



SALE OF ASSETS THROUGH ONLINE E-AUCTION UNDER SARFAESI ACT 2002

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 Rule 8 (6) & 9 of the Security Interest (Enforcement) Rules, 2002

The Notice is hereby given to the public in general and in particular to the Borrower and Guarantor(s) that the below described immovable property mortgaged to the Secured Creditor, the constructive/physical possession of which has been taken by the Authorized Officer of Nainital Bank Limited the Secured Creditor, will be sold on "As is where is", "As is what is", "Whatever there is" and "No recourse" basis through E- Auction for recovery of amount mentioned in the table below along with further interest, cost and expenses being due to Nainital Bank Limited viz. Secured Creditor. It is hereby informed you that we are going to conduct public E-Auction through website <https://sarfaesi.auctiontiger.net>

Name and Address of Borrower(s)/ Guarantor(s)	Description of Property	Date of Notice U/s 13(2), Date of Possession Notice U/s 13 (4) & Total dues less recovery if any.	Status of Possession	Account No. to Deposit EMD/BID amount.	EMD submission date and time &	Property Inspection Date & Time	Reserve Price	QR for Property Location	QR for Property Photo
					E-Auction date and Time		EMD Bid Increase Amount		

THIS IS A STATUTORY 15 DAYS SALE NOTICE TO BORROWER/GUARANTOR/ MORTGAGOR UNDER SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Branch - Ramnagar Road, Kashipur, Udham Singh Nagar, Uttarakhand - 244713, Contact person : SUNNY MEHRA, Phone No. : 7055101529

1. Baba Ajeet Singh Industries (Borrower), Village- Haldua Sahu, Kashipur Road, Tehsil- Jaspur, District- Udham Singh Nagar, Uttarakhand. 2. Jagdish Kumar S/o Hans Raj (Proprietor), R/o Village- Haldua Sahu, Kashipur Road, Tehsil- Jaspur, District- Udham Singh Nagar, Uttarakhand. 3. Neerja Arora alias Neeraj Arora alias Sweetey Arora alias Sweetey W/o Jagdish Kumar (Guarantor), R/o Village- Haldua Sahu, Kashipur Road, Tehsil- Jaspur District- Udham Singh Nagar, Uttarakhand. 4. Harwant Kaur W/o Nissam Singh (Guarantor), R/o Village- Haldua Sahu, Kashipur Road, Tehsil- Jaspur, District- Udham Singh Nagar, Uttarakhand. 5. Nirmal Singh S/o Swarn Singh (Guarantor), R/o Village- Haldua Sahu, Kashipur Road, Tehsil- Jaspur, District- Udham Singh Nagar, Uttarakhand. 6. Kashmeer Lal S/o Desh Raj (Guarantor), R/o Village- Haldua Sahu, Kashipur Road, Tehsil- Jaspur, District- Udham Singh Nagar, Uttarakhand.	1. All part and parcel of property Measuring 0.223 Hectare in the name of Neerja Arora alias Neeraj Arora alias Sweetey Arora W/o Jagdish Kumar, situated at Village Haldua Sahu, Tehsil- Jaspur, District- Udham Singh Nagar bearing Kharsa No. 119 min. Bounded by: East Canal, West Gool & Chak Road, North Khet of Krishan Kumar etc and from South Araji Vijay Kumar etc. Gift deed duly registered with Sub Registrar office Jaspur, District- Udham Singh Nagar in Bahi No. I, Zild/ Khand No. 100, Pages 203 to 206 at Serial No. 1279 on 23.04.2012. 2. EM of Property Measuring 0.201 Hectare in the name of Neerja Arora alias Neeraj Arora alias Sweetey Arora alias Sweetey W/o Jagdish Kumar situated at Village- Haldua Sahu, Tehsil- Jaspur, District- Udham Singh Nagar bearing Khata No. 44, Kharsa No. 113 min Bounded by: East Araji Kuldeep Grover, West Kaccha Raasta Badhu Nahar, North Araji Jagdish Kumar and from South Araji Madan Lal. Sale deed duly registered with Sub Registrar Kashipur, District- Udham Singh Nagar in Bahi No. I, Zild/Khand No. 1601, Pages 175 to 178 at Serial No. 3422 on 12.05.2008. 3. EM of Property Measuring 1.0780 Hectare in the name of Jagdish Kumar S/o Hans Raj, situated at Village- Haldua Sahu, Tehsil- Jaspur, District- Udham Singh Nagar bearing Kharsa No. 113 min, Khata No. 37 Bounded by: East: Araji Sudesh Rani, West: Raasta, North: Raasta and from South: Araji Muker. Duly registered with Sub Registrar office Kashipur, District- Udham Singh Nagar in Bahi No. I, Zild/Khand No. 1226, Pages 197 to 200 at Serial No. 2189 on 14.05.2003 and Sale Deed (Muahida) duly registered in the Office of Sub Registrar Kashipur, District- Udham Singh Nagar in Bahi No. I, Zild/Khand No. 1203, Pages 43 to 48 at Serial No. 4756 on 16.12.2002.	16.05.2019 29.07.2019 ₹ 4,59,19,175.75 (Rupees Four Crore Fifty Nine Lakh Nineteen Thousand One Hundred Seventy Five And Paise Seventy Five Only) on 16.05.2019 + interest & other expenses	Physical	Account Number: 006420920000025 IFSC CODE: NTBL0KAS006 Or through Demand Draft in favour of The Nainital Bank Ltd. to be deposited with Bank's Kashipur Branch	Last Date of EMD Submission 23.12.2025 up to 4.00 PM E-Auction on 24.12.2025 from 11:00 AM to 1:00 PM (with unlimited extension of 5 min each)	22.12.2025 10.00 AM to 03.00 PM	Property No. 1 ₹ 94,00,000.00 ₹ 9,40,000.00 ₹ 50,000.00 Property No. 2 ₹ 38,00,000.00 ₹ 3,80,000.00 ₹ 50,000.00 Property No. 3 ₹ 1,87,00,000.00 ₹ 18,70,000.00 ₹ 50,000.00	Property No. 1  Property No. 2  Property No. 3 	Property No. 1  Property No. 2  Property No. 3 
---	--	---	----------	---	--	--	--	--	--

All Interested participants/bidders are requested to visit the website <https://sarfaesi.auctiontiger.net> & www.nainitalbank.co.in (Banksite) for further details including Terms & Conditions, to take part in e-auction sale proceeding and are also advised to contact Bank's Service Provider E-Procurement Technologies Ltd. Mr. Ram Sharma, Contact Number- 8000023297 and e-mail of ramprasad@auctiontiger.net.

Place : Nainital, Uttarakhand

Date : 07.12.2025

Authorized Officer, Nainital Bank