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|  | 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 **06.11.2024** for recovery of Bank dues of ₹. 3,24,14,881.79/- as on 31-07-2023 due and payable to the Secured Creditor in addition to Interest, Costs and charges at contractual rate to the Secured Creditor from 1. M/s Annapoorna Trading, # 10/2, Mysore Road, Rudrappa Garden, Kasturba Road, Bangalore-560026,.....(Borrower) 2. Mr. Sripad Udupa, # 10/2, Mysore Road, Rudrappa Garden, Kasturba Road, Bangalore- 560026..... Borrower 3. Mrs. Rukmani, # 10/2, Mysore Road, Rudrappa Garden, Kasturba Road, Bangalore- 560026 (CO- Borrower)

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, |
|---|--|--|---|---|---|---------------------------------------|--------------------------------------|-----------------------------|
| LAP-OD 1340420135 19 and BBA_WC 1340440102 43 | 1. M/s Anna poor na Tradi ng 2. Mr. Sri pa d Udu pa 3. Mrs. Ruk mani | ₹.72,40 784.54 as on 13-11-2017 Notice date 13-11-2017 & ₹ 88,81,61 1.72 Notice date 13-07-2017 | Item No 1. ₹ 26,50,320/- Item No. 2 ₹. 57,91,500/- | Item NO 1. ₹ 2,65,032/- Item No 2. ₹ 5,79,150/- On or Before 12:00 Noon 6-11-2024 | On 28 & 29.10.2024 Form 10:00 A.M to 4:00 P.M | On 06.11.2024 At 03.00 P.M to 4:00 PM | ₹. 3,24,14,881.79/- as on 31-07-2023 | Nil |
| Details of the | | Item No 1: | | | | | | |

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| Immovable Properties/ Property | | <p>All that piece and parcel of the Residential Property bearing No. 06, Kahata No. 89, assessment No. 5/1B, situated at shivanapura Village, Dasanapura Hobli, Bangalore North Taluk, measuring North to South 53+51/2 feet and East to West 30 ft , in all admeasuring 1560 Sq Ft, and bounded on: East by: Private Property; West by: Road; North by: Site No.5; South by: Site No.7</p> <p>Item No2:</p> <p>All that piece and parcel of the Office Space bearing unit nos. B - 5 & B - 6, Basement floor, having new PID No.73-74, in the complex known as "SNS Arcade" - complex, Old airport road, Konena Agrahara, Bengaluru - 17.</p> |
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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. Chandrashekhar D , Sridhar B & Karun B (+919620077611 & 9686812683).

Date: 18-10-2024

Place: BANGALORE

Authorised Officer