

APPENDIX- IV-A

[See proviso to rule 8 (6)]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Whereas

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 **03.07.2019**, for recovery of **Rs. 40,79,222/- (Rupees Forty Lakh Seventy Nine Thousand Two Hundred Twenty Two Only)** against Loan Account No. **HHENAS00224650**, by way of outstanding principal, arrears (including accrued late charges) and interest till **21.05.2019** along with applicable future interest in terms of the loan agreement w.e.f. **22.05.2019**, due to the Secured Creditor from **VIJAY EKNATH UDAWANT PROPRIETOR VIKRANT SALES CORPORATION, VASUNDHARA VIJAY KUMAR UDAWANT, VIKRANT VIJAY UDAWANT ALIAS UDAWANT VIKRANT VIJAY AND MAHESH VIJAY UDAWANT ALIAS UDAWANT MAHESH VIJAY**. The Reserve Price for the auction of the Property is **Rs. 1,09,00,000/- (Rupees One Crore Nine Lakh Only)** and the Earnest Money Deposit is **Rs. 10,90,000/- (Rupees Ten Lakh Ninety 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. 915020016593683, 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]

THE RESIDENTIAL PREMISES BEARING HOUSE NO. 534, BUILTUP

AREA-110.10 SQ. MTRS., VAIBHAV BUNGLOW, PLOT NO. 49 OF SURVEY

NO. 39/2/1, TOTAL AREA ADMEASURING 278.71 SQ. MTRS., GANESH

NAGAR PIPELINE ROAD GANGAPUR ROAD, VILLAGE -ANANDVALLI

NASHIK – 422013, MAHARASHTRA AND BOUNDARIES ARE AS UNDER :

EAST : 25th Ft. COLONY ROAD

WEST : PLOT NO.48

SOUTH : PLOT No. 50

NORTH : PLOT No. 52

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor's website i.e. <https://www.indiabullshomeloans.com> AND <https://eauction.npasource.com>.

Sd/-

Date : 24.05.2019

Authorized officer

Place : NASHIK

Indiabulls Housing Finance Limited