



Indian Overseas Bank Karouli Branch  
Near Govt, College Karouli 322241 Rajasthan  
Email: iob2228@iob.in  
Phone No-8925952228

Date-16.09.2026

**SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**  
**[Under Provision to Rule 8[6] and 9[1] of Security Interest [Enforcement] Rules 2002**

To,

| Sl. No. | Borrower Name & Address                                                                                       | Sl. No. | Guarantor Name & Address                                                                         |
|---------|---------------------------------------------------------------------------------------------------------------|---------|--------------------------------------------------------------------------------------------------|
| 1.      | Gajanand Mali S/o Chouthi Lal Mali & Rukmani Mali<br>, Village -Kota Mamchhari, Tehsil & Dist.-Karauli 322243 | 2.      | Pavan Kumar Kushwah S/o Ashok Kumar Kushwah, Village-Kota Mamchhari Tehsil& Dist.-Karauli 322243 |

1. This has reference to recovery actions initiated against you under the provisions of the SARFAESI Act 2002.
2. Please refer to the Symbolic possession notice dated 14.08.2026 issued to you regarding taking possession of the secured assets at more fully described in the schedule below by the undersigned for the purpose of realization of the secured assets in exercise of the powers conferred on the bank as Secured Creditor under the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and the Rules there under.
3. You the above-named borrowers / mortgagors / guarantors have failed to pay the dues in full save after issuance of demand notice dated 05.06.2026 Hence it is proposed to sell the secured assets mentioned in the Schedule below on "**as is where is**", "**as it is what is**" and "**whatever there is**" condition under Sec 13(4) of the Act read with Rules 8 & 9 of the Security Interest(Enforcement) Rules, 2002.
4. After appropriating the aforesaid repayments, the dues in the loan account as on 06.09.2026 is **Rs.12,28,005/- (Rupees twelve Lakhs twenty-eight thousand and five Only)** along with further interest at contractual rates and rests, besides costs / charges incurred till the date of repayment in full. We hereby give you notice of 30 days that the below mentioned secured assets shall be sold by the undersigned on 23.10.2026 (Friday) between 1.00 PM to 4.00 PM with auto extension of 10 minutes each till sale is completed, through e-platform of [www.baanknet.com](http://www.baanknet.com).
5. A copy of the E-auction notice inviting offers for e-auction setting out the terms & conditions of sale such as particulars of the secured asset, the dues of the Bank, reserve price, earnest money deposit, date and time fixed for inspection, last date for submission of offers and date, time of sale etc. is enclosed for your ready information. Please also be advised that the said sale notice will also be published in Hindi and English Newspapers shortly. A copy of the proposed paper's publication is also enclosed.

कृते इण्डियन ओवरसीज बैंक  
For INDIAN OVERSEAS BANK

प्राधिकृत अधिकारी / Authorised Officer

## Schedule of Secured Assets

| S.No. | Description of properties                                                                                                                                                                                                                                                                                                                                                                                                                           |
|-------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.    | <p>Residential House Area 1138.5 Sq.mtr (09 vishwa) Khasra No 783,Village-Kota Mamchari Tehsil&amp; Dist-Karauli 322243 in the name of Mr. Gajanand Mali</p> <p>The Area of the property is 1138.5 Sq.mtr</p> <p>The Property is Bounded by the Following Boundaries:</p> <p>North: Rasta</p> <p>South: Property of Ratan Lal &amp; Omi Gupta</p> <p>East: Property of Moolchand &amp; LalaRam</p> <p>West: Gali &amp; Property of Prakash Mali</p> |

Note : As per rule 3 (5) of Security Interest ( Enforcement) rules ,2002 ,we hereby draw your kind attention to the provisions of section 13 ( 8) of the SARFAESI Act, under which the Borrower has the right to redeem the "Secured Assets" by tendering the amount of dues of the secured creditor at any time before the date of publication of notice for public auction from public for transfer by way of sale " As is where is" ,As is what is, ,whatever there is and without Recourse. The borrower, Mortgager and guarantors are therefore, requested to pay the entire amount due together with accrued interest, costs and charges, expenses thereon and redeem the secured assets before the date of publication of notice as stated herein.

The right of redemption under section 13(8) of the SARFAESI Act can only be exercised before the public auction commences and not thereafter.

For detailed terms and conditions of the sale, please refer to the link provided in Indian Overseas Bank, Secured Creditor's website i.e.,

<https://Baanknet.com> (web portal of e-auction of service provider)

For Indian Overseas Bank

Date: 16.09.2026

Place: Karauli

This NOTICE is 30 (Thirty) days' notice to the Borrower/Mortgagor(S)/Co-borrower (S) of the above said loan account pursuant to Rule 8(6) of Security Interest (Enforcement) Rules, 2002, regarding to holding of auction sale on the above-mentioned date and place."

Encl. 1) E-Auction notice containing terms and conditions

2) Proposed Paper publication of E-Auction Notice.

कृते इण्डियन ओवरसीज बैंक  
For INDIAN OVERSEAS BANK

प्राधिकृत अधिकारी / Authorised Officer



Indian Overseas Bank Karouli Branch  
Near Govt, College Karouli 322241 Rajasthan  
Email: iob2228@iob.in  
Phone No-8925952228

Date-16.09.2026

### E-AUCTION SALE NOTICE

#### **SALE OF IMMOVABLE PROPERTY MORTGAGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002**

Whereas Mr. Gajanand Mali S/o Chouthi Lal Mali & Rukmani Mali have borrowed monies from Indian Overseas Bank against the mortgage of the immovable property in the name of mortgager namely, Mr. Gajanand Mali S/o Chouthi Lal Mali more fully described in the schedule hereunder and on upon classification of the account as NPA, the Bank has issued a demand notice under Section 13(2) of the SARFAESI Act, 2002 (Act) on 05.06.2026 calling upon Mr. Gajanand Mali S/o Chouthi Lal Mali & Rukmani Mali (**Borrower/ Mortgagers**) and Pavan Kumar Kushwah S/o Ashok Kumar Kushwah (Guarantor) to pay the amount due to the Bank, being **Rs.11,94,650/- [Rupees eleven lakhs ninety four thousand six hundred fifty only] as on 05.06.2026** payable together with further interest at contractual rates and rests along with costs, charges etc till date of repayment within 60 days from the date of receipt of the said notice.

Whereas the borrowers & guarantors having failed to pay the amount dues in full to the Bank as called for in the said demand notice, the Bank has taken Symbolic possession of the secured assets more fully described in the schedule here under on **14.08.2026** under Section 13 (4) of the Act with the right to sell the same in "**As is where is**", "**As is what is**" and "**Whatever there is**" basis under Section 13(4) of the Act read with Rules 8 & 9 of the Security interest (Enforcement) Rules, 2002 for realization of Bank's dues. The dues to the Bank as on the date of taking possession was intimated as **Rs.12,22,067.75 (Rupees twelve Lakhs twenty-two Thousand sixty-seven and seventy-five paisa only) as on 13.08.2026** payable together with further interest at contractual rates and rests along with costs, charges etc till date of repayment.

The dues of the borrower as on 06.09.2026 works out to **Rs.12,28,005/- (Rupees twelve Lakhs twenty-eight thousand and five Only)** payable together with further interest at contractual rates and rests along with costs, charges etc till date of repayment, after reckoning repayments, if any. The undersigned in exercise of the powers conferred under Sec 13(4) of the said Act proposes to realize the Bank's dues by sale of the under mentioned property.

कृते इण्डियन ओवरसीज बैंक  
For INDIAN OVERSEAS BANK

प्राधिकृत अधिकारी, Authorised Officer

**SCHEDULE OF PROPERTY:**

| S.No. | Description of properties                                                                                                                                                                                                                                                                                                                                                                                                                           |
|-------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.    | <p>Residential House Area 1138.5 Sq.mtr (09 vishwa) Khasra No 783,Village-Kota Mamchari Tehsil&amp; Dist-Karauli 322243 in the name of Mr. Gajanand Mali</p> <p>The Area of the property is 1138.5 Sq.mtr</p> <p>The Property is Bounded by the Following Boundaries:</p> <p>North: Rasta</p> <p>South: Property of Ratan lal &amp; Omi Gupta</p> <p>East: Property of Moolchand &amp; LalaRam</p> <p>West: Gali &amp; Property of Prakash Mali</p> |

|                                                                      |                                                                                                                                                                                                                                                   |
|----------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Date and time of e-auction                                           | On 23.10.2026 (friday) between 1.00 P.M to 04.00 P.M.                                                                                                                                                                                             |
| Reserve Price                                                        | Rs.26,67,600/-<br>(Rupees twenty six lakhs sixty seven thousand and six hundred only)                                                                                                                                                             |
| Earnest Money Deposit                                                | Rs.2,66,760/- (Rupees Two Lakhs sixty six thousand Seven hundred sixty only)                                                                                                                                                                      |
| EMD Remittance                                                       | <p>Indian Overseas Bank Neemrana Branch</p> <p>(Address: - Near Govt, College Karouli 322241 Rajasthan</p> <p>Email: iob2228@iob.in)</p> <p>IFSC: IOBA0002228</p> <p>A/c No: 22280113035001 (SARFAESI Sale Parking Account) Account type: OAB</p> |
| Bid Multiplier                                                       | Rs.10,000/- (the amount in multiples of which the bid is to be increased)                                                                                                                                                                         |
| Inspection of property                                               | 22.09.2026 to 22.10.2026 from 01:00 P.M to 4:00 P.M (Prior Appointment).                                                                                                                                                                          |
| Submission of online application for bid with EMD                    | 22.09.2026 onwards                                                                                                                                                                                                                                |
| Last date for submission of online application for BID with EMD      | 22.10.2026 Till 5:00 PM                                                                                                                                                                                                                           |
| Known Encumbrance if any                                             | NIL                                                                                                                                                                                                                                               |
| Possession                                                           | Symbolic                                                                                                                                                                                                                                          |
| *Outstanding dues – Not Known of Local Self Government(Property Tax, | <p>Not Known</p> <p>(Bidders are advised to ascertain the Statutory liabilities. Statutory liability, if any, shall be borne by</p>                                                                                                               |

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Authorised Officer

|                                        |                                                                                                                                                     |
|----------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Water sewerage, Electricity Bills etc) | the purchaser and the Bank assumes no responsibility in this regard. Bidder must independently verify all liabilities associated with the property) |
|----------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|

\*Bank's dues have priority over statutory dues.

### Terms and Conditions

1. The property will be sold by e-auction through the Bank's approved service <https://www.baanknet.com> under the supervision of the Authorized Officer of the Bank. Notice of sale shall also be uploaded in IOB intranet, iob.in and in <https://publishtenders.gov.in>.

2. The intending Bidders /Purchasers are requested to register on portal <https://www.baanknet.com> using their mobile number and email-id. Further, they are requested to upload requisite KYC documents.

3. Bids in the prescribed formats shall <https://www.baanknet.comregistration> using alongwith the EMD & scanned copy of KYC documents including photo, PAN Card & address proof to the service provider and the Authorized Officer before **17.00. hours on 22.10.2026.**

4. The EMD and other deposits shall be remitted through EFT / NEFT / RTGS to the Bank account as specified above and the amount of EMD paid by the interested bidder shall carry no interest. The amount of EMD paid by the successful bidder shall be adjusted towards the sale price.

5. Bids without EMD shall be rejected summarily.

6. Online auction sale will start automatically on and at the time as mentioned above. Auction / bidding will initially be for a period of 120 Minutes with auto extension time of 10 minutes each till the sale is concluded.

7. The property shall be sold to the successful bidder. The successful bidder (purchaser) as declared by the Authorised Officer shall deposit 25% of the sale price (inclusive of the EMD) immediately on the same day and not later than the next working day. The balance amount of sale price shall be paid within 15 days from the date of confirmation of auction sale. Failure to remit the entire amount of sale price within the stipulated period will result in forfeiture of deposit of 25% of the bid price to the secured creditor and forfeiture of all claims over the property by the purchaser and the property will be resold.

8. The sale certificate will be issued in the name of the purchaser only, after payment of the entire sale price amount and other taxes/charges, if any.

9. The purchaser shall bear the charges/ fee payable for conveyance such as registration fee, stamp duty, etc., as applicable as per law.

10. The Authorized Officer has the absolute right to accept or reject any bid or postpone or cancel the sale, as the case may be without assigning any reason whatsoever.

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प्राधिकृत अधिकारी / Authorised Officer

11. The property is being sold on "As is where is", "As is what is" and "Whatever there is" basis. The Bank has disclosed only the known encumbrances, statutory liabilities, if any, as above and it is for the purchaser to make their own independent enquiries at their own costs before participating in the auction.

12. As regards the Statutory dues stated above, Bank dues will have priority over statutory dues. Without prejudice to the above, statutory liability, if any, shall be borne by the purchaser and the Bank assumes no responsibility in this regard.

13. Sale is subject to confirmation by the secured creditor.

14. The unsuccessful bidder/s will take up with M/S baanknet personally for remittance of EMD amount. Bank shall not be liable for any remittance of EMD amount of unsuccessful bidders.

15. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation by the bank. The Authorised Officer/Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.

16. \* In compliance with Section 194 IA of the Income tax Act, 1961 income tax @ 1% on the Reserve Price shall be deducted by M/S baanknet and paid under the PAN Number of the Purchaser. Since the Tax has been calculated only on the Reserve Price, the bidder shall bear the 1% income tax on the bid multiplier amount and the Bank shall not take any responsibility for the same.

\*In case of any sale / transfer of immovable property of Rupees Fifty lakhs and above, the transferee has to pay an amount equal to 1% of the consideration as Income Tax. For further details regarding inspection of property / e-auction, the intending bidders may contact the **Indian Overseas Bank Karouli Branch Near Govt, College Karouli 322241 Rajasthan Email: iob2228@iob.in, Phone No-8925952228**

Place: Karouli  
Date: 16.09.2026

कृते इण्डियन ओवरसीज बैंक  
For INDIAN OVERSEAS BANK

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**Indian Overseas Bank Karouli Branch**  
**Near Govt, College Karouli 322241 Rajasthan**  
**Email: iob2228@iob.in**  
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Date-16.09.2026

**PUBLIC NOTICE FOR E- AUCTION FOR SALE OF IMMOVABLE PROPERTIES**

**Sale of immovable property /ies mortgaged to Bank under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (No.54 of 2002)** whereas, the Authorized Officer of **Indian Overseas Bank** has taken Symbolic possession of the following property pursuant to the notice issued under Section 13(2) of the Security Interest (Enforcement) Rules 2002 in the following loan account with right to sell the same on **"AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" and "WHATEVER THERE IS"** for realization of Bank's dues plus interest & costs as detailed hereunder and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13(4) of the said Act proposes to realize the Bank's dues by sale of the said property. The sale will be done by the undersigned through e auction platform provided at the Web Portal <https://baanknet.com>

Name and details of borrower/mortgagers/Guarantors -

| Sl. No. | Borrower Name & Address                                                                                      | Sl. No. | Guarantor Name & Address                                                                        |
|---------|--------------------------------------------------------------------------------------------------------------|---------|-------------------------------------------------------------------------------------------------|
| 1.      | Gajanand Mali S/o Chouthi Lal Mali & Rukmani Mali<br>, Village -Kota Mamchari, Tehsil & Dist.-Karauli 322243 | 2.      | Pavan Kumar Kushwah S/o Ashok Kumar Kushwah, Village-Kota Mamchari Tehsil& Dist.-Karauli 322243 |

|                                                                                                        |                                                                                                                                                                                                 |
|--------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Date of NPA</b>                                                                                     | 04.06.2026                                                                                                                                                                                      |
| <b>Date of Demand notice</b>                                                                           | 05.06.2026                                                                                                                                                                                      |
| <b>Dues claimed in Demand Notice</b>                                                                   | <b>Rs.11,94,650/- [Rupees eleven lakhs ninety four thousand six hundred fifty only) as on 05.06.2026</b>                                                                                        |
| <b>Date of possession notice</b>                                                                       | <b>14.08.2026 (Symbolic Possession)</b>                                                                                                                                                         |
| <b>Dues claimed in Possession Notice</b>                                                               | <b>Rs.12,22,067.75 (Rupees twelve Lakhs twenty-two Thousand sixty-seven and seventy five paisa only) as on 13.08.2026</b>                                                                       |
| <b>Outstanding dues of Local Self Government (Property Tax, Water sewerage, Electricity Bills etc)</b> | Not Known.<br>(Bidders are advised to ascertain the Statutory liabilities. Statutory liability, if any, shall be borne by the purchaser and the Bank assumes no responsibility in this regard.) |
| <b>Reserve Price</b>                                                                                   | <b>Rs.26,67,600/-</b><br>(Rupees twenty six lakhs sixty seven thousand and six hundred only)                                                                                                    |
| <b>EMD</b>                                                                                             | <b>Rs.2,66,760/- (Rupees Two Lakhs sixty six thousand Seven hundred sixty only)</b>                                                                                                             |

कृते इण्डियन ओवरसीज बैंक  
For INDIAN OVERSEAS BANK

प्राधिकृत अधिकारी / Authorised Officer

|                                                                        |                                                                          |
|------------------------------------------------------------------------|--------------------------------------------------------------------------|
| <b>Date &amp; Time of auction</b>                                      | <b>On 23.10.2026 (friday) between 1.00 P.M to 04.00 P.M.</b>             |
| <b>Submission of online application for bid with EMD</b>               | 22.09.20226 onwards                                                      |
| <b>Last date for submission of online application for BID with EMD</b> | 22.10.2026 till 05:00 PM                                                 |
| <b>Bid increase amount</b>                                             | Rs.10,000/-                                                              |
| <b>Auto extension time</b>                                             | 10 minutes                                                               |
| <b>Known Encumbrance if any</b>                                        | Not known to Authorised Officer                                          |
| <b>Inspection Date&amp; Time</b>                                       | 22.09.2026 to 22.10.2026 from 01:00 P.M to 4:00 P.M (Prior Appointment). |

| <b>S.No.</b> | <b>Description of properties</b>                                                                                                                                                                                                                                                                                                                                                                                                                    |
|--------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.           | <p>Residential House Area 1138.5 Sq.mtr (09 vishwa) Khasra No 783,Village-Kota Mamchari Tehsil&amp; Dist-Karauli 322243 in the name of Mr. Gajanand Mali</p> <p>The Area of the property is 1138.5 Sq.mtr</p> <p>The Property is Bounded by the Following Boundaries:</p> <p>North: Rasta</p> <p>South: Property of Ratan lal &amp; Omi Gupta</p> <p>East: Property of Moolchand &amp; LalaRam</p> <p>West: Gali &amp; Property of Prakash Mali</p> |

**\*Bank's dues have priority over the statutory dues**

**For terms and conditions please visit:**

<https://www.iob.in/e-Auctions.aspx>

<https://baanknet.com> (web portal of e-auction of service provider)

**Date 16.09.2026**

**Place: Karouli**

**कृते इण्डियन ओवरसीज बैंक**  
**For INDIAN OVERSEAS BANK**

**प्राधिकृत अधिकारी / Authorised Officer**