

**ONLINE E – AUCTION SALE OF ASSET****KOTAK MAHINDRA BANK LIMITED**

**REGISTERED OFFICE:** 27 BKC, C 27, G-BLOCK, BANDRA KURLA COMPLEX, BANDRA (E), MUMBAI, MAHARASHTRA, PIN CODE - 400 051

**BRANCH OFFICE:** KOTAK MAHINDRA BANK LIMITED - PLOT NO. 7, 7<sup>TH</sup> FLOOR, SECTOR- 125, NOIDA, U.P- 201313

**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 UNDER RULE 8(5) READ WITH PROVISIO TO RULE 8 (6) OF THE SECURITY INTEREST (ENFORCEMENT) RULE, 2002.

NOTICE IS HEREBY GIVEN TO THE PUBLIC IN GENERAL AND IN PARTICULAR TO THE BORROWER (S) AND GUARANTOR (S) WHOSE DETAILS ARE GIVEN IN BELOW MENTIONED TABLE THAT THE BELOW DESCRIBED IMMOVABLE PROPERTY MORTGAGED/CHARGED TO THE SECURED CREDITOR, THE PHYSICAL POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF KOTAK MAHINDRA BANK LIMITED (HEREINAFTER REFERRED TO AS “**THE BANK/ KMBL/SECURED CREDITOR**”) ON 21.06.2023 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY **ESSEL FINANCE BUSINESS LOANS LIMITED** TO **KOTAK MAHINDRA BANK LIMITED**, WILL BE SOLD ON “AS IS WHERE IS”, “AS IS WHAT IS”, AND “WHATEVER THERE IS” BASIS FOR REALIZATION OF BANK’S DUES.

**DESCRIPTION OF THE IMMOVABLE PROPERTY WITH KNOWN ENCUMBRANCE, IF ANY**

ALL THAT PIECE AND PARCEL OF PROPERTY BEARING KHASRA NO.765, ADMEASURING 127.20 SQ. YDS I.E, 106.35 SQ. MTRS, SITUATED AT VILLAGE BISRAKH JALALPUR, PARGANA & TEHSIL- DADRI, DISTRICT GAUTAM BUDH NAGAR, UTTAR PRADESH-201306.

BOUNDED AS:

EAST: 12 FEET WIDE ROAD KACHHA,

WEST: PLOT OF AJAB SINGH,

NORTH: PLOT OF SELLER,

SOUTH: PLOT OF MAMCHAND & KISHAN LAL.

BORROWER/S & GUARANTOR/S NAME & ADDRESS	1.DATE & TIME OF E-AUCTION 2.LAST DATE OF SUBMISSION OF EMD 3.DATE & TIME OF THE PROPERTY INSPECTION	RESERVE PRICE EMD OF THE PROPERTY BID INCREMENT
<p><b>1. MR. YOGENDRA PAL (BORROWER)</b></p> <p><b>2. MRS. MADHU (CO-BORROWER) W/O MR. YOGENDRA PAL BOTH AT:</b> BISRAKH JALALPUR, DADRI, GAUTAM BUDH NAGAR, UTTAR PRADESH-201301</p> <p><b>BOTH ALSO AT:</b> KHASRA NO. 765, VILLAGE BISRAKHA, JALAPUR, GAUTAM BUDH NAGAR, UTTAR PRADESH- 201306</p> <p><b>ALL AT ;</b></p>	<p>1) E-AUCTION DATE :- 08.08.2024 BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES</p> <p>2.) LAST DATE OF SUBMISSION OF EMD WITH KYC IS :-07.08.2024 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION:- 05.08.2024. BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE RS. 13,75,000/- (RUPEES THIRTEEN LAKH SEVENTY FIVE THOUSAND ONLY)</p> <p>EMD: RS. 1,37,500/- (RUPEES ONE LAKH THIRTY SEVEN THOUSAND AND FIVE HUNDRED ONLY)</p> <p>BID INCREMENT – RS. 10,000/- (RUPEES TEN THOUSAND ONLY) &amp; IN SUCH MULTIPLES.</p>

<p>CONSTRUCTED RESIDENTIAL PROPERTY ADMEASURING 42.51 SQ.MTRS SITUATED AT REVENUE SURVEY NO. 588/2 PLOT NO. 1 P AT MAHAKALI GOLD, NR SHRI GANESH RESIDENCY, B/H RAILWAY STATION, GONDAL, RAJKOT - 360311</p> <p>LOAN ACCOUNT NO. LNDEL00616-170000567</p> <p>TOTAL OUTSTANDING: RS. 21,44,369/- (RUPEES TWENTY ONE LAKH FORTY FOUR THOUSAND THREE HUNDRED AND SIXTY NINE ONLY) OUTSTANDING AS ON 16.07.2024 WITH FURTHER INTEREST APPLICABLE FROM 17.07.2024 ALONG WITH ALL COST, CHARGES &amp; EXPENSES UNTIL PAYMENT IN FULL WITH COST AND CHARGES.</p>		
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THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF "KOTAK MAHINDRA BANK LIMITED" PAYABLE AT **DELHI NCR** OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO **RAR14589401** AND IFSC CODE- **KKBK0000631**, BRANCH KALINA POINT MUMBAI , BRANCH CODE **0641**.

THE BORROWER'S ATTENTION IS INVITED TO THE PROVISIONS OF SUB SECTION 8 OF SECTION 13, OF THE SARFAESI ACT, IN RESPECT OF THE TIME AVAILABLE, TO REDEEM THE SECURED ASSET.

PUBLIC IN GENERAL AND BORROWERS IN PARTICULAR PLEASE TAKE NOTICE THAT IF IN CASE AUCTION SCHEDULED HEREIN FAILS FOR ANY REASON WHATSOEVER THEN SECURED CREDITOR MAY ENFORCE SECURITY INTEREST BY WAY OF SALE THROUGH PUBLIC E - AUCTION.

IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING SECURED ASSETS UNDER SALE, BIDDER MAY CONTACT **MR. RAHUL RANJAN (+91 8745077693)**, **MR. PRASHANT GAUTAM (+91 9643615436)**. **BIDDER MAY ALSO CONTACT THE BANK'S IVR NO. (+91-9152219751) FOR CLARIFICATIONS.**

FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK [HTTPS://WWW.KOTAK.COM/EN/BANK-AUCTIONS.HTML](https://www.kotak.com/en/bank-auctions.html) PROVIDED IN KOTAK MAHINDRA BANK'S WEBSITE I.E. [WWW.KOTAK.COM](http://WWW.KOTAK.COM) AND/OR ON [HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

**PLACE: GAUTAM BUDH NAGAR, UP**

**DATE: 22.07.2024**

**AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED**