

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 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 **31st August 2019**, for recovery of **Rs 4,86,47,660/- (Rupees Four Crore Eighty Six Lakh(s) Forty Seven Thousand Six Hundred Sixty Only)** against Loan Account No. **HLAPDCP00161040 "Loan Agreement No. 1"** AND **Rs 1,39,78,896/- (Rupees One Crore Thirty Nine Lakh(s) Seventy Eight Thousand Eight Hundred Ninety Six Only)** against Loan Account No. **HLAPDCP00162213 "Loan Agreement No. 2"** total amounting to **Rs. 6,26,26,556/- (Rupees Six Crore Twenty Six Lakh Twenty Six Thousand Five Hundred Fifty Six 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 **DR. BISHAN SINGH SINGHAL, UMA SINGHAL AND ANAND SINGHAL**. The Reserve Price for the auction of the Property is **Rs. 6,25,00,000/- (Rupees Six Crore Twenty Five Lakh(s) Only)** and the Earnest Money Deposit is **Rs. 62,50,000/- (Rupees Sixty Two Lakh Fifty 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.

DESCRIPTION OF THE IMMOVABLE PROPERTY

ALL THAT PIECES AND PARCELS OF PROPERTY BUILT UPON PLOT NO. B-52 (PLOT NO.52, BLOCK-B), AREA MEASURING 273.5 SQ. YDS. OUT OF KHASRA NO.5 / 24/2 MIN., SITUATED IN THE FREE HOLD APPROVED COLONY KNOWN AS "KRISHNA PARK", IN THE AREA AND REVENUE ESTATE OF VILLAGE POSANGI PUR, ON NAJAFGARH ROAD, NEW DELHI – 110018 AND BOUNDED AS UNDER :-

On the North by	:	Service Lane 15 ft. wide
On the South by	:	Road
On the East by	:	Plot No.51
On the West by	:	Plot No.53

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.

Date : 25.07.2019

Place : NEW DELHI

Sd/

Authorized Officer

INDIABULLS HOUSING FINANCE LIMITED