

**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 constructive possession of which has been taken by the Authorized Officer of Indiabulls Housing Finance Limited (CIN: L65922DL2005PLC136029) Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" and "without any recourse basis" on 31st August 2019, for recovery of Rs 1,12,05,725/- (Rupees One Crore Twelve Lakh(s) Five Thousand Seven Hundred Twenty Five Only) against Loan Account No. HHLDMT00428953 "Loan Agreement No. 1" AND Rs 82,31,313/- (Rupees Eighty Two Lakh(s) Thirty One Thousand Three Hundred Thirteen Only) against Loan Account No. HHEDMT00429054 "Loan Agreement No. 2" total amounting to Rs. 1,94,37,038/- (Rupees One Crore Ninety Four Lakh Thirty Seven Thousand Thirty Eight Only) by way of Outstanding Principal, Arrears (including accrued late charges) and interest till 25.07.2019 along with applicable future interest in terms of the loan agreement w.e.f. 26.07.2019; due to the Secured Creditor from PARDEEP MATHUR PROPRIETOR CH. KARTAR FILLING STATION, KARTAR SINGH, RENU, SANDEEP AND KANTA. The Reserve Price for the auction of the said Property is Rs. 1,80,00,000/- (Rupees One Crore Eighty Lakh(s) Only) and the Earnest Money Deposit will be Rs. 18,00,000/- (Rupees Eighteen Lakh Only) i.e., 10% (Ten Percent) of the Reserve Price and 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, before submitting the tender. The successful bidder shall pay a deposit of 25% of the amount of the Sale Price (less 10% amount paid with the Bid) at the time of acceptance of Bid i.e. on the same day or not later than next working day. Balance 75% of the Sale Price is required to be deposited within 15 days from the date of acceptance of the Bid..

**DESCRIPTION OF THE IMMOVABLE PROPERTY**

**ALL THAT PIECES AND PARCELS OF PROPERTY BEARING NO. B-39-40, AREA MEASURING 200 SQ. YDS. ON 3RD FLOOR WITHOUT ROOF/ TERRACE RIGHTS, ALONG WITH ONE CAR PARKING SPACE SITUATED IN LAJPAT NAGAR-I, NEW DELHI-110024 TOGETHER WITH PROPORTIONATE SHARE IN THE LAND BENEATH THE BUILDING AND RIGHT TO USE COMMON ENTRANCE GATE, STAIRS AND PASSAGES ETC. OF THE SAID PROPERTY. THE SAID LAND IS BOUNDED AS UNDER:-**

**EAST : PROPERTY NO. B - 37 WEST : PROPERTY NO. B - 36  
NORTH : PARK FACING SOUTH : BACK LANE**

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 : 25.07.2019

Sd/

Place: LAJPAT NAGAR; NEW DELHI

Authorized Officer

INDIABULLS HOUSING FINANCE LIMITED