



**Saraswat
Bank**

Saraswat Co-operative Bank Ltd.

(Scheduled Bank)

Name of Borrower	M/s. Shree Om Metallic Yarns Industry,
Property details	Flat No. C/41, 4th Floor, Padmanagar CHSL., Opp. German Remedies, Mohan Studio Compound, Andheri Kurla Road, Andheri (E), Mumbai – 400 069.
Date & Time of Auction	30.04.2025 11.00 a.m. to 2.00 p.m.
Date & Time of Inspection	08.04.2025 / 03:00 p.m. to 5.00 p.m.
Last date & time for submission of EMD & KYC	28.04.2025/ upto 5.00 p.m.

Terms and Conditions of the E-auction are as under:

- (1) The auction will be conducted through the Bank's approved service provider M/s e-Procurement Technologies limited (Auction Tiger). Intending bidders may avail training for online bidding from M/s. e-Procurement Technologies. Ltd., B-704/705, Wall Street - II, Opp. Orient Club, Near Gujarat College, Ellisbridge, Ahmedabad-380006, Gujarat. Monday – Friday 10:00 AM - 07:00 PM (Saturday - 10:00 AM - 06:00 PM. Closed on 2nd & 4th Saturday / All Sunday's); Contact: Landline No. 079-61200513/594/577/55 email: maharashtra@auctiontiger.net, support@auctiontiger.net. Mr. Praveen Thevar (M) +91 9722778828 (O) 079- 6813 6851, email: Praveen.thevar@auctiontiger.net and Ms. Soni Hemani (M) – 079 35022145/149/182 email: soni@auctiontiger.net. Prospective bidder can also view sale details and bidding through Auction Tiger Mobile Application (Android).
- (2) Prior to submitting the Bids, bidders may obtain Bid form, information about the said Sale/Auction, its Terms & Conditions and procedure of submission of Bid/Offer, from Bank's Authorised Officer, Saraswat co-op. Bank Ltd., Recovery Dept., 74-C, Samadhan Building, 2nd floor, Senapati Bapat Marg (Tulsi Pipe Road), Dadar (W), Mumbai 400 028. Phone No: 8657043713/714/715, 8828805609. - Monday to Friday 11:00 AM to 05:00 PM & Saturday - 11:00 AM to 4:00 PM (Closed on 2nd & 4th Saturday / All Sundays) OR website of our technology partner e-Procurement Technologies. Ltd. at <https://sarfaesi.auctiontiger.net>
- (3) Inspection of the subject properties/assets will be available on date and time specified above. It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property/assets, the rights, title, interest & claims, rights, dues affecting the property/assets in respect of the property/assets put on auction. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/ rights/ dues. Objections of any kind in this regard shall not be entertained.
- (4) All statutory/non statutory dues, taxes, GST, surcharge, rates, assessments, charges, fees, TDS, claims Applicable stamp duty, Transfer and Registration Charges etc. pertaining to auctioned property/assets & its sale, will be the responsibility of the auction purchaser only.
- (5) Earnest Money Deposit (EMD) shall be deposited either through NEFT/ RTGS/DD/PAY ORDER. Name of the A/C.: SARASWAT BANK - RECOVERY, IFSC Code: SRCB0000097, Bank Name & Address: SARASWAT CO-OP. BANK LTD., RECOVERY DEPT., 74-C, SAMADHAN BUILDING, 2ND FLOOR, SENAPATI BAPAT MARG (TULSI PIPE ROAD), DADAR (W), MUMBAI 400 028. Beneficiary Account No.: 0097421420000001, Sender to Receiver Information / Remarks: mention the Name of the Borrower. The EMD amount shall not carry any interest.
- (6) Physical / scanned copies of Bank Receipt with UTR for EMD remitted and KYC documents should reach the Authorised Officer at above Bank address or on email id: incharge_recovery@saraswatbank.com at least two working days prior to the Auction date.
- (7) The property/assets will not be sold below the Reserve Price mentioned in the Auction Notice. The bidder shall improve their further offers in multiple of amounts indicated under "Bid increment" in the Auction Notice. If a bid is placed in the last 5 minutes of the closing time, the process will get extended for further 5 minutes for unlimited time. On closure of e-Auction process, the bidder who submits the highest bid amount shall be declared as Successful Bidder. The Authorised Office may conduct an Open Bidding process / further negotiations thereafter to decide the successful bidder and auction amount.

- (8) The successful bidder shall, immediately but not later than next working day after sale, deposit 25% of the final bid amount [including EMD before bid]. If the successful bidder fails to pay 25% amount within the prescribed time herein above, the EMD shall be forfeited without any notice. After deposit of 25% and confirming the sale by the Authorised Officer, the bidder shall have to pay remaining amount i.e. 75% of the bid amount on or before 15 days from the receipt of the confirmation letter or within such extended period as may be agreed upon in writing solely at the discretion of the Authorised Officer.
- (9) If the remaining amount is not paid within the time prescribed in the confirmation letter, the amount deposited so far would be forfeited without any notice and property/assets shall be put to re-auction. The defaulting bidder shall have no claim/ right in respect of property/assets amount. The EMD amount of unsuccessful bidder will be refunded on closure of the e-auction/sale proceeding as per instructions provided in the Auction Bid Form.
- (10) The sale is subject to confirmation of the Authorised Officer. Sale Certificate will be issued in the name of the purchaser(s)/applicant(s) only and will not be issued in any other name(s).
- (11) The Authorized Officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the auction at any stage without assigning any reason thereof.
- (12) The sale shall be subject to rules/conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.
- (13) Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Saraswat Co-op. Bank Ltd. nor the service provider will be responsible for any lapses/failure (internet failure, power failure etc.) on the part of the vendor in such cases. In order to ward off such contingent situation, the bidders are requested to make all the necessary arrangements/alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

Authorised Officer
Saraswat Co-operative Bank Ltd.



ANNEXURE-II

AUCTION BID FORM
AUCTION SALE OF IMMOVABLE PROPERTY UNDER SARFAESI ACT, 2002
(Please fill in Capital Letters)

1.	* Name of the Bidder(s)	
2.	Name of representative of Bidder	
3.	Father's/Husband's Name	
4.	* PAN No	
5.	* Postal Address of Bidder(s)	
6.	* Phone/Cell No.	
7.	* E-Mail ID	
8.	* Property Details (Sr. No. & Lot No)	
9.	Public Notice ref. if applicable (Newspaper /date / Edition):	
10.	Earnest Money Deposit (EMD) Details	DD/PO/UTR No: : Date of DD/PO/UTR : DD/PO Payable at : Amount : Rs. Name of Bank : Branch Name : IFSC Code : Bank Account No :
11.	Bank details for refund of EMD	Bank Name : Branch Name : Bank A/c No : IFSC Code :
12.	* Self-attested KYC Documents : (Voter ID/PAN Card/Aadhar Card/Driving Licence / Govt. ID Card/Valid Passport)	<u>Photo ID / Address Proof</u> <u>No.</u> <u>Valid upto</u> 1. 2.

* Mandatory fields

I/We have downloaded copies of the Sale Notice, Terms & conditions of e-auction, Help Manual on operational part of e-Auction related to this e-Auction from web site (<https://www.auctiontiger.net>) of your service provider and shall abide by them and have also carried out my own due diligence in the matter of purchase of the secured assets / Properties. In case any information is found to be incorrect/ incomplete, I shall not hold the Authorised Officer, the secured lender and / or any of its officials, responsible for the same and shall not have any claim whatsoever against anyone of them.

Date:

Signature on behalf of the Bidder


Saraswat Bank

Saraswat Co-operative Bank Ltd.

 Recovery Department: 74-C, Samadhan Building, 2nd Floor, Senapati Bapat Marg (Tulsi Pipe Road), Dadar (W), Mumbai 400 028.
 Phone No: 8657043713/714/715, 8828805609

E-AUCTION SALE NOTICE

 (Auction Sale/bidding would be conducted only through website <https://sarfaesi.auctiontiger.net>)

SALE OF IMMOVABLE ASSETS CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST (SARFAESI) ACT, 2002

Pursuant to Demand Notice issued u/s 13(2), the undersigned as Authorized Officer of Saraswat Co-op. Bank Ltd. has taken over physical possession of the following asset u/s 14 of the SARFAESI Act. Public at large is informed that e-auction (under SARFAESI Act, 2002) of the charged assets in the below mentioned case for realisation of Bank's dues will be held on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" and "WITHOUT RECOURSE" as specified hereunder:

Sr. No.	Name of Borrower, Co-Borrower, Guarantor/Mortgagor	A. Date of Notice B. Possession Type/ C. Demand Amount	Description of Assets	I. Reserve Price	II. EMD	III. Bid Increment Amount	Date/Time of Inspection	Last date/Time for EMD & KYC submission	Date/Time of E-Auction
1.	Borrower : 1. M/s. Shree Om Metallic Yarns Industry. Guarantors: 2. Late Mr. Amritlal B. Jain 3. Mr. Popatlal B. Jain 4. Mrs. Damayanti Popatlal Jain Mortgagor/s: 1. Mr. Popatlal B. Jain. 2. Mrs. Damayanti Popatlal Jain	09.05.2018 Physical /21.02.2025 Rs. 20,01,85,572.87 (Rupees Twenty Crore One Lakh Eighty Five Thousand Five Hundred Seventy Two and Paise Eighty Seven Only) as on 30.04.2018 with further interest thereon*	Flat No. C/41, 4th Floor, Padmanagar CHSL., Opp. German Remedies, Mohan Studio Compound, Andheri Kurla Road, Andheri (E), Mumbai - 400 069. [Admeasuring area: 667 sq.ft., carpet]. in the name of Mr. Popatlal B. Jain & Mrs. Damayanti Popatlal Jain,	Rs. 176.00 Lakh					
				Rs. 17.60 Lakh**					
				Rs. 0.50 Lakh					
							08.04.2025/ 3.00 p.m. to 5.00 p.m.		
							28.04.2025/ upto 5.00 p.m.		
							30.04.2025/ 11.00 a.m. to 2.00 p.m.		

*With further interest as applicable, incidental expenses, costs, charge etc. incurred till the date of payment and for realization.

 **The successful bidder shall have to deposit 25% of the final bid amount not later than next working day. The auction will be conducted through the Bank's approved service provider M/s e-Procurement Technologies Limited (Auction Tiger). Bid form, Terms & Conditions of the said Sale/Auction, and procedure of submission of Bid/Offer, are available from their website at <https://sarfaesi.auctiontiger.net>

STATUTORY NOTICE AS PER RULE 8(6) OF SARFAESI ACT, 2002

The notice is also a mandatory notice of 30 (Thirty) days to the Borrower/Mortgagor/Guarantors/ of the above loan account. Under Rules 8 and 9 of the Security Interest (Enforcement) Rules, 2002 and provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, Informing them about holding auction/sale on the above referred date and time with the advice to redeem the Secured Assets if so desired by them, by paying the outstanding dues as mentioned hereinabove along with further interest, cost & expenses, as per the rules/conditions prescribed under the SARFAESI Act, 2002 and its various amendments. In case of default in payment, the Secured Assets shall at the discretion of the Authorised Officer/Secured Creditor, be sold through any of the modes as prescribed under Rule 8 (5) of the Security Interest (Enforcement) Rules, 2002

 Date: 21.03.2025
 Place: MUMBAI

 Sd/-
 AUTHORISED OFFICER
 Saraswat Co-op. Bank Ltd.



**सारस्वत
बँक**

सारस्वत को-ऑपरेटिव्ह बँक लि.

(शेड्युल्ड बँक)

वसुली विभाग : ७४-सी, समाधान बिल्डिंग, २रा मजला, सेनापती बापट मार्ग (तुलासी पाईप रोड), दादर (प), मुंबई-४०० ०२८.

फोन क्र.: ८६५७०४३७१३/७१४/७१५, ८८२८८०५६०९

ई-लिलाव विविध पद्धती

(लिलाव विक्री / बोली फक्त वेबसाईट <https://sarfaesi.auctiontiger.net> मार्फत करण्यात येईल)

दि सिक्कुरिटीयझेशन अँड रिकन्स्ट्रक्शन ऑफ फायनान्शियल असेट्स अँड एन्फोर्समेंट ऑफ सिक्कुरिटी इंटरेस्ट (सरफेसी) अँक्ट, २००२ अंतर्गत बँकेकडे प्रभारित स्थावर मिळकतीची विक्री.

निम्नस्वाक्षरीकारांनी सारस्वत को-ऑप. बँक लि. चे प्राधिकृत, अधिकारी म्हणून कलम १३(२) अन्वये जारी केलेल्या मागणी सूचनेनुसार सरफेसी अँक्टच्या कलम १४ अन्वये खालील मतेचा कब्जा घेतला. तमाम जनतेला कळविण्यात येते की, बँकेच्या थकबाकीच्या वसुलीकरिता खालील नमूद बाबतीत प्रभारित मतेचा ई-लिलाव (सरफेसी अँक्ट, २००२ अंतर्गत) खालील विनिर्देशानुसार "जे आहे जेथे आहे तत्त्वाने", "जे आहे जसे आहे तत्त्वाने" आणि "कोणत्याही दायित्वाचा शिवाय तत्त्वाने" करण्यात येणार आहे.

अ. क्र.	कर्जदार	ए. सूचनेची तारीख	मालमत्तेचे वर्णन	II. गरबीचे निम्नतः II. इतर III. बोली/वॉट/प्याची रक्कम निरीक्षणाची तारीख/वेळ इ.आ. व किंवायसी सोद करणाऱ्याची अंतिम तारीख/वेळ ई-लिलावाची तारीख/वेळ
१.	कर्जदार : १. मे. श्री ओम मेटलिक यान्स इंडस्ट्री. हमीदार: २. मय्यत श्री. अम्रितलाल बी जैन ३. श्री. पोपटलाल बी. जैन ४. श्रीम. दमयंती पोपटलाल जैन गहाणवटदार: १. श्री. पोपटलाल बी. जैन २. श्रीम. दमयंती पोपटलाल जैन	०९.०५.२०१८ प्रत्यक्ष/२१.०२.२०२५ ३०.०४.२०१८ रोजीस रु. २०,०९,८५,५७२.८७ (रुपये वीस कोटी एक लाख पंच्यांशेही हजार पाचशे बहात्तर आणि सत्यांशेही पैसे मात्र) च्यासह त्यावरील पुढील व्याज*	फ्लॅट क्र. सी/४१, ४था मजला, पचनगर सीएचएसएल, जर्मन रेमिडिजच्या समोर, मोहन स्टुडिओ कंपाऊंड, अंधेरी कुर्ला रोड, अंधेरी (प), मुंबई- ४०००६१६. (मोजमापित क्षेत्र: ६६७ चौ. फू. चटई), श्री. पोपटलाल बी. जैन आणि श्रीम. दमयंती पोपटलाल जैन यांच्या नावे.	रु. १७६.०० लाख रु. १७.६० लाख** रु. ०.५० लाख ०८.०४.२०२५ दु. ०३.०० वा. ते सायं. ५.०० वा. २८.०४.२०२५/ सायं. ५.०० वा. पर्यंत ३०.०४.२०२५/ स. ११.०० वा. ते दु. २.०० वा.

*प्रदानाच्या आणि/किंवा वसुलीच्या तारखेपर्यंत उपाजित पुढील प्रयोज्य असे व्याज, अनुषंगिक खर्च, परिव्यय, आकार इ. सहित.

** यशस्वी बोलीदारांनी पुढील कामकाजा दिवसाआगोदर २५% अंतिम बोली रक्कम जमा करणे आवश्यक आहे.

लिलाव हा बँकेचे मंजुरीत सेवा पुढादादर मे. ई-प्रॉक्स्युरमेंट टेक्नॉलॉजीज लिमिटेड (ऑक्शन टायगर) द्वारे होईल. बोली अर्ज, सदर विक्री/लिलावाच्या अटी व शर्ती व बोली / प्रस्ताव जमा करण्याची पद्धत <https://sarfaesi.auctiontiger.net> या त्यांच्या वेबसाईटवर उपलब्ध असेल.

सरफेसी अँक्ट आणि रूल्स २००२ च्या नियम ८(६) अन्वये वैधानिक सूचना

सदर सूचना ही सरफेसी अँक्ट, २००२ अंतर्गत विहित अटी/शर्ती आणि त्याच्या विविध सुधारणांनुसार पुढील व्याज, परिव्यय आणि खर्चासह येथील वरील नमूद थकबाकी चुकती करून त्यांची इच्छा असल्यास तारण मत्ता विमोचित करण्याच्या सल्ल्यासह वरील उल्लेखित तारीख आणि वेळी लिलाव/विक्री करण्याबाबत त्यांना कळविण्यासाठी सिक्कुरिटी इंटरेस्ट (एन्फोर्समेंट), रूल्स, २००२ च्या नियम ८ आणि ९ आणि सिक्कुरिटीयझेशन अँड रिकन्स्ट्रक्शन ऑफ फायनान्शियल असेट्स अँड एन्फोर्समेंट ऑफ सिक्कुरिटी इंटरेस्ट अँक्ट, २००२ च्या तरतुदींच्या अंतर्गत वरील कर्ज खात्याचे कर्जदार/गहाणवटदार/हमीदार यांना ३० (तीस) दिवसांची आवश्यक सूचना सुध्दा आहे. प्रदानात कसूर केल्यास तारण मत्ता प्राधिकृत अधिकारी/तारण धनकोच्या निर्देशाने सिक्कुरिटी इंटरेस्ट (एन्फोर्समेंट) रूल्स, २००२ च्या नियम ८(५) अंतर्गत विहित नुसार कोणत्याही माध्यमामार्फत विकण्यात येईल.

दिनांक : २१.०३.२०२५

ठिकाण : मुंबई

(टीप : स्वैर भाषांतर तफावत आढळल्यास मूळ इंग्रजी ग्राह्य)

सही/-

प्राधिकृत अधिकारी

सारस्वत को-ऑप. बँक लि.



**Saraswat
Bank**

Saraswat Co-operative Bank Ltd.

(Scheduled Bank)

Name of Borrower	M/s. Shree Om Metallic Yarns Industry,
Property details	Flat No. C/41, 4th Floor, Padmanagar CHSL., Opp. German Remedies, Mohan Studio Compound, Andheri Kurla Road, Andheri (E), Mumbai – 400 069.
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- (2) Prior to submitting the Bids, bidders may obtain Bid form, information about the said Sale/Auction, it's Terms & Conditions and procedure of submission of Bid/Offer, from Bank's Authorised Officer, Saraswat co-op. Bank Ltd., Recovery Dept., 74-C, Samadhan Building, 2nd floor, Senapati Bapat Marg (Tulsi Pipe Road), Dadar (W), Mumbai 400 028. Phone No: 8657043713/714/715, 8828805609. - Monday to Friday 11:00 AM to 05:00 PM & Saturday - 11:00 AM to 4:00 PM (Closed on 2nd & 4th Saturday / All Sundays) OR website of our technology partner e-Procurement Technologies. Ltd. at <https://sarfaesi.auctiontiger.net>
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- (4) All statutory/non statutory dues, taxes, GST, surcharge, rates, assessments, charges, fees, TDS, claims Applicable stamp duty, Transfer and Registration Charges etc. pertaining to auctioned property/assets & its sale, will be the responsibility of the auction purchaser only.
- (5) Earnest Money Deposit (EMD) shall be deposited either through NEFT/ RTGS/DD/PAY ORDER. **Name of the A/C.: SARASWAT BANK - RECOVERY, IFSC Code: SRCB0000097, Bank Name & Address: SARASWAT CO-OP. BANK LTD., RECOVERY DEPT., 74-C, SAMADHAN BUILDING, 2ND FLOOR, SENAPATI BAPAT MARG (TULSI PIPE ROAD), DADAR (W), MUMBAI 400 028. Beneficiary Account No.: 0097421420000001, Sender to Receiver Information / Remarks: mention the Name of the Borrower. The EMD amount shall not carry any interest.**
- (6) Physical / scanned copies of Bank Receipt with UTR for EMD remitted and KYC documents should reach the Authorised Officer at above Bank address or on email id: incharge_recovery@saraswatbank.com **at least two working days prior to the Auction date.**
- (7) The property/assets will not be sold below the Reserve Price mentioned in the Auction Notice. The bidder shall improve their further offers in multiple of amounts indicated under "Bid increment" in the Auction Notice. If a bid is placed in the last 5 minutes of the closing time, the process will get extended for further 5 minutes for unlimited time. On closure of e-Auction process, the bidder who submits the highest bid amount shall be declared as Successful Bidder. The Authorised Office may conduct an Open Bidding process / further negotiations thereafter to decide the successful bidder and auction amount.

- (8) The successful bidder shall, immediately but not later than next working day after sale, deposit 25% of the final bid amount [including EMD before bid]. If the successful bidder fails to pay 25% amount within the prescribed time herein above, the EMD shall be forfeited without any notice. After deposit of 25% and confirming the sale by the Authorised Officer, the bidder shall have to pay remaining amount i.e. 75% of the bid amount on or before 15 days from the receipt of the confirmation letter or within such extended period as may be agreed upon in writing solely at the discretion of the Authorised Officer.
- (9) If the remaining amount is not paid within the time prescribed in the confirmation letter, the amount deposited so far would be forfeited without any notice and property/assets shall be put to re-auction. The defaulting bidder shall have no claim/ right in respect of property/assets amount. The EMD amount of unsuccessful bidder will be refunded on closure of the e-auction/sale proceeding as per instructions provided in the Auction Bid Form.
- (10) The sale is subject to confirmation of the Authorised Officer. Sale Certificate will be issued in the name of the purchaser(s)/applicant (s) only and will not be issued in any other name(s).
- (11) The Authorized Officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the auction at any stage without assigning any reason thereof.
- (12) The sale shall be subject to rules/conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.
- (13) Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Saraswat Co-op. Bank Ltd. nor the service provider will be responsible for any lapses/failure (internet failure, power failure etc.) on the part of the vendor in such cases. In order to ward off such contingent situation, the bidders are requested to make all the necessary arrangements/alternatives such as back-up power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

Authorised Officer
Saraswat Co-operative Bank Ltd.