

Head Office: Malappuram
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002 READ WITH PROVISION TO RULE 8(6) & 9 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 **KERALA GRAMIN BANK, KALLIKANDY BRANCH** (Secured Creditor) the **Symbolic Possession** of which has been taken by the Authorised officer of **KERALA GRAMIN BANK on 16-05-2022**, will be sold on “**As is where is**”, “**Whatever there is**” for recovery respective dues with future interest and costs to the **KERALA GRAMIN BANK** as mentioned below.

1. Name and address of the Secured creditor:

KERALA GRAMIN BANK, KALLIKANDY Branch

2. Name and address of the borrower/Guarantor/Mortgager

1. **ASHOKAN P (CUST ID: 491100288; MAIN HOLDER), S/O KANNAN PURAMBHAGATH HOUSE, VILAKKOTTOOR, VILAKKOTTUR (PO), KANNUR (Dt) - 670693**
2. **SHAJI KP (CUST ID: 492352684; GUARANTOR), S/O KADUNGON KUNHIPARAMBATH, VILAKKOTTUR PO, VILAKKOTTUR (PO), KANNUR (Dt) - 670693**
3. **ANOOP PURAMBHAGATH (CUST ID: 492378457; GUARANTOR), S/O ASHOKAN PURAMBHAGATH, VILAKKOTTUR, VILAKKOTTUR (PO), KANNUR (Dt) – 670693**
4. **SREEJA ASHOKAN (CUST ID: 412066027; JOINT HOLDER), W/O ASHOKAN PURAMBAGATH HOUSE, VILAKOTTUR, VILAKKOTTUR (PO), KANNUR (Dt) - 670693**

3. Total liabilities : HLG (HLG) 44615324000318– Rs 4,88,823.28 /- interest from 17-06-2024 and other Incidental charges, legal charges and cost.

4. (A) Date & time of E-Auction :

30-07-2024, Between 11:00 Am and 01:00PM.

(b) **Auction service provider:**

M/s C1 India Pvt. Ltd, 301, 1st Floor, Udyog Vihar-II, Gurgaon, Haryana -122015

(c) **Portal of E-Auction:**

<https://www.bankeauctions.com/>

5. Details of property/ies: The property consisting of **5.26 ARES** of land in the name of **Sri. ASHOKAN P AND Smt. SREEJA ASHOKAN** RE SURVEY NUMBER: **44/2** of **TRIPRANGOTTUR** village **THALASSERY SRO**, **KANNUR** District.

Boundaries:

As per tittle deed

NORTH: MUDROAD

EAST: POSESSED BY KUNHAMI

SOUTH: POSESSED BY KUNHAMI

WEST: ROAD

As per latest valuation report

- NORTH : MUD ROAD

- EAST : PROPERTY OF KUNHAMI

- SOUTH : PROPERTY OF KUNHAMI

- WEST : ROAD

6. Reserve Price: **Rs 24,70,500/-** (Rupees **Twenty Four Lakhs Seventy Thousand Five** hundred only)

7. Other terms and conditions:

a. The property/ies 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/ies will not be sold below the Reserve Price.

- c. The property can be inspected on prior appointment with Authorised officer on any working day between 11:00AM and 01:00PM.
- d. The bid increase amount will be Rs.10000/-.
- e. The intending bidders shall deposit bid application with Earnest Money Deposit (EMD) of Rs 2,47,50/- (Rupees **Two lakhs Forty Seven Thousand and Fifty** only) being 10% of the Reserve Price at **KERALA GRAMIN BANK, KALLIKANDY** branch, by way of DD favouring Authorised Officer, **KERALA GRAMIN BANK** or by NEFT/RTGS to account 404461013050114, IFSC: KLGB0040446, on or before 28.07.2024 at 05:00 p.m.
- f. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the Secured creditor.
- g. 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.
- h. All charges for conveyance, stamp duty and registration, etc. as applicable shall be borne by the successful bidder only.
- i. Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reasons thereof.
- For further details Regional Office, **KERALA GRAMIN BANK**, KANNUR 2 (Phone No: 9400999398, 9400999968) may be contacted during office hours on any working day.

Place: Kannur
Date: 21-06-2024

Authorised Officer
KERALA GRAMIN BANK