

APPENDIX-IV-A (See Proviso to rule 8(6))
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) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the borrowers(s) and Guarantor(s) that the below described immovable property mortgaged to the secured creditor, the constructive possession of which has been taken by the Authorised Officer of Indian Bank, Secured Creditor, will be sold on "As is where is" "As is what is" and "whatever there is" on **27.12.2021** for recovery of **Rs.70,03,677/-** (Rupees Seventy lakh three thousand six hundred seventy seven only) as on 31.08.2021 with further interest, costs, other charges and expenses thereon due to the Indian Bank, **Kallai Road Branch**, secured creditor from **(1) M/s Ajmer Art & Stone**, No.13/10B, Kambilishazham, Kodal Nadakkavu, Pantheerankavu post, Kozhikode-673019, **(2) Mr. Abhay P Kumar**, Prop: M/s Ajmer Art & Stone, 10/223, Nirmalyam, Azhishilam P.O. Farooq College (via), Malappuram-673 632 **(3) Mr. Padmskumar** (Mortgagor/Guarantor), 10/223 "Nirmalyam", Azhishilam P.O., Farooq College (via), Malappuram-673 632. The specific details of the property intended to be brought to sale through e-auction mode are enumerated below:

Detailed description of the Property: Property consists of 7.3696 Ares of land and a residential building thereupon comprised in Sy No 96/1, RS No 59/2 of Pantheemakavu Village, Kodal, Olanva, Mavoor SRO of Kozhikode Taluk and District. **Boundaries as per Title Deed:** East: Property belonging to Nandakumar, Suresh Babu, Swamalatha & Bindhu, South: Property belonging to Aswini Devi, West: Property belonging to Manikandan and Shankaran Nair, North: Property belonging to Nandakumar. **Boundaries As per Engineer Valuation:** East: Property belonging to Nandakumar, Suresh Babu & Swamalatha, Panchayath Road, South: Property belonging to Aswathi & Bindu, West: Property belonging to Shankaran Nair & Manikandan, North: Property belonging to Manikandan & Nandakumar

Encumbrances on property: Nil

Reserve Price: Rs. 68,00,000/- (Rupees Sixty six lakh only)

EMD Amount: Rs. 6,00,000/- (Rupees Six Lakh Only)

Bid incremental amount: Rs. 25,000/- (Rupees twenty five thousand only)

Date and time of e-auction: 27.12.2021 at 11.00am to 01.00pm

Property ID No.: IDIBKALAJM02

Last date for submission of Bid: 26.12.2021 by 5.00 P.M.

Bidders are advised to visit the website (www.mstcecommerce.com) of our e-auction service provider MSTC Ltd to participate in online bid. For Technical Assistance Please call MSTC HELPDOESK No. 033-22901004 and other help line numbers available in service providers help desk. For Registration status with MSTC Ltd, please contact bapiop@msstcecommerce.com and for EMD status please contact bapifin@msstcecommerce.com.

For property details and photograph of the property and auction terms and conditions please visit: <https://ibapi.in> and for clarifications related to this portal, please contact help line number '18001025026' and '011-41106131'.

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://ibapi.in> and www.mstcecommerce.com

Place : Kallai Road

Authorised Officer

Date : 09.12.2021

Indian Bank