

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: : 5TH FLOOR ADAMAS PLAZA 166/16,C.S.T ROAD KALINA SANTACRUZ (E) MUMBAI-400098.

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 SYMBOLIC POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF **KOTAK MAHINDRA BANK LIMITED** SECURED CREDITOR ON 02/09/2021, PURSUANT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY RELIGARE FINVEST LIMITED (HEREINAFTER CALLED RFL) , WILL BE SOLD ON “AS IS WHERE IS”, “AS IS WHAT IS”, AND “WHATEVER THERE IS” FOR **REALIZATION OF BANK’S DUES**.

DESCRIPTION OF THE IMMOVABLE PROPERTY WITH KNOWN ENCUMBRANCE, IF ANY**PROPERTY NO. 1:**

ALL THAT PIECE AND PARCEL OF THE FLAT NO. 1201 ADMEASURING 625 SQ. FT. (CARPET) AREA ON THE 12TH FLOOR OF THE BUILDING KNOWN AS “UTTUNG CO-OPERATIVE SOCIETY HOUSING SOCIETY LTD.”, SITUATE, LYING AND BEING AT D.L VAIDYA ROAD, DADAR (WEST), MUMBAI-400028 ON THE PIECE AND PARCEL OF LAND BEARING F.P. NO. 197 & 198 TPS IV MAHIM DIV. AND C.S. NO. 1652 AND C.S. NO. 1654 OF MAHIM DIVISION IN THE REGISTRATION DISTRICT AND SUB DISTRICT OF MUMBAI CITY.

PROPERTY NO. 2:

ALL THAT PIECE AND PARCEL OF THE FLAT NO. 1301, ADMEASURING BUILT UP AREA OF 744 SQ. FT. INCLUDING CARPET AREA 620 SQ. FT. (INCLUDING TERRACE AREA 300 SQ. FT. CARPET) ON THE 13TH FLOOR OF THE BUILDING KNOWN AS “UTTUNG CO-OPERATIVE SOCIETY HOUSING SOCIETY LTD.”, SITUATE, LYING AND BEING AT D.L VAIDYA ROAD, DADAR (WEST), MUMBAI-400028 ON THE PIECE AND PARCEL OF LAND BEARING F.P. NO. 197 & 198 TPS IV MAHIM DIV. AND C.S. NO. 1652 AND C.S. NO. 1654 OF MAHIM DIVISION IN THE REGISTRATION DISTRICT AND SUB DISTRICT OF MUMBAI CITY

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	1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. BID INCREMENT
<p>1. M/S TRUPTI CATERERS & DECORATORS (BORROWER) THROUGH ITS PROPRIETOR MR. ANANT GANGARAM BHALEKAR</p> <p>2. MR. ANANT GANGARAM BHALEKAR (CO-BORROWER)</p> <p>3. MS. PRITI ANANT BHALEKAR (CO-BORROWER)</p> <p>4. MR. ROHIT ANANT BHALEKAR (CO-BORROWER)</p> <p>5. RAHUL ANANT BHALEKAR (CO-BORROWER)</p>	<p>1) E-AUCTION DATE :- 04/02/2022. BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES</p> <p>2.) LAST DATE OF SUBMISSION OF EMD WITH KYC IS 03/02/2022. UP TO 3:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION: 19/01/2022 BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE: RS. 5,40,00,000/- (RUPEES FIVE CRORE FORTY LAKH ONLY)</p> <p>EMD: RS.54,00,000 /- (RUPEES FIFTY FOUR LAKHS ONLY)</p> <p>BID INCREMENT – RS.1,00,000/- (RUPEES ONE LAKH ONLY) & IN SUCH MULTIPLES.</p>

<p>NOTICEE NO. 1 TO 5 RESIDING AT: AT ANANDVAN SOC. SHIVSENA PATH, RANADE ROAD, DADAR, MUMBAI – 400 028</p> <p>NOTICEE NO. 1 TO 5 ALSO AT:FLAT NO. 1201 &1301, 12TH & 13TH FLOOR, UTTUNG CO- OPERATIVE HSG SOCIETY LIMITED, DL VAIDYA MARG, DADAR WEST, MUMBAI – 400 028</p> <p>NOTICEE NO. 2 & 5 ALSO AT:17, ASHOK COMPLEX, 401 RANADE ROAD, DADAR(W), MUMBAI – 400 028</p> <p>LOAN NO. XMORGHT00056339</p> <p>TOTAL OUTSTANDING: RS. 2,71,31,288 /-(RUPEES TWO CRORE SEVENTY ONE LAKH THIRTY ONE THOUSAND TWO HUNDRED EIGHTY EIGHT ONLY) AS OF 06/12/2021 ALONG WITH FUTURE INTEREST APPLICABLE FROM 07/12/2021 UNTIL PAYMENT IN FULL..</p>		
<p>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 06410157020021 AND IFSC CODE- KKBK0000958 , BRANCH NARIMAN POINT MUMBAI , BRANCH CODE 0641.</p> <p>THE BORROWER’S ATTENTION IS INVITED TO THE PROVISIONS OF SUB SECTION 8 OF SECTION 13, OF THE ACT, IN RESPECT OF THE TIME AVAILABLE, TO REDEEM THE SECURED ASSET.</p> <p>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 PRIVATE TREATY.</p> <p>IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING ASSETS UNDER SALE, BIDDER MAY CONTACT MR. RAJENDER DAHIYA (+91 8448264515), MR. PANKAJ RAI (+91 7768003567) AND MR. ANIL SAHU (+91 7208943176).</p> <p>FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK <u>HTTPS://WWW.KOTAK.COM/EN/BANK-AUCTIONS.HTML</u> PROVIDED IN KOTAK MAHINDRA BANK WEBSITE I.E. <u>WWW.KOTAK.COM</u> AND/OR ON <u>HTTPS://BANKAUCTIONS.IN/</u>.</p> <p>PLACE: MUMBAI</p> <p>DATE: 29.12.2021</p> <p style="text-align: right;">AUTHORIZED OFFICER KOTAK MAHINDRA BANK LIMITED</p>		