

“APPENDIX- IV-A

[See proviso to rule 8 (6)]

Sale notice for sale of immovable properties

E-Auction Sale Notice for sale of immovable asset(s) 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(ies) mortgaged/ charged to **Indiabulls Housing Finance Ltd. [CIN: L65922DL2005PLC136029]** (“Secured Creditor”), the **constructive possession** of which has been taken by the Authorised Officer of the Secured Creditor, will be sold on **“as is where is”, “as is what is”, “whatever there is” and “without any recourse”** basis on **28.02.2022** from 02.00 P.M. to 04.00 P.M. (with unlimited automated extensions of 5 minutes each in terms of the Tender Document), for recovery of **Rs. 88,49,968/- (Rupees Eighty Eight Lakh Forty Nine Thousand Nine Hundred Sixty Eight only)** pending towards the **Loan Account No. H LAPMAR00398998**, by way of outstanding principal, arrears (including accrued late charges) and interest till **18.01.2022** with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **19.01.2022** along with legal expenses and other charges due to the Secured Creditor from **SIVANANDAR SRINIVASAN and S SUJATHA SRINIVASAN**.

The Reserve Price of the immovable Property(ies) will be **Rs. 86,00,000/- (Rupees Eighty Six Lakh only)** and the Earnest Money Deposit (“EMD”) will be **Rs. 8,60,000/- (Rupees Eight Lakh Sixty Thousand only)** i.e. equivalent to 10% of the Reserve Price. The EMD shall be paid by DD/ RTGS/ NEFT or through any other proper banking channels to the credit and in favour of **INDIABULLS HOUSING FINANCE LTD., Account No. 32180585427 with State Bank of India (IFSC: SBIN0009995), having its branch at CAG Branch, Mumbai (Maharashtra)**, before submitting the tender in order to participate in the online public auction. The successful bidder shall pay 25% amount of the sale price (less 10% of the Reserve Price paid before submitting the tender) immediately i.e. either on the same day or not later than the next working day and the remaining balance of the Sale Price shall be paid within 15 days from the date of confirmation of sale.

DESCRIPTION OF THE IMMOVABLE PROPERTY(IES)

MADURAI DISTRICT OLD DOOR NO. 762, NEW DOOR NO. 19A, T.S. NO. 509/7, WARD NO. 33, SUBBARAYAR AGRAHARAM NORTH LANE, KAKATHOPPU, MADURAI-625001 (TAMIL NADU).

EAST :- NORTH SOUTH STREET

WEST :- TS NO. 509/6 CHINNASAMY MUTHALIYAR HOUSE

NORTH :- TS NO. 509/7, PONNU KOTHANAR HOUSE

SOUTH :- TS NO. 509/5, MOOKAPILLAI HOUSE

ADMEASURING 1ST BLOCK ON THE EAST 10 FT 10 INCH ON THE WEST 10 FT 10 INCH ON THE NORTH 39 FT 4 INCH ON THE SOUTH 39 FT 4 INCH TOTALING TO 426 SQ FT WESTERN 2ND BLOCK ON THE NORTH 19-1/2 FT ON THE SOUTH 19-1/2 FT ON THE EAST 36 FT 8 INCH ON THE WEST 36 FT 8 INCH TOTALING TO 715 SQ FT, BOTH THE BLOCKS TOTALING TO 1141 SQ FT AND A CONSTRUCTED HOUSE WITH ALL DOORS, WINDOWS, TOILETS AND EB CONNECTION AND ITS DEPOSITS AND APPURTENANCES.

For detailed terms and conditions of the sale, please refer to the link provided on the website of the Secured Creditor i.e. www.indiabullshomeloans.com and www.auctionfocus.in

Date : 19.01.2022
Place : MADURAI

Sd/-
Authorized officer
Indiabulls Housing Finance Limited