

	Kotak Mahindra Bank Limited <small>Registered Office : 27 BKC, C 27, G Block, Bandra Complex, Bandra (E), Mumbai - 400 051, Corporate Identity No.L65110MH1985PLC038137, Branch Office,at Kotak Mahindra Bank Ltd., Kotak House, 22, M.G.Road, Bangalore - 560 001</small>	APPENDIX-IV- A [REFER PROVISO TO RULE 8(6)]
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E-AUCTION SALE NOTICE FOR SALE IMMOVABLE PROPERTIES

E-Auction Cum Sale Notice for sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2) & 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 Properties/Property mortgaged/charged to the Secured Creditor, the Symbolic/Physical Possession of which has been taken by the Authorised Officer of Kotak Mahindra Bank Limited,(Secured Creditor/Kotak Mahindra Bank Limited) will be Sold on **"AS IS WHERE IS", AS IS WHAT IS"** and **"WHATEVER THERE"** is on **26.09.2024** for recovery of Bank dues of ₹. **37,13,81,696.76/-** (Rupees Thirty Seven Crores Thirteen Lakh Eighty One Thousand Six Hundred Ninety Six and Paisa Seventy Six Only) as on 22-08-2024 due and payable to the Secured Creditor in addition to Interest, Costs and charges at contractual rate to the Secured Creditor from 1. **Mr. Ravikumar P S/o Paramashivaiah**, No 48, 2nd Main Road, Palace Guttahalli, Bangalore - 560003, Karnataka - India (**BORROWER**); 2. **Mrs. Rajeshwari S**, No 48, 2nd Main Road, Palace Guttahalli, Bangalore - 560003, Karnataka - India 3. **Mrs Sambrama**, No 48, 2nd Main Road, Palace Guttahalli, Bangalore - 560003, Karnataka - India, (**Co Borrower**), (**4**). **M/s. Ravi Edible Oil Refinery**, No. 48, 2nd Main Road, Palace Guttahalli, Bangalore - 560003 (**Guarantor / Mortgager**).

Short description of Immovable Properties/Property with known encumbrances and certain terms of the sale:-

Loan Account No.	Name of the Borrower / Co-Borrower (s) /Guarantor (S)	Demand Notice Amount and Date	Reserve Price (RP)	EMD (10% of RP) and Last Date	Inspection Date & Time	Date of Auction & Time	Total Outstanding	Known Encumbrances, If Any,
LAP175335 10(CRN 21046847)	1. Mr. Ravikumar P 2. Mrs. Rajeshwari S 3. Mrs Sambrama , 4. M/s. Ravi Edible Oil Refinery	₹. 6,27,48,001.46 /- (Rupees Six Crores Twenty Seven Lakh Forty Eight Thousand and One Paisa Forty	Rs 7,71,55,000 (Rupees Seven Crores Seventy One Lakh Fifty Five Thousand Only)	77,15,500/- (Seventy Seven Lakhs Fifteen Thousand and Five Hundred Only) 25-09-2024 : Time	On 17 & 18.09.2024 Form 10:00 A.M to 4:00 P.M	On 26.09.2024 At 03.00 P.M to 4:00 PM	₹. 37,13,81,696.76 /- (Rupees Thirty Seven Crores Thirteen Lakh Eighty One Thousand Six Hundred Ninety Six and Paisa	Nil

		Six Only) as on 17-07-2015 and dated 17-07-2015		06:00 P M			Seventy Six Only) as on 22-08-2024	
Details of the Immovable Properties /Property		<p>All that piece and parcel of the immovable property presently bearing Bangalore Mahanagara Palike / BBMP Khata No 4, New BEL Road, Chikkamaranahalli, PID No 100- 147-4, earlier Site No 1, Old Geddalahalli Group Panchayat Khata No 356/A/1, measuring East to West on the Northern side 112 feet, on the Southern Side 92 feet, North to South on the Eastern Side 40 Feet, and North to South on the Western Side 40 Feet totally measuring 4080 Sq Ft along with the entire Commercial building standing thereon consisting of cellar floor having 3200 Sq Ft built up area, ground floor having 1990 Sq Ft built up area, first floor having 2954 Sq Ft of built up area, second floor having 2954 Sq Ft of built up area and third floor having 1563 Sq Ft along with appurtenances whatsoever hereunder whether underneath or above the surface and bounded on :</p> <p>East by : Private Property West by : New B E L Road North by : Private Property South by : Private Property</p>						

The Auction will be conducted online through the Bank's approved Service provider M/s C1 India Private Limited, at their web Portal www.bankeauctions.com.

The Authorised Officer shall have absolute discretion to cancel the e-auction at any point of time, without assigning any reason.

For detailed terms and conditions of E-Auction sale tender document containing online e-auction Bid Form, Declaration etc, Please refer to the link provided in www.bankeauctions.com & <https://www.kotak.com/en/bank-auctions.html> may contact Mr. Sessa Srinivasan M, Sridhar B & Karun B (+919620077611 & 8655928069).

Date: 06-09-2024

Place: BANGALORE

Authorised Officer