

THROUGH COURIER

Ref. No.: 18203/ HHEAHE00276151

18202/ HHLAHE00364308

August 24, 2023

To,

1. PARATE KAMLAKAR RAMESHBHAI
C-2, MARUTI INDUS ESTATE,
OPP KIRAN BUS STOP, PHASE-I GIDC VATVA,
AHMEDABAD, GUJARAT -382445
2. NITUBEN KAMLAKAR PARATE
72, YOGIRAJ BUNGLOWS NR. GIRIVAR,
BUNGLOWS M.B PATEL FARM JASHODANAGAR,
GHODASAR, AHMEDABAD, GUJRAT - 380058

E-MAIL ID: salmathroto@gmail.com

**SUB.: SALE NOTICE UNDER RULE 8(6) READ WITH RULE 9(1) AND PROVISIO
THERETO OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002
IN RELATION TO THE PROPERTY BEARING BUNGALOW NO. 72,
YOGIRAJ BUNGLOWS, JASHODANAGAR ROAD, INDRAPURI
TOWNSHIP, M.B PATEL FARM, VATVA, F.P. NO. 130 + 132, S.P. NO. 1,
T.P.S NO. 45, AT GHODASAR, AHMEDABAD, GUJARAT - 380058
(*"Mortgaged Property more particularly described in Schedule 'A'
attached herewith"*).**

Re.: Loan Account No. HHEAHE00276151 and HHLAHE00364308

Dear Ma'am/ Sir,

The Authorised Officer of **Indiabulls Housing Finance Ltd.** (**"Secured Creditor"**) hereby informs you that the proceedings under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 have already been initiated in relation to the Mortgaged Property (more particularly described in '**Schedule A**' attached herewith), the **physical possession** of which has been taken by the Authorised Officer of the Secured Creditor.

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The Authorised Officer of the Secured Creditor hereby serves on you this Notice of Sale of **15** days after which the Mortgaged Property will be sold by way of Private Treaty strictly on "**as is where is**", "**as is what is**" and "**whatever there is**" basis, for recovery of **Rs. 1,09,15,179/- (Rupees One Crore Nine Lakh Fifteen Thousand One Hundred Seventy Nine only)** i.e., **Rs. 40,58,910/- (Rupees Forty Lakh Fifty Eight Thousand Nine Hundred Ten only)** pending towards Loan Account No. **HHEAHE00276151**; and **Rs. 68,56,269/- (Rupees Sixty Eight Lakh Fifty Six Thousand Two Hundred Sixty Nine only)** pending towards Loan Account No. **HHLAHE00364308**, pending towards the captioned Loan Account, by way of outstanding principal, arrears (including accrued late charges) and interest till **23.08.2023** along with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **24.08.2023** along with legal expenses and other charges. The Minimum Sale Price for the Mortgaged Property will be **Rs. 81,00,000/- (Rupees Eighty One Lakh only)**.

In view of the aforesaid, the Authorised Officer of the Secured Creditor is issuing this Notice of Sale in conformity with Rule 8(6) read with Rule 9(1) and Proviso Thereto of the Security Interest (Enforcement) Rules, 2002.

Yours truly,



AUTHORISED OFFICER
INDIABULLS HOUSING FINANCE LTD.

SCHEDULE A

(Description of the Immovable Property)

Bungalow No. 72, Yogiraj Bungalows, Jashodanagar Road, Indrapuri Township, M.B Patel Farm, Vatva, F.P. No. 130 + 132, S.P. No. 1, T.P.S No. 45, at Ghodasar, Ahmedabad, Gujarat - 380058.

Yours truly,


AUTHORISED OFFICER
INDIABULLS HOUSING FINANCE LTD.