

**APPENDIX IV A**

[See proviso to Rule 8(6)]

**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 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/ charged to the Secured Creditor, the **possession** of which has been taken by the Authorised Officer of **Indiabulls Housing Finance Ltd. [CIN: L65922DL2005PLC136029]**, the Secured Creditor, will be sold on **“as is where is”, “as is what is”, “whatever there is” and “without any recourse”** basis on **02.12.2019**, for recovery of **Rs. 21,63,811/- (Rupees Twenty One Lakh Sixty Three Thousand Eight Hundred Eleven Only)** against **Loan Account No. HHLMER00271186** by way of outstanding principal, arrears (including accrued late charges) and interest till **24.10.2019** along with applicable future interest in terms of the loan agreement w.e.f. **25.10.2019**, due to the Secured Creditor from **HIMANSHU GUPTA AND SHWETA GUPTA**. The Reserve Price for the auction of the Property is **Rs. 18,50,000/- (Rupees Eighteen Lakh Fifty Thousand Only)** and the Earnest Money Deposit is **Rs. 1,85,000/- (Rupees One Lakh Eighty Five Thousand Only)** i.e. 10% of the Reserve Price, which shall be deposited through **DD/ RTGS/ NEFT** to the credit of **“INDIABULLS HOUSING FINANCE LTD.”**, in **AXIS BANK** Account No. **915020014295916**, MICR: **110211019**, IFSC: **UTIB0000131**, **DLF, GURGAON [HR], GURGAON – 122 009** branch, before submitting the tender online. The successful bidder shall deposit 25% of the Sale Price (less 10% EMD amount paid with the Tender) at the time of acceptance of Bid i.e. either on the same day or not later than the next working day. The balance 75% of the Sale Price is required to be deposited within 15 days from the date of acceptance of the Tender.

**SCHEDULE A****[DESCRIPTION OF THE PROPERTY]**

**FLAT BEARING NO. ROSE-206, 2ND FLOOR, ADMEASURING 83.61 SQ.MTRS(900 SQ. FT.) , IN BLOCK -R, PHASE-III, TOWER - ROSE CONSTRUCTED IN GROUP HOUSING APARTMENT KNOWN AS “ANSAL TOWN” , VILL. JATAULI, PARGANA DAURALA, TEHSIL SARDHANA, MODIPURAM (BY PASS ROAD), MEERUT-250002, UTTAR PRADESH.**

The said property is bounded as under:

**EAST : AS PER TITLE DEED WEST : AS PER TITLE DEED**  
**NORTH : AS PER TITLE DEED SOUTH : AS PER TITLE DEED**

For detailed terms and conditions of the sale, please refer to the link provided on the website of the Secured Creditor i.e. <https://eauction.npasource.com> and [www.indiabullshomeloans.com](http://www.indiabullshomeloans.com).

**Date : 25.10.2019**

**Place : MEERUT (UTTAR PRADESH)**

**Sd/**

**Authorized Officer**

**INDIABULLS HOUSING FINANCE LIMITED**