

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: 2ND FLOOR, SRINIVAS BHAVAN, AVINASHI ROAD, COIMBATORE -641018.

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 POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF **KOTAK MAHINDRA BANK LIMITED** SECURED CREDITOR ON 25.11.2022 PURSUANT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY **BAJAJ FINANCE LIMITED (HEREINAFTER REFERRED TO AS “BFL”)**, 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

PROPERTY 1

ITEM NO 1: ALL PIECE AND PARCEL OF LAND AND BUILDING AT COIMBATORE REGISTRATION DISTRICT, GANDHIPURAM SUB-DISTRICT, COIMBATORE TALUK, SARAVANAMPATTI VILLAGE, S F NO 224, PANJARKADAI STREET ADMEASURING 979 SQ. FT. OF HOUSE SITE TOGETHER WITH PATHWAY RIGHTS, IN THIS 88 SQ. FT. OF LAND OF PATHWAY IN ALL TOTALLING 1067 SQ. FT. AND BOUNDED ON

WEST OF SOUTH NORTH ROAD;

EAST OF PROPERTY OF BADRUDEEN;

SOUTH OF PROPERTY OF DEVANNNA GOUNDER; AND

NORTH OF PROPERTY OF SARAVANAN & BADRUDEEN AND 4FT WIDE PATHWAY

ITEM NO 2: COIMBATORE REGISTRATION DISTRICT, GANDHIPURAM SUB-DISTRICT, COIMBATORE TALUK, SARAVANAMPATTI VILLAGE, S F NO 224, PANJARKADAI STREET, ADMEASURING 1023 SQ FT OF HOUSE SITE TOGETHER WITH PATHWAY RIGHTS IN THIS 88 SQ. FT. OF LAND OR PATHWAY IN ALL TOTALING 1111 SQ. FT. AND BOUNDED ON:

WEST OF PROPERTY OF SARVANAN AND 4 FT. PATHWAY;

EAST OF SOUTH NORTH ROAD;

SOUTH OF PROPERTY OF DEVANNNA GOUNDER;

NORTH OF PROPERTY OF RAMATHAL

BOTH ITEM 1 & 2 ADMEASURING IN AGGREGATE 2178 SQ FT. WITH PATHWAY RIGHTS AND RCC BUILDING THEREON.

PROPERTY 2:

ALL PIECE AND PARCEL OF LAND AND BUILDING CONSTRUCTED THEREON COIMBATORE REGISTRATION DISTRICT, PEELAMEDU SUB REGISTRATION DISTRICT, COIMBATORE TALUK, KRISHNARAYAPURAM VILLAGE SF NO 36, ADMEASURING 1584 SQ. FT. OF HOUSE SITE TOGETHER WITH RCC BUILDING BUILT THEREON AND THE PROPERTY BOUNDED BY

WEST OF PROPERTY OF RAMASAMY NITHYANANDAM;

EAST OF 20 FT WIDE ROAD;

SOUTH OF PROPERTY OF K SANTHA;

NORTH OF PROPERTY OF K SANTHA AND HOUSE BEARING NO 4/4.

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. S VENKATESAN S/O LATE SAGADEVAN 0 NO. 4/5 NEW 1/3, ELIM COTTAGE,JAYA GARDEN V G RAO NAGAR GANAPATHY COIMBATORE- 641006</p> <p>ALSO AT: S VENKATESAN S/O LATE SAGADEVAN SF NO. 36, V G RAO NAGAR, GANAPATHY, KRISHNARAYAPURAM SIVANANDHAPURAM, SARAVANAMPATTI VILLAGE, COIMBATORE- 641035</p> <p>ALSO AT: S VENKATESAN S/O LATE SAGADEVAN M/S HERBON ENTERPRISES 30-E DR. NANJAPPA ROAD OPP CHURCH COIMBATORE TAMILANDU- 641018</p> <p>2. V SANGEETHA 0 NO. 4/5 NEW 1/3, ELIM COTTAGE, JAYA GARDEN V G RAO NAGAR, GANAPATHY COIMBATORE- 641006</p> <p>LOAN NO. 421LAP14339632</p> <p>AMOUNT OUTSTANDING :- RS. 2,42,21,105.15 /-(RUPEES TWO CRORE FORTY TWO LAKH TWENTY ONE THOUSAND</p>	<p>1) E-AUCTION DATE :- 17.2.2023 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 :- 16.2.2023 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION: 7.2.2023 BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p><u>PROPERTY 1</u></p> <p>RESERVE PRICE RS. 65,00,000/- (RUPEES SIXTY FIVE LAKH ONLY)</p> <p>EMD: RS.6,50,000/- (RUPEES SIX LAKH FIFTY THOUSAND ONLY)</p> <p>BID INCREMENT – RS. 25,000/-(RUPEES TWENTY FIVE THOUSAND ONLY) & IN SUCH MULTIPLES.</p> <p><u>PROPERTY 2</u></p> <p>RESERVE PRICE RS. 70,00,000/- (RUPEES SEVENTY LAKH ONLY)</p> <p>EMD: RS.7,00,000/- (RUPEES SEVEN LAKH ONLY)</p> <p>BID INCREMENT – RS. 25,000/-(RUPEES TWENTY FIVE THOUSAND ONLY) & IN SUCH MULTIPLES.</p>

ONE HUNDRED FIVE AND FIFTEEN PAISE ONLY) AS OF 3-1-2023 ALONG WITH FUTURE INTEREST APPLICABLE FROM 4-1-2023 UNTIL PAYMENT IN FULL WITH COST AND CHARGES.

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

IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING ASSETS UNDER SALE, BIDDER MAY CONTACT **MR. VISHAL ADISHESHAN (+91 9941016600), MR. VIJAYKUMAR MENON (+91 9940572248), MR. NIRMAL R (+91 9446304490) & 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 AND/OR ON [HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

PLACE: COIMBATORE

DATE:.....

**AUTHORIZED OFFICER
KOTAK MAHINDRA BANK LIMITED**