



SALE NOTICE

REGISTERED AD

SALE NOTICE OF IMMOVABLE PROPERTIES BY AUCTION UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002

Notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and Security (Enforcement) Rules 2002, will be sold by holding public E Auction.

1. Name and address of the Secured creditor: Kerala Gramin Bank, Pazhavangadi (Ranni) Branch

2. Name and address of the borrower:

1. Sri. RANJITH P PILLAI, 10E-5, CENTRE COURT APARTMENTS, LISSY HOSPITAL ROAD, KALOOR, COCHIN 682 018

3. Total liabilities as on 07-10-2024: Rs.15,11,216.05 (Rupees Fifteen Lakh Eleven Thousand Two Hundred Sixteen and Five Paise only) + interest thereon + charges (if any)

4. (a) Date & Time of Auction : 15-11-2024 : 11.00 AM to 01.00 PM

(b) Place of Auction: Online

(c) E Auction Service provider: M/s. e-Procurement Tech. Ltd. - Auction Tiger, B-704, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis Bridge, Ahmedabad - 380006 Gujarat. (e-Auction Portal- <https://sarfaesi.auctiontiger.net>)

5. Details Of Property:

1 Ha, 63 Ares, 16 Sqm of Land in Sy No.178 in Pazhavangadi village of Ranni Taluk obtained by Document No. 1849/2011, bounded in :-

North by Road and Forest Land,

East By Property of Geetha Sasidharan Nair,

South By PWD Road

West By Property of Girija Anilkumar.

6. Reserve Price: Rs.64,50,080/- (Rupees Sixty Four Lakh Fifty Thousand Eighty only)

7. Other terms and conditions.

a. The property will be sold in "AS IS WHERE IS" condition, including encumbrances if any. (There are no encumbrances to the knowledge of the bank)

b. The property will not be sold below the Reserve Price.

c. The property can be inspected on **07-11-2024 to 12-11-2024 between 2:30 PM to 5 PM**

d. The intending bidders shall deposit Earnest Money Deposit (EMD) of **Rs.6,45,000/-** being 10% of the Reserve Price, by way of NEFT to A/C no: **403061013050114** and **IFS CODE:KLGB0040306** before **12-11-2024 5.00 P.M.**

e. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.

f. The successful bidder shall deposit 25% of the sale price (inclusive of the EMD already Paid), immediately on the sale being knocked down in his/her favour and the balance within 15 days from the date of confirmation of sale. If the successful bidder fails to pay the sale price as stated above, the deposit made by him shall be forfeited.

g. All charges for conveyance, stamp duty and registration, etc. as applicable shall be borne by the successful bidder only.

h. Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reasons thereof.



For more details: RO: R&L Wing/Branch, (Phone 9400999755/9400999306) may be contacted during office hours on any working day.

Place: Pathanamthitta
Date : 07-10-2024

Authorised Officer

Copy To.

- 1. RL Section, RO Pathanamthitta**
- 2. KGB, Ranni Branch**