



બંક ઓફ બારોડા Bank of Baroda



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SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

"APPENDIX -IV-A [see proviso to rule 8(G)]"

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 (G) 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 properties mortgaged/charged to Bank of Baroda, the Secured Creditor, the Constructive 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" on 12 October, 2026 for recovery of the dues as detailed below. The particulars of the Borrower/s/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are provided hereunder –

Sr/Lot No.	Name & address of Borrower/s /Guarantor/s	Total Dues.	Description of Properties	Reserve Price, EMD and Bid Increase Amount
1.	M/s Parvin Exim Pvt. Ltd. (Borrower), Registered Office: A/505-507, Safal Solitaire Corporate Park, Nr. Divya Bhaskar, S G Highway, Makarba, Ahmedabad – 380051, 2. M/s Parvin Agro Pvt Ltd. (Corporate Guarantor) Factory Office at Rupal, Taluka Bavla, Bavla Road, Ahmedabad – 382220, 3. Mr. Nasiruddin A Vhora (Director & Guarantor) I - 301, Al Burooj, 132 ft Makarba Road, Sarkhej, Ahmedabad – 380051, 4. Mr. Nasiruddin A Vhora (Director & Guarantor) I - 304, Al Burooj, 132 ft Makarba Road, Sarkhej, Ahmedabad – 380051, 5. Mr. Tanvir A Vhora (Director & Guarantor) J - 601, Al Burooj, 132 ft Makarba Road, Sarkhej, Ahmedabad – 380051, 6. Mr. Tanvir A Vhora (Director & Guarantor) I - 201, Al Burooj, 132 ft Makarba Road, Sarkhej, Ahmedabad – 380051, 7. Mr. Tausif A Vhora (Director & Guarantor) 8. Mr. Abdulbhai N Vhora (Guarantor) 9. Mr. Akbarbhai N Vhora (Guarantor) All three residing at Survey No. 690/1+2, at Rupal, Taluka Bavla, Ahmedabad – 382220	Rs. 46,24,15,272.53 (Rupees Forty Six Crore Twenty Four Lakh Fifteen Thousand Two Hundred Seventy Two and Fifty Three Paise Only) as on 17.09.2026. (With reference to Demand Notice under section 13(2) Dated: 23.03.2017) (Pending Litigation: SA No. 127/2022 filed on 16.02.2022 by Parvin Exim Pvt. Ltd. Vs. Bank of Baroda – pending before DRT-1, Ahmedabad)	All that piece and parcel of freehold Non-Agriculture land situate, lying and being at Village Bavla, Taluka Bavla, Dist. Ahmedabad forming part of Survey No. 781 -old survey no. 690/1+2 of Mouje Bavla, Taluka Bavla in the Registration Dist. Ahmedabad and Sub Dist. Bavla admeasuring 11477.00 Sq. Mtrs or thereabouts together with Buildings thereon belonging to Mr. Abdulbhai Noorbhai Vhora (Guarantor) and Mr. Akbarbhai Noorbhai Vhora (Guarantor). Common Boundaries: East: Adjoining Survey No. 689, West: Nalia Road, North: Adjoining Survey No. 691, South: Adjoining Survey No. 690 Paiki & Mouje, Rupal no Simado, Encumbrance known to the Bank: Nil. Property ID-BARB259920250027	Reserve Price: Rs. 5,69,11,000/- EMD: Rs.56,91,100/- Bid Inc.: Rs. 5,00,000/-

Date of E-Auction	Status of Possession (Constructive /Physical)	Property Inspection Date & Time
Time of E-Auction		
Start Time to End time	Constructive Possession	Date :03.10.2026 Time: 11:00 AM to 02:00 PM
Date : 12.10.2026		
Start Time : 02:00 PM to End Time :06:00 PM (Unlimited Extension of 10 minutes)		

Note: Property of M/s Parvin Exim Pvt Ltd. is in Constructive (symbolic) possession and prospective bidders are advised to refer additional terms & conditions of property under Symbolic Possession.

For detailed terms and conditions of sale, please refer/visit to the link provided in <https://www.bankofbaroda.in/e-auction.htm> and online auction portal <https://baanknet.com>. Also, prospective bidders may contact the authorized officer Mr. Albinus Rona , Chief Manager, ZOSARB, Ahmedabad, Mob. No. 6003248708 (GST/TDS as per Government Rules applicable shall be payable by purchaser on sale of Movable/ Immovable Assets.)

(Signature)

Authorised Officer, Bank of Baroda

Date: 17.09.2026

Place: Ahmedabad