

"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 **28.02.2020** from 02.00 P.M. to 04.00 P.M. (with automated extensions of 5 minutes each in terms of the Tender Document), for recovery of **Rs. 63,21,995/- (Rupees Sixty Three Lakh Twenty One Thousand Nine Hundred Ninety Five Only)** against **Loan Account No. HLPAMGL00262896**, by way of outstanding principal, arrears (including accrued late charges) and interest till **05.02.2020** along with applicable future interest in terms of the loan agreement w.e.f. **06.02.2020**, due to the Secured Creditor from **HIRIYAPPA D. B. ALIAS D. B. HIRIYAPPA AND SUSHEELAMMA**. The Reserve Price for the auction of the Property is **Rs. 49,05,000/- (Rupees Forty Nine Lakh(s) Five Thousand Only)** and the Earnest Money Deposit is be **Rs. 4,90,500/- (Rupees Four Lakh Ninety Thousand Five Hundred Only)** i.e. 10% of the Reserve Price, which shall be deposited through **DD/ RTGS/ NEFT** or through any other proper banking channels to the credit of **"INDIABULLS HOUSING FINANCE LTD."**, in **HDFC BANK Account No. 00030340054538**, **MICR: 110240001, IFSC: HDFC00000003, G-3-4, Suryakiran Building, 19, Kastuba Gandhi Marg, New Delhi - 110001** branch, before submitting the tender online. The successful bidder shall deposit 25% of the Sale Price (less 10% EMD amount paid with the Tender Document to participate in the E-auction) immediately 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 confirmation of sale of the immovable property.

SCHEDULE A

[DESCRIPTION OF THE PROPERTY]

SHOP/OFFICE NO. 3, BEARING DOOR NO. 2-1-7/3 BEING THE MEZZANINE FLOOR OF THE GROUND UPPER FLOOR SITUATED ON THE GROUND UPPER FLOOR OF THE BUILDING KNOWN AS "MANASA RESIDENCY" MEASURING CARPET AREA OF 975 SQ. FT. (SUPER BUILT-UP AREA OF 1120 SQ. FT.) WITH 4.39 % UNDIVIDED RIGHT IN THE NON-AGRICULTURAL IMMOVABLE PROPERTY HELD ON WARG RIGHT SITUATED IN 90B BOLOOR VILLAGE OF MANGALORE TALUK, 2ND BEJAI WARD OF MANGALORE CITY CORPORATION KARNATAKA COMPRISED IN

ITEM NO.	R.S. NO.	KISSAM	EXTENT A-C
1.	58/1B3A (SUB-DIVIDED AS 58/1B3AP2 & 58/1B3AP)	CONVERTED	0-12
2.	58/7A (SUB – DIVIDED AS 58/7AP2 & 58/7AP1)	CONVERTED	0-08

The said property is bounded as under:

NORTH : EXISTING ROAD OF 10 FEET WIDE IN R.S. NO. 58/1B3A
SOUTH : SY. LINE AND R.S. NO. 58/2A2A
EAST : S.D. LINES OF 58/1B3B, 58/7B, 58/7C
WEST : KULLOOR FERRY ROAD

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 : 06.02.2020
Place : MANGALORE

Sd/-
AUTHORIZED OFFICER
INDIABULLS HOUSING FINANCE LTD.