

**ONLINE E – AUCTION SALE OF ASSET****KOTAK MAHINDRA BANK LIMITED**

**REGISTERED OFFICE:** 27 BKC, C 27, G-BLOCK, BANDRA KURLA COMPLEX, BANDRA (E), MUMBAI, MAHARASHTRA, PIN CODE- 400 051.

**BRANCH OFFICE:** KOTAK MAHINDRA BANK LTD 5<sup>th</sup> FLOOR, ADAMAS PLAZA 166/16 CST ROAD, KALINA, SANTACRUZ-EAST MUMBAI – 400098, MAHARASHTRA.

**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 UNDER RULE 8(5) READ WITH PROVISIO TO RULE 8 (6) OF THE SECURITY INTEREST (ENFORCEMENT) RULE, 2002.

NOTICE IS HEREBY GIVEN TO THE PUBLIC IN GENERAL AND IN PARTICULAR TO THE BORROWER (S) AND GUARANTOR (S) WHOSE DETAILS ARE GIVEN IN BELOW MENTIONED TABLE THAT THE BELOW DESCRIBED IMMOVABLE PROPERTY MORTGAGED/CHARGED TO THE SECURED CREDITOR, THE PHYSICAL POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF PNB HOUSING FINANCE LTD (hereinafter referred to as "PNBHFL") ON 28.09.2019 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY PNB HOUSING FINANCE LIMITED TO KOTAK MAHINDRA BANK, WILL BE SOLD ON "AS IS WHERE IS", "AS IS WHAT IS", AND "WHATEVER THERE IS" BASIS FOR REALIZATION OF BANK'S DUES.

**DESCRIPTION OF THE IMMOVABLE PROPERTY WITH KNOWN ENCUMBRANCE, IF ANY**

All that piece and parcel of Eastern Portion Khasra No. 201/1, PSK No.06 Ward No.1, Mouza Waddhamna Village Waddhamna, Hingna to Waddhamna Road, Tehsil Hingna, Nagpur, Maharashtra- 441110 and Western Portion Khasra No. 201/1, PSK No.6, Mouza Waddhamna, Village Waddhamna, Hingna to Waddhamna, Tehsil Hingna, Nagpur, Maharashtra-441110.

Eastern Portion Bounded as:

East: Remaining Portion of Khasra No. 201

West: Remaining Portion of Khasra No. 201/1

North: Khasra No.198

South: Pandhan

Western Portion Bounded as:

East : Remaining Portion of Khasra No.201/1

West : Land of Shri Dongre & Pandhan

North: Khasra No.198

South : Pandhan

BORROWER/S & GUARANTOR/S NAME & ADDRESS	1.DATE & TIME OF E-AUCTION 2.LAST DATE OF SUBMISSION OF EMD 3.DATE & TIME OF THE PROPERTY INSPECTION	RESERVE PRICE EMD OF THE PROPERTY BID INCREMENT
<b>1. JALARAM FLEXO LAMINATES PRIVATE LIMITED (BORROWER)</b>  (CIN No. U25209MH1991PTC060818) Through Its Director Mr. Vasantkumar Ratilal Khakkar <b>At:</b> Khasra No.201/1, Mouza Waddhamna ,Hingna Road District Nagpur, Maharashtra- 440023  <b>2. MR. VASANTKUMAR RATILAL KHAKKAR</b>	1) E-AUCTION DATE :-07/05/2024 BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES  2.) LAST DATE OF SUBMISSION OF EMD WITH KYC IS :- 06/05/2024 UP TO 6:00 P.M. (IST.)  3.) DATE OF INSPECTION:- 01.05.2024. BETWEEN 11:00 AM TO 4:00 PM (IST)	RESERVE PRICE RS. 5,20,00,000/- (RUPEES FIVE CRORE TWENTY LAKH ONLY)  EMD: RS. 52,00,000/- (RUPEES FIFTY TWO LAKH ONLY)  BID INCREMENT – RS. 1,00,000/-- (RUPEES ONE LAKH)

<p><b>CO-BORROWER)</b></p> <p><b>3. MR. HARDIK VASANT KHAKKAR (CO-BORROWER)</b></p> <p><b>4.MRS. RENUKABEN VASANT KHAKKAR (CO-BORROWER)</b></p> <p><b>ALL AT:</b></p> <p>24 SHIVAJI NAGAR G1 VEDANT RESIDENCY, OPP HDFC BANK, CEMENT ROAD NAGPUR, NAGPUR, MAHARASHTRA</p> <p><b>ALL ALSO AT ;</b>Khasra No. 201/1, Mouza Waddhamna, Tah Hingna, Nagpur, Maharashtra - 440023</p> <p>LOAN ACCOUNT NO. <b>NHL/NAG/0318/506216</b></p> <p>TOTAL OUTSTANDING: RS. 11,99,22,486.20/- (RUPEES ELEVEN CRORE NINETY NINE LAKHS TWENTY TWO THOUSAND FOUR HUNDRED EIGHTY SIX AND TWENTY PAISE ONLY) OUTSTANDING AS ON 17.06.2019 WITH FURTHER INTEREST APPLICABLE FROM 18.06.2019 ALONG WITH ALL COST, CHARGES &amp; EXPENSES UNTIL PAYMENT IN FULLWITH COST AND CHARGES.</p>		<p>ONLY) &amp; IN SUCH MULTIPLES.</p>
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THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF “KOTAK MAHINDRA BANK LIMITED” PAYABLE AT MUMBAI OR NEFT/RTGS IN THE ACCOUNT OF “KOTAK MAHINDRA BANK LIMITED ACCOUNT NO RAR21725784 AND IFSC CODE- KKBK0000631 , BRANCH KALINA POINT MUMBAI , BRANCH CODE 0641.

THE BORROWER’S ATTENTION IS INVITED TO THE PROVISIONS OF SUB SECTION 8 OF SECTION 13, OF THE SARFAESI ACT, IN RESPECT OF THE TIME AVAILABLE, TO REDEEM THE SECURED ASSET.

PUBLIC IN GENERAL AND BORROWERS IN PARTICULAR PLEASE TAKE NOTICE THAT IF IN CASE AUCTION SCHEDULED HEREIN FAILS FOR ANY REASON WHATSOEVER THEN SECURED CREDITOR MAY ENFORCE SECURITY INTEREST BY WAY OF SALE THROUGH PUBLIC E - AUCTION.

IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING SECURED ASSETS UNDER SALE, BIDDER MAY CONTACT **MR. AGNEL PILLAI (+918976929685) (+91-9152219751) & MR. RAJENDER DAHIYA (+91 8448264515)**

FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK [HTTPS://WWW.KOTAK.COM/EN/BANK-AUCTIONS.HTML](https://www.kotak.com/en/bank-auctions.html) PROVIDED IN KOTAK MAHINDRA BANK’S WEBSITE I.E. [WWW.KOTAK.COM](http://WWW.KOTAK.COM) AND/OR ON [HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

**PLACE: NAGPUR**

**DATE: 17.04.2024**

**AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED**

