

**e- AUCTION SALE NOTICE****E- AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002.**

E- auction sale 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 e - auction.

<b>1</b>	<b>Name and address of the secured Creditor</b>	<b>:</b>	<b>Kerala Gramin Bank, Angamaly Branch, Kalookaran Towers, I<sup>st</sup> Floor, Angamaly P.O., Ernakulam Dist., PIN – 683572</b>
<b>2</b>	<b>Name of Mortgagor</b>	<b>:</b>	<b>Sri. Martin Varghese, S/O.Varghese A O</b>
<b>3</b>	<b>Name and address of the borrowers/co obligants/Guarantors</b>	<b>:</b>	<b>Sri. Martin Varghese , S/O. Varghese A O, Ezhumala, Angamaly, Mythry Nagar,138, Angamally Village, Angamally PO, Ernakulam Dist, Pin – 683572</b>
<b>4</b>	<b>Total liabilities as on</b>	<b>:</b>	<b>31.07.2023 Rs. 4,76,946.92 (Rupees Four Lakh Seventy Six Thousand Nine Hundred Forty Six and Ninety Two Paise Only) plus interest and cost</b>
<b>5</b>	<b>a) Date &amp; time of Auction</b>	<b>:</b>	<b>30.09.2023, 11 AM to 12 Noon</b>
	<b>b) Website platform for Auction</b>	<b>:</b>	<b><a href="https://indianbankseuction.com">https://indianbankseuction.com</a></b>
<b>6</b>	<b>Details of property/ies</b>	<b>:</b>	<b>All the part and parcel of the property consisting of 3.15 Ares in Sy. No. 366/3/2 of land in Mookkannur Village, Aluva Taluk, Ernakulam District. <u>Bounded</u> NORTH : PROPERTY OF PAUL EAST : SOLD BY VARGHESE SOUTH : PATHWAY WEST : PROPERTY OF LOUSIS &amp; OTHERS</b>
<b>7</b>	<b>Reserve price</b>	<b>:</b>	<b>Rs.11,35,000/- (Rupees Eleven Lakh and Thirty Five Thousand Only)</b>
<b>8</b>	<b>Increase in Bid amount</b>	<b>:</b>	<b>Rs. 10,000/-</b>

**9. Other terms and conditions:**

- The property/ies will be sold on "AS IS WHERE IS, "AS IS WHAT IS" and " WHATEVER THERE IS" condition including encumbrances, if any,(There are no encumbrances to the knowledge of the Bank).For details of encumbrance,contact the undersigned before deposit of the Earnest Money Deposit(EMD)referred to 8(d) below
- The property/ies will not be sold below the reserve price.
- The property can be inspected on **25.09.2023 between 11 AM & 12 Noon**
- The intending bidders shall deposit Earnest Money Deposit ( EMD) of Rs. **1,13,500/- (Rupees One Lakh Thirteen Thousand and Five Hundred Only)** being 10% of the reserve price, by way of DD favoring Authorised Officer, **Kerala Gramin Bank, Angamaly** OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of **Kerala Gramin Bank, Angamaly Branch, IFSC-KLGB0040539, Account Number-405391013050114** on or before **28.09.2023, 4 pm**
- Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor
- The successful bidder shall deposit 25% of the sale price (inclusive of 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.
- All charges for conveyance, stamp duty, registration & TDS etc. as applicable shall be borne by the successful Bidder only
- Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof

<b>10</b>	<b>Auction Service Provider</b>	<b>M/S. Canbank Computer Service LTD, No 218, JP Royale, 1st Floor, Sampige Road, Malleswaram, Bengaluru - 560003</b>
<b>11</b>	<b>Website</b>	<b><a href="https://indianbankseuction.com">https://indianbankseuction.com</a></b>

For further details,Authorised Officer, KGB RO Ernakulam (**94009 99027**) /Angamaly Branch (**94009 99539**) / HO RL& FP Wing (**94009 99020**) / auction service provider (**94806 91777/98329 52602**) may be contacted during office hours on any working day.

Place :Ernakulam  
Date : 21-08-2023

Authorised Officer  
Kerala Gramin Bank