



# Karnataka Bank Ltd.

Your Family Bank Across India.

Head Office, Mangaluru-575 002

CIN : L85110KA1924PLC001128

## E-AUCTION PUBLIC NOTICE OF SALE

ARM Branch : Mumbai, 2nd Floor, 'E'-Block, The Metropolitan,  
Plot No. C-26 & C-27, Bandra Kurla Complex, Bandra (East), Mumbai-400051.

Landline : 022-26572804/13/16

E-mail : mumbaiarm@ktkbank.com

### SALE NOTICE OF IMMOVABLE PROPERTIES ON 18.01.2023

E-Auction Sale Notice for Sale of Immovable Property/ies under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) and 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged to the Secured Creditor, the possession of which has been taken by the Authorised Officer (details of physical/symbolic is mentioned below), will be sold on "As is where is", "As is what is", and "Whatever there is" basis on 18.01.2023 at the below mentioned timings for recovery of dues with further interest and cost thereon due to the Karnataka Bank Ltd.

The details are as under: Reserve Price and Earnest Money Deposits details are as under and the Earnest Money Deposit shall be deposited on or before 17.01.2023 at 4.00 pm through online payment to the Account (details of which are mentioned below).

Sl. No.	Branch Name	Name & address of the Borrowers/ Guarantors	Balance O/S in Rs.	Description of the Property	Reserve Price (Rs.)	Auction Time	Details for Remitting EMD Account No. / IFSC Code
					Earnest Money Deposit (EMD) Rs.	Incremental Value of the Bid	
1	Kohapur Main	1) M/s Pratik Township & Infra Projects Private Limited, Represented by its Chairman Mr. Parikshit Laxman Jadhav "Prithvi Prasad", Bungalow, 247/18, E Ward, Nagala Park, Kolhapur - 416003 2) Mr. Parikshil Laxman Jadhav S/o Mr. Laxman D Jadhav 3) Mr. Prithviraj Laxman Jadhav S/o Mr. Laxman D Jadhav 4) Mrs. Pratibha Laxman Jadhav W/o Mr. Laxman D Jadhav 5) Mr. Laxman Dattatreya Jadhav S/o Mr. Dattatreya Jadhav 6) Mrs. Pallavi Prithviraj Jadhav W/o Mr. Prithviraj Laxman Jadhav No.2, 3, 4, 5& 6 at : " Prithvi Prasad", Bungalow, 247/18, E Ward, Nagala Park, Kolhapur-416003.7) Mr. Arunlalit Haribhau Rukadikar S/o Mr. Haribhau Rukadikar 8) Mrs. Mary Arunlalit Rukadikar No.7 & 8 at : Manas Upchar Kendra Behind Zaribaug, Bughgonkar Mala Miraj, Dist Sangli - 416410 9) Mr. Pandurang Dattatreya Jadhav S/o Mr. Dattatreya Jadhav Atmaram Apartment, Tarabai Park, Kolhapur - 416008 10) Mrs. Vaishali Vijay Jadhav W/o Mr. Vijay Jadhav # 223/5, Jadhav House, E Ward Tarabai Park, Kolhapur-416003.	Rs.6,10,51,255.91 (Six Crore Ten Lakh Five Ten Thousand Two Hundred Fifty Five and Paise Ninety One Only) ie	1.All that part and parcel of Residential Flat Unit No.D-37, measuring built up area 45.90 Sq.mtrs, on the first floor in the building named as 'D building'situated at C.S No.249-A/1/32B, Near Vivekanand College, Mhada Colony, Nagala Park, "E Ward", Kolhapur.	Rs.22.00 Lakhs	03.15 PM to 03.45 PM	RTGS account number: 4233500200004101, Account Name: Karnataka Bank, IFSC code: KARB0000423.
			Rs.3,34,33,751.91 in PSOD A/c No.423700060010 8801 as on 19.10.2022,	2.All that part and parcel of Flat No.401, measuring built up area 696.49 Sq.ft, saleable area 978.17 Sq.ft, on the fourth floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.26.41 Lakhs	Rs.0.10 Lakhs	
			Rs.2,29,28,997.00 in TL A/c No.423700161704870 1 as on 18.08.2022,	3.All that part and parcel of Flat No.102, measuring built up area 688.53 Sq.ft, saleable area 973.40 Sq.ft, on the first floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.27.74 Lakhs		
			Rs.46,88,507.00 in TL A/c No.423700161704 9301 as on 03.12.2021 plus future interest and costs from 01.03.2019, 28.02.2019 & 28.02.2019 respectively.	4.All that part and parcel of Flat No.202, measuring built up area 688.53 Sq.ft, saleable area 978.17 Sq.ft, on the second floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.27.74 Lakhs		
				5.All that part and parcel of Flat No.302, measuring built up area 695.31 Sq.ft, saleable area 979.42 Sq.ft, on the third floor of the building No.4 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.4, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.26.41 Lakhs		
				6.All that part and parcel of Flat No.105, measuring built up area 688.53 Sq.ft, saleable area 973.40 Sq.ft, on the first floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.26.28 Lakhs		
				7. All that part and parcel of Flat No.205, measuring built up area 688.53 Sq.ft, saleable area 978.17 Sq.ft, on the second floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.26.63 Lakhs		
				8. All that part and parcel of Flat No.206, measuring built up area 696.49 Sq.ft, saleable area 978.17 Sq.ft, on the second floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.26.28 Lakhs		
				9. All that part and parcel of Flat No.405, measuring built up area 688.53 Sq.ft, saleable area 978.17 Sq.ft, on the fourth floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.26.63 Lakhs		
				10. All that part and parcel of Flat No.406, measuring built up area 696.49 Sq.ft, saleable area 978.17 Sq.ft, on the fourth floor of the building No.5 in apartment known as "Pratiraj Towers" situated at R.S No.596/1, Plot No.5, behind Pavillion Ground, Badbade Patil Farm, E Ward, Kasaba - Bawada, Tal. Karveer, Dist. Kolhapur.	Rs.26.41 Lakhs		
					Possession Date/ Type of Possession :- Symbolic Possession Taken on 28.03.2019		

(The borrower's/mortgagor's 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).

For detailed terms and conditions of sale, please refer to link in Karnataka Bank's Website i.e. [www.karnatakabank.com](http://www.karnatakabank.com) under the head "Mortgaged Assets for Sale".

The E-auction will be conducted through portal <https://bankauctions.in/> on 18.01.2023 at the above mentioned timings with unlimited extension of 5 minutes. The intending Bidder is required to register their name at <https://bankauctions.in/> and get the user id and password free of cost and get training i.e online training on e-auction (tentatively on 17.01.2023) from M/s 4closure,605A,6th Floor,Maitrivanam,Ameerpet,Hydrabad-500038. Help Line: 040-23766405. Contact Person: Mr. Subbarao. Mob. 091-8142000061. E-Mail : [subbarao@bankauctions.in](mailto:subbarao@bankauctions.in)

Place: Mumbai Date: 27.12.2022

Chief Manager &amp; Authorised Officer, Karnataka Bank Ltd.