफएससी कोड **CBIN0281618** में RTGS/NEFT द्वारा जमा करना होगा। चूक होने पर संपत्ति पुनः विक्रय हेतु प्रस्तुत की जाएगी तथा ईएमडी जब्त कर ली जाएगी।

11. सफल बोलीदाता को शेष 75% राशि तथा विक्रय राशि का 1% पाउंडेज शुल्क एवं प्रत्येक संपत्ति पर अतिरिक्त रु.10/– नीलामी की तिथि से 15 दिनों के भीतर, क्रम संख्या 10 में उल्लिखित चालू खाता संख्या **5692799461** में आरटीजीएस (RTGS)/एनईएफटी (NEFT)/मनी ट्रांसफर के माध्यम से जमा करना होगा। यदि पंद्रहवाँ दिन रविवार अथवा अन्य अवकाश का दिन हो, तो भुगतान उसके पश्चात् आने वाले प्रथम कार्य दिवस पर किया जा सकेगा। निर्धारित अवधि के भीतर भुगतान न किए जाने की स्थिति में, संपत्ति के विक्रय हेतु नवीन विक्रय उद्घोषणा (Fresh Proclamation of Sale) जारी कर पुन: नीलामी की जाएगी। ऐसी स्थिति में जमा की गई राशि सरकार के पक्ष में जब्त (Forfeited) कर ली जाएगी तथा चूक करने वाला क्रेता (Defaulting Purchaser) उक्त संपत्ति अथवा उसके पुनर्विक्रय से प्राप्त किसी भी राशि पर अपना समस्त दावा एवं अधिकार खो देगा।

12. संपत्ति का विक्रय "जैसी है जहाँ है तथा बिना किसी शिकायत के आधार पर" (**As is Where is and No Complaint Basis**) किया जाएगा।

13. संपत्ति का विक्रय आरक्षित मूल्य से कम पर नहीं किया जाएगा।

14. वसूली अधिकारी को बिना कारण बताए किसी भी बोली को स्वीकार या अस्वीकार करने अथवा विक्रय स्थगित/निरस्त करने का पूर्ण अधिकार होगा।

15. इच्छुक बोलीदाता बैंक के पास उपलब्ध स्वामित्व अभिलेखों का अवलोकन करें तथा संपत्ति की पहचान, विवरण एवं भार आदि की स्वयं जांच करें। इसकी शुद्धता के लिए डीआरटी उत्तरदायी नहीं होगा।

DEBTS RECOVERY TRIBUNAL JABALPUR

16. बोलीदाता अपनी इच्छानुसार किसी भी स्थान से ई–नीलामी में भाग ले सकते हैं। इंटरनेट कनेक्टिविटी सुनिश्चित करना उनकी स्वयं की जिम्मेदारी होगी। इंटरनेट, नेटवर्क, सिस्टम क्रैश या विद्युत व्यवधान के लिए डीआरटी/बैंक/सेवा प्रदाता उत्तरदायी नहीं होंगे।

17. उच्चतम बोली "अनुमोदन के अधीन" अस्थायी रूप से स्वीकार की जाएगी। विक्रय की पुष्टि होने तक बोलीदाता को संपत्ति पर कोई अधिकार या स्वामित्व प्राप्त नहीं होगा।

18. विक्रय पर लागू स्टाम्प शुल्क, पंजीयन शुल्क एवं अन्य वैधानिक शुल्क सफल क्रेता द्वारा वहन किए जाएंगे।

19. विक्रय प्रमाणपत्र केवल उन्हीं व्यक्ति/यक्तियों के नाम जारी किया जाएगा जिनके नाम बोली प्रपत्र में उल्लिखित हैं।

20. विक्रय प्रमाणपत्र में बोली प्रपत्र में उल्लिखित नामों के अतिरिक्त किसी अन्य नाम को जोड़ने या प्रतिस्थापित करने का अनुरोध स्वीकार नहीं किया जाएगा।

21. बोलीदाता अपने यूजर आईडी, पासवर्ड एवं अन्य गोपनीय जानकारी किसी को भी प्रकट न करें।

22. बोलीदाताओं को समय विलंब, अधिक ट्रैफिक, सिस्टम/विद्युत विफलता जैसी समस्याओं का सामना करना पड़ सकता है। अतः अंतिम समय तक प्रतीक्षा न करने की सलाह दी जाती है।

23. ई–नीलामी सेवा प्रदाता, बैंक के अधिकारी, उनके प्रतिनिधि, कर्मचारी एवं एजेंट ई–नीलामी में भाग लेने वाले बोलीदाताओं के विवरणों की पूर्ण गोपनीयता बनाए रखेंगे।

स्थानः जबलपुर
दिनांकः **15.09.2026**

(प्रीति देसाई) 15.09.26
वसूली अधिकारी–I
Recovery Officer-I
Debts Recovery Tribunal
Govt. of India, Ministry of Finance
Jabalpur (M.P. & C.G. States)

DEBTS RECOVERY TRIBUNAL JABALPUR

DEBTS RECOVERY TRIBUNAL-JABALPUR

2nd & 3rd Floor, Sanchar Vikas Bhawan (BSNL Building), Residency Road, Near Head Post Office, South Civil Lines, Jabalpur-482001 (M.P.)

CONTD. ORDER SHEET

Order Date:	**15-09-2026**
Case Number:	**RC 363/2019**
Certificate Holder Bank:	**UNION BANK OF INDIA**
Certificate Debtor:	**SHRI DHARAMVEER SINGH**

FOR CH Bank: **Nodal Officer Arun Chouhan**

FOR OBJECTORS: **NONE**

डिक्रीधारी बैंक ने प्रकरण में नीलामी की कार्यवाही किए जाने का निवेदन किया। प्रकरण में नीलामी के संबंध में दिनांक **27.01.2026** को जारी किये गए सूचना पत्र की तामीली आदेष दिनांक **15.09.2026** के माध्यम से की जा चुकी है।

बंधक संपत्ति का विवरण पटवारी मूल्यांकन रिर्पोट (फॉर्म–सी) में उपलब्ध है जो कि डाक आवक क्रमांक **128** से दिनांक **27.01.2026** को पेष की गई है वे रिकार्ड में उपलब्ध है।

संपत्ति का विवरण

1. Land bearing Survey No.-230/2, area 3.493 hectares, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh.
2. Land bearing Survey No.-261, area 4.024 hectare, situated in Village-Arvariya, P.C. No. 14. Tehsil & District-Vidisha (M.P.), Property in the name of Mr. Dharamveer Singh S/o Shri Narendra Singh.

नीलामी हेतु सेवा प्रदाता का नाम

Website: https:// baanknet.com (Vendor's name and address: Bank Asset Auction Network (BAANKNET), website: https://baanknet.com; Helpline No. 82912 20220; E-mail ID: support.baanknet@psballiance.com;

प्रारक्षित मूल्य :– for Prop. No. 1 Rs.41,20,000.00 (Rupees Forty One Lakh Twenty Thousand only); Prop. No. 2 Rs.47,50,000.00 (Rupees Forty Seven Lakh Fifty Thousand only)

संपत्ति की अनिवार्य जमा राषि: for Prop. No. 1 Rs.4,12,000.00 (Rupees Four Lakh Twelve Thousand only); Prop. No. 2 Rs.4,75,000.00 (Rupees Four Lakh Seventy Five Thousand only)

15-09-26

अन्य विवरण

प्रकाषन, चस्पा एवं डाक रिपोर्ट की अनुपालन रिपोर्ट जमा करने की अंतिम तिथि:00– 09.10.2026

संपत्ति का निरीक्षण करने की दिनांक 02.11.2026 तक सुबह 12 से सांय 04 बजे तक ।
नीलामी प्रपत्र 10 प्रतिषत ई.एम.डी के साथ प्राप्त करने की अंतिम तिथि एवं समय :– 16.11.2026 सांय 05 बजे तक ।

नीलामी के सभी दस्तावेज की हार्ड कापी, वसूली अधिकारी के पास षीघ्र अति षीघ्र भेजने के लिए सर्विस प्रोवाइडर को सूचित किया जाता है और वह, सभी नीलामी के खरीददारों की सूची एवं अन्य दस्तावेज उपलब्ध करावें। इसका सुनिष्चित बैंक के द्वारा किया जावेगा।

संपत्ति के ऑन लाईन विक्रय की तिथि एवं समय :– 18.11.2026 को 12 से 01 बजे तक । ऑन लाईन बिड में समय समाप्त के पूर्व बिड डालने पर स्स्टिम द्वारा अपने आप 5 मिनिट का समय बढता रहेगा ।

नीलामी की अन्य षर्तें विक्रय की उदघोषणा के अनुसार स्वीकार की जाती है । डिक्रीधारी बैंक को निर्देषित है कि वे उपरोक्तानुसार नीलामी सूचना पत्र, विक्रय की उदघोषणा नियमानुसार जारी हों डिक्रीधारी बेंक नीलामी से संबंधित सूचना पत्र नियमानुसार 02 समाचार पत्र में प्रकाषित कराकर मूल समाचार पत्र नियमानुसार नीलामी दिनांक के पूर्व अन्य पालन रिर्पोट के साथ अनिवार्य रूप से पेष करें, पालन निष्चित समय पर नहीं करने पर नियमानुसार कार्यवाही की जावेगी ।

डिक्रीधारी बैंक को यह भी निर्देषित है कि वे नीलामी से संबंधित सूचना के अधिकाधिक प्रसार हेतु संपत्ति स्थल के आस पास स्थित षाखा के अलावा अन्य बैंकों की षाखा में भी नीलामी संबंधित विज्ञापन सूचना पटल पर लगावें साथ ही विज्ञापन के अन्य माध्यमों का भी उपयोग नीलामी को सफल बनाए जाने हेतु करें, एवं उक्त से संबंधित विवरण भी पेष करें ।

डिक्रीधारी बैंक को यह भी निर्देषित है कि नीलामी सूचना तथा अन्य दस्तावेज उपरोकतानुसार सेवा प्रदाता को प्रदान करें, तथा कार्यालय को निर्देषित है कि वे नीलामी से संबंधित सूचना कार्यालय के सूचना पत्र पर चस्पा करावें ।

प्रकरण आगामी कार्यवाही हेतु दिनाक 16.11.2026 को पेष हो।

15.09.26

(प्रीती देसाई)
वसूली अधिकारी 1