

**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., GROUND FLOOR, GOWTHAM CENTRE ANNEXE, 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 PHYSICAL POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF **KOTAK MAHINDRA BANK LIMITED** SECURED CREDITOR ON **06.08.2021**, PURSUANT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY **BAJAJ HOUSING FINANCE LIMITED (BHFL)** , 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 PIECE AND PARCEL OF THE PROPERTY HAVING AN EXTEND OF 1.32 ARES COMPRISED IN SY NO 334/5-1 OF KARUMALLOOR VILLAGE, PARAVOOR THALUK, ERNAKULAM DISTRICT. THE BUILDING SITUATED THEREIN HAVING BUILDING NUMBER 4/332 B AND BUILDUP AREA OF 740 SQFT, WITH RIGHT OF ELECTRIC AND WATER CONNECTION. THE RIGHT OF TRANSPORTATION WITH OR WITHOUT VEHICLES AND THE RIGHTS TO TAKE THE CONNECTIONS SUCH AS ELECTRIC, WATER, CABLE, TELEPHONE AND ALL THE OTHER CONNECTIONS, THROUGH THE 3.30 METER WIDTH PRIVATE WAY PROVIDED WITH BELLMOUTH FACILITY, TOWARDS NORTH FROM THE NORTH WESTERN CORNER OF THE ABOVE SAID PROPERTY, TILL THE PUBLIC WAY AND ALL THE OTHER RIGHTS ALONG WITH THE SAME.

**BOUNDARIES:-**

EAST: PROPERTY OF GANGADEVI AND HEMALATHA

NORTH: 3.3 METERS WIDTH PRIVATE WAY AND BALANCE PROPERTY TO THIS

WEST: BALANCE PROPERTY TO THIS

SOUTH: PROPERTY OF CHANDRAKUMAR, SAJEEVAN, BUE RAJEEV

<b>BORROWER/S &amp; GUARANTOR/S NAME &amp; ADDRESS</b>	<b>1.DATE &amp; TIME OF E-AUCTION 2.LAST DATE OF SUBMISSION OF EMD 3.DATE &amp; TIME OF THE PROPERTY INSPECTION</b>	<b>1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. BID INCREMENT</b>
<p><b>1. MR. RAMESH AD (BORROWER)</b></p> <p><b>2. MRS.VIDYA DHAMODARAN (CO-BORROWER)</b></p> <p>BOTH AT: ARAMBIL HOUSE, MANAKKARAPADY, NORTH PARAVOOR KARUMALLOOR COCHIN KERALA – 683511.</p> <p>BOTH ALSO AT:</p>	<p>1) E-AUCTION DATE :- 15-3-2022 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 14-3-2022 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION: 12-3-2022 BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE <b>RS. 26,36,000/-</b> (RUPEES TWENTY SIX LAKHS THIRTY SIX THOUSAND ONLY)</p> <p>EMD:-: <b>RS. 2,63,600/-</b> (RUPEES TWO LAKHS SIXTY THREE THOUSAND SIX HUNDRED ONLY)</p> <p><b>BID INCREMENT –</b></p>

<p>ARAMBIL HOUSE, ANDATHODE (PO), CHERUVAYA, CHAVAKKAD, THRISSUR, KERALA – 679564</p> <p>LOAN NO. <b>415TSH73936433 AND 415HSL73366201</b></p> <p><b>TOTAL OUTSTANDING:.</b> RS. <b>32,91,893</b> /-AS OF 09-FEB-2022 ALONG WITH FUTURE INTEREST APPLICABLE FROM 10-FEB-2022 UNTIL PAYMENT IN FULL</p>		<p>RS. 2,00,000/- (RUPEES TWO LAKHS ONLY) &amp; IN SUCH MULTIPLES.</p>
<p>THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF “<b>KOTAK MAHINDRA BANK LIMITED</b>” PAYABLE AT COCHIN 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 <b>MR. RAJENDER DAHIYA (+91 8448264515), MR. VIJAY MENON (+91 9940572248), VELMURUGAN K (+91 9884718338) &amp; MR. NIRMAL RAJ R (+91 9846909995)</b></p> <p>FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK <b><u><a href="https://www.kotak.com/en/bank-auctions.html">HTTPS://WWW.KOTAK.COM/EN/BANK-AUCTIONS.HTML</a></u></b> PROVIDED IN KOTAK MAHINDRA BANK WEBSITE I.E. <b><u><a href="https://bankauctions.in/">WWW.KOTAK.COM</a></u></b> AND/OR ON <b><u><a href="https://bankauctions.in/">HTTPS://BANKAUCTIONS.IN/</a></u></b></p> <p><b>PLACE:</b> COCHIN</p> <p><b>DATE:</b></p> <p style="text-align: right;"><b>AUTHORIZED OFFICER KOTAK MAHINDRA BANK LIMITED</b></p>		