

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, CST 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 9 (1) 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 POSSESSION OF WHICH WAS TAKEN BY THE AUTHORISED OFFICER OF FULLERTON INDIA HOME FINANCE COMPANY LTD. (FIHFCL), SECURED CREDITOR ON 25.07.2020 AND PURSUANT TO THE ASSIGNMENT OF DEBT IN FAVOUR OF **KOTAK MAHINDRA BANK LIMITED** BY "FIHFCL ", THE PROPERTY IS BEING 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 PROPERTIES WITH KNOWN ENCUMBRANCE, IF ANY

ALL THAT PIECE AND PARCEL OF FLAT NO. 07, THIRD FLOOR, ADMEASURING 54.93 SQ. MTRS. I.E. 591.04 SQ. FT. BUILT UP AREA IN THE BUILDING KNOWN AS "RAMESHWAR RESIDENCY", CONSTRUCTED ON PLOT NO.32/2, BEARING GUT NO.153, TOTAL ADMEASURING 90 SQ. MTRS., SITUATED AT VILLAGE SATARA, TEHSIL & DISTRICT AURANGABAD

BOUNDARIES OF PLOT:

EAST:7.5 M.W. ROAD

WEST: GUT NO.154

SOUTH: PLOT NO.31

NORTH: PLOT NO.32/1

| 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. A) MR.SAYYED RAFIYODDIN KAMRODDIN S/O KAMRODDIN SAYYED</p> <p>G HAR NO 4, SIKANĀNDAR COLONY, MISARWADI, AURANGABAD, MAHARASHTRA- 431001</p> <p>ALSO AT:-</p> <p>1. B) MR.SAYYED RAFIYODDIN KAMRODDIN.</p> <p>S/O KAMRODDIN SAYYED</p> <p>FLAT NO. 07, THIRD FLOOR, RAMESHWAR RESIDENCY,</p> <p>CONSTRUCTED ON PLOT NO 32/2, GUT NO. 153</p> | <p>1) E-AUCTION DATE :- 12-10-2023 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 11-10-2023 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION: 5-10-2023 BETWEEN 11:00 AM TO 4:00 PM (IST)</p> | <p>RESERVE PRICE RS. 9,00,000/- (RUPEES NINE LAKH ONLY)</p> <p>EMD: RS. 90,000/- (RUPEES NINETY THOUSAND ONLY)</p> <p>BID INCREMENT – RS. 10,000/- (RUPEES TEN THOUSAND ONLY) & IN SUCH MULTIPLES.</p> |

AT POST SATARA PAISAR, TEHSIL & DISTRICT
AURANGABAD - 431005

2. A) **MRS. SHABANA PARVEEN SAYYED
RAFIYODDIN**

W/O SAYYED RAFIYODDIN KAMRODDIN

GHAR NO 4, SIKANDAR COLONY,
MISARWADI,

AURANGABAD, MAHARASHTRA- 431001

ALSO AT:-

2. B) **MRS. SHABANA PARVEEN SAYYED
RAFIYODDIN**

W/O SAYYED RAFIYODDIN KAMRODDIN

FLAT NO. 07, THIRD FLOOR, RAMESHWAR
RESIDENCY,

CONSTRUCTED ON PLOT NO 32/2, GUT NO.
153,

AT POST SATARA PAISAR, TEHSIL & DISTRICT
AURANGABAD - 431005

3. A) **SRK CONSTRUCTION**

THROUGH ITS PROPRIETOR

MR.SAYYED RAFIYODDIN KAMRODDIN

SHOP NO. 1G-07, SARVE NO. 130, PLOT
NO.1

AASA CHOWK, PISADEVI ROAD,
AURANGABAD-
431001

ALSO AT:-

3. B) **SRK CONSTRUCTION**

THROUGH ITS PROPRIETOR

MR.SAYYED RAFIYODDIN KAMRODDIN

FLAT NO. 07, THIRD FLOOR, RAMESHVAR
RESIDENCY,

CONSTRUCTED ON PLOT NO 32/2, GUT NO.
153,

AT POST SATARA PAISAR, TEHSIL &
DISTRICT AURANGABAD- 431005

LOAN NO. 606207210353259

TOTAL OUTSTANDING: RS. 28,99,114 /- (RUPEES TWENTY EIGHT LAKH NINETY NINE THOUSAND ONE HUNDRED FOURTEEN ONLY) AS OF 11-9-2023 ALONG WITH FUTURE INTEREST APPLICABLE FROM 12-9-2023 UNTIL PAYMENT IN FULL.

THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF "KOTAK MAHINDRA BANK LIMITED" PAYABLE AT AURANGABAD 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.

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.

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.

IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING ASSETS UNDER SALE, BIDDER MAY CONTACT TO **MR. AGNEL PILLAI (+91 8976929685), 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 WEBSITE I.E. [WWW.KOTAK.COM](http://www.kotak.com) AND/OR ON [HTTP://BANKAUCTIONS.IN/](http://bankauctions.in/).

PLACE: AURANGABAD

DATE:

AUTHORIZED OFFICER
KOTAK MAHINDRA BANK LIMITED