



**बैंक ऑफ़ बड़ौदा Bank of Baroda**

**APPENDIX- IV-A**

[See proviso to rule 8 (6) read with Rule 9(1)]  
**Sale notice for sale of immovable properties**

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) read with Rule 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/charged to the Secured Creditor, the Physical possession of which has 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" basis on **22.01.2026 between 2.00 P.M. to 6.00 P.M.** for recovery of **Rs.57,60,640.01+ interest** from date **02.06.2024 + other expenses (minus amount, if any, paid after the issuance of Demand Notice)** due to Bank of Baroda (Secured Creditor) from **Borrower: M/s Anshumandhanya Textiles Pvt. Ltd. through its Directors and Guarantors: Mr. Achint Narayan Pandey s/o Mr. Raj Bansh Pandey, Address: Ground floor, Chainpur Road, Village Janardanpur, P.S. Durgawati, Kaimur (Bhabua), Bihar-821105 and Mr. Navi Hasan s/o Mr. Mainuddin Sheikh Address: Village Basantpur Dahla, District Kaimur (Bhabua), Bihar-821105.** The Reserve Price will be **Rs.50,87,000/- (Rupees Fifty Lakhs Eighty Seven Thousand only)** and the Earnest Money Deposit (EMD) will be **Rs.5,08,700/- (Rupees Five Lakh Eight Thousand Seven Hundred only).** EMD to be deposited on or before 22.01.2026 and the date of inspection is 21.01.2026.

**Property Detail is as under:**

- 1) **Equitable Mortgage of Sale Deed No.1975 dated 21.04.2017, Khata No.198, Plot No.704, Area 0.05 Acres situated at Mauza Awarahiya, P.S. Durgawati, Thana No.115, District Kaimur (Bihar), standing in the name of Mr. Achint Narayan Pandey s/o Mr. Raj Bansh Pandey.**

**Boundaries as per sale deed:**

**East: Rest Plot No.704 niz Vikreta  
 West: Road Chainpur-Durgawati  
 North: Added Plot No.704 Baikunth Pandey  
 South: Rest Plot No.704 niz Vikreta**

- 2) **Equitable Mortgage of Sale Deed No.6609 dated 29.12.2020, Khata No.198, Plot No.704, Area 0.19 Acres situated at Mauza Awarahiya, P.S. Durgawati, Thana No.115, District Kaimur (Bihar), standing in the name of Mr. Achint Narayan Pandey s/o Mr. Raj Bansh Pandey.**

**Boundaries as per sale deed:**

**East: Umashankar Pandey  
 West: Achint Narayan Pandey  
 North: Added Plot No.704 Baikunth Pandey  
 South: Rest Plot No.704**

**Equitable Mortgage of Lease Deed No.5891 dated 23.08.2021, Khata No.198, Plot No.704, Area 0.24 Acres situated at Mauza Awarahiya, P.S. Durgawati, Thana No.115, District Kaimur (Bihar) in respect of the aforesaid property (1) & (2), developed and being sold jointly.**

**Properties are in the name of Mr. Achint Narayan Pandey s/o Mr. Raj Bansh Pandey.**

For detailed terms and conditions of the sale, please refer to the link provided in Bank of Baroda's (Secured Creditor's) website i.e. [www.bankofbaroda.bank.in/e-auction.htm](http://www.bankofbaroda.bank.in/e-auction.htm) & <https://baanknet.com>  
**For Bank of Baroda**

**(N. R. Agarwal)**

**Chief Manager/Authorised Officer**

**Date: 30.12.2025**

**Place: Varanasi**