बैंक ऑफ़ बड़ौदा Bank of Baroda

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E-AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTIES
"APPENDIX- IV-A [See proviso to Rule 8 (6)]"

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor (s) that the below described immovable properties mortgaged/charged to Bank of Baroda, the Secured Creditor, the Physical Possession of which have been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on 30th Nov2026 for recovery of the dues as detailed below due to the Bank of Baroda, Secured Creditor. The particulars of the Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are provided hereunder –

Sr No.	Name & address of Borrower/s/Guarantor/s	Total Dues.	Description of Properties & Lot No.	Reserve Price, EMD and Bid Increase Amount
1.	1. M/s Ainaj Industries, RS No. 546. Near Prajapati Hostel/Avkar Residency, On Radhanpur - Bhabhar Highway, Radhanpur, Patan 385340 2. Mr. Sureshkumar Dayaram Thakkar (Proprietor) House No. 46, Chamunda Society, College Road, Radhanpur, Patan 385340, Also at Plot No. 26 at R.S No. 353/A, Veer Chamunda Society, College Road, Radhanpur, Patan 385340 3. Mr. Vasantkumar Dayaram Thakkar (Guarantor) House Flat No. E-304 (Municipal H.L No. 25/8/9), Second Floor, E- Wing, Krishna Apartment, Rahpar, District: Kutch 370165. Also at Aainaj krupa, Shreyasnath Society, Ayodhya Puri, Rapar, Kutch 370165 4. Mr. Rajeshkumar Dayaram Thakkar (Guarantor) Plot No. 46, Veer Chamunda Society, College Road, Radhanpur, District: Patan 385340 5. Mr. Dineshkumar Dayaram Thakkar (Guarantor) Residential House Plot No. 31, Rapar Muni. Barough No. 46/15, RS. No: 955/1, Rapar, Kutch 370165 Also at Residential Building No. 8/175, Village Fathegarh, Taluka Rahpar Kutch 370165 Also at Panchayat Old House No. 339, New Residential House No. 3/28, Village Fatehgarh (Vaniavas), Taluka Rahpar, Kutch 370165 Also at Near GEB, Behind Power House, Raghunandan Society, Rapar, Kutch 370165 6. Mr. Hiralal Gangaram Thakkar (Guarantor) Market Yard, Radhanpur, District: Patan 385340 7. Mr. Kirtilal Mavjibhai Thakkar (Guarantor) C-28, Lalbag, Radhanpur District: Patan 385340 8. Mr. Pravinkumar Dayaram Thakkar (Guarantor) Residential House (Plot No. 1), Rapar Muni. Barough No. 44/135, RS. No. 955/1 of Rapar (Ward No. 7), Kutch 370165 Also at House No. 114, Ayodhya Puri, Rapar, Kutch 370165 9. Mrs. Chandrikaben Sureshkumar Thakkar (Guarantor) Plot No. 26, Veer Chamunda Society, College Road, Radhanpur, District: Patan 385340 10. Mr. Bhogilal Khimaji Thakkar (Guarantor) Sheri No. 5 Ayodhya Puri, Rapar, Kutch 370165 11. Mr. Sagar Rasiklal Thakkar (Guarantor) Near GEB, Behind Power House, Raghunandan Society, Rapar, Kutch 370165 Also at House No. 26/48, Village Salrika, Taluka Rahpar, Kutch 370165	Rs25,98,38,352.09 (Rupees Twenty Five Crore Ninety Eight Lakh Thirty Eight Thousand Three Hundred Fifty Two and Nine Paisa Only) as on 27.10.2026 . (With reference to Demand Notice under section 13(2) Dated: 30.04.2022) (Pending Litigation:- S.A No. 33/2023 filed on 10.10.2022, DRT-2, Ahmedabad)	Lot No. (1.): Exclusive first charge by Registered Mortgage of Residential House No. 46, located at Chamunda Nagar Society, Radhanpur, Dist. Patan, Gujarat – 385340 R.S. No. 353/A, measuring 128.25 Sq. Mtrs, having total built up area 187.60 (GF+FF) Sq. Mtrs in the name of Mr. Sureshkumar Dayaram Thakkar – Proprietor. Common Boundaries: East: Open Plot, West: Internal Road, North: Plot No. 47, South: Plot No. 45. Encumbrance known to the Bank: NIL (Physical Possession) PROPERTY ID:- BARB259920250001	Reserve Price: Rs. 23,85,000/- E M D: Rs. 2,38,500/- Bid Inc.: Rs. 1,00,000/-
			Lot No. (2.): All that Piece and parcel of Immovable Property bearing House Flat No. E-304 (Municipal H.L No. 25/78/3 Paiki), Second Floor, E - Wing of Krishna Apartment located at Rapar, District: Kutch, adm. 55.20 Sq. Mtrs (as per Sale Deed), in the name of Mr. Vasantkumar Dayaram Thakkar. Common Boundaries: East: Adj. Road, West: Common Lobby & Stairs, North: Adj. Plot of Himmatlal Dharshi Morbia, South: Block No. 302 of Bhavanbhai . Encumbrance known to the Bank: NIL (Physical Possession) PROPERTY ID:- BARB259920250018	Reserve Price: Rs. 5,35,500/- E M D: Rs. 53,550/- Bid Inc.: Rs. 10,000/-
			Lot No. (3.): All that Piece and parcel of Immovable Property land situated at R.S. No. 983/1 admeasuring 27822.00 Sq. Mtrs (as per Sale Deed) At Village: Fategrah, Tal: Rahpar, Dist: Kutch, in the name of Mr. Dineshbhai Dayaram Thakkar. Common Boundaries: East: Agri Land of Mura Jesang Prajapati, West: Agri Land of Vala Dosa Prajapati, North: Agri Land of Hira Mandan Prajapati & Agri Land of Vala Dosa Prajapati, South: Agri Land of Karsan Jaga Prajapati. Encumbrance known to the Bank: NIL (Physical Possession) PROPERTY ID:- BARB259920250016	Reserve Price: Rs. 1,12,50,000/- E M D: Rs. 11,25,000/- Bid Inc.: Rs. 1,00,000/-
			Lot No. (4.): All that piece and parcel of immovable property Residential house bearing Rapar ,R.S No.955/1 ,plot no .31 ,"Raghunanadan C.H.S.L. ",Nr.Powerhouse Primary School ,bh.Power house ,Rapar-Chitrod Roads ,Moije :Rapar,Tal.: Rapar, ,nagar seva sadan house ,list no.46/15 ,dist.kutch ,total admeasuring area 112.sqmt.,measured land area 110.42 sqmt.(as per sale deed),in the name of Dinesh Dayaram Kevalram Thakkar .Common boundaries :North 6mtr wide road ,South Plot No.29 ,East ,Plot No.32,West Plot No.30. Encumbrance known to the Bank: NIL (Physical Possession) Property Id:- BARB259920250021	Reserve Price: Rs. 10,80,000/- E M D: Rs. 1,80,000/- Bid Inc.: Rs. 10,0000/-

बैंक ऑफ़ बड़ौदा BANK OF BARODA Zonal Stressed Assets Recovery Br., Ahmedabad. जोनल आस्ति वसूली शाखा, अहमदाबाद.

			Lot No. (5.): All that Piece and parcel of Immovable Property bearing N.A. land situated at Survey No. 32, Plot No. 463 & 464, at Shriram Krushna Mahavir Nagar, Meghpur, Kumbhardi, Taluka: Anjar, Dist: Kutch having land area 70 Sq. Mtrs each i.e. Total land area 140.00 Sq. Mtrs, in the name of Mr. Pravinkumar Dayaram Thakkar. Common Boundaries as per Sale Deed: East: Plot No. 465, West: Plot No. 462, North: Plot No: 503 & 504, South: Internal Road Encumbrance known to the Bank: NIL (Physical Possession) **PROPERTY ID:- BARB259920250020**	**Reserve Price:** **Rs. 6,65,000/-** **E M D: Rs. 66,500/-** **Bid Inc.: Rs. 10,000/-**

	Status of Possession (Constructive /Physical)	Property Inspection Date & Time
Date of E-Auction Time of E-Auction Start Time to End time	Physical Possession	Date :20.11.2026 Time: 11:00 AM to 02:00 PM
Date ; 30.11.2026 Start Time : 02:00 PM to End Time :06:00 PM (Unlimited Extension of 10 minutes)		

For detailed terms and conditions of sale, please refer/visit to the link provided in https://www.bankofbaroda.bank.in/e-auction.htm and online auction portal https://baanknet.com. Also, prospective bidders may contact the authorized officer Mr. Albinus Rona, Chief Manager, ZOSARB, Ahmedabad, Mob. No. 6003248708 (GST/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable/ Immovable Assets.)

Authorised Officer, Bank of Baroda

Date: 28.10.2026
Place: Ahmedabad