

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 LTD,- 7TH FLOOR, PLOT NO.-7, SECTOR -125,NOIDA UTTAR PRADESH-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 FULLERTON INDIA HOME FINANCE COMPANY LIMITED (HEREINAFTER REFERRED TO AS “FIHFCL”) ON 27.12.2022 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY FULLERTON INDIA HOME FINANCE COMPANY LTD TO KOTAK MAHINDRA BANK, 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 TWO STORIED RESIDENTIAL BUILDING IN THE MIDDLE PORTION OF HOUSE NO.10, RENUMBERED AS MUNICIPAL NO. 8/88, ADMEASURING 18 FEET FROM EAST TO WEST, 30 FEET FROM NORTH TO SOUTH I.E. 540.00 SQ. FT CONSISTING OF THREE ROOMS, PASSAGE, CHOWK, TOILET, BATHROOM, DRAIN ON THE GROUND FLOOR; ONE ROOM, ONE KITCHEN, VERANDA AND OPEN TERRACE ON THE FIRST FLOOR ALONG WITH ROOF RIGHTS AND RIGHTS OF CONSTRUCTION THEREUPON WITH FITTINGS, WATER MOTOR, ONE ELECTRICITY CONNECTION WITH SECURITY DEPOSIT SITUATED IN MOHALLA REDASPURA, DISTT BEAWAR, AJMER, WITHIN THE LIMITS OF MUNICIPAL COUNCIL BEAWAR, RAJASTHAN.

PROPERTY BOUNDED AS:

EAST: JASSI'S HOUSE

WEST: LALCHAND'S HOUSE

NORTH: 90 FT WIDE ROAD

SOUTH: NATHULAL JI'S HOUSE

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>1. MR. RAMCHANDRA MOOLCHAND (BORROWER) S/O MR. MOOLCHAND AT:</p> <p>FATEHPURIYA- IIND RURAL, NEAR RATHI GARDEN, BEAWAR, AJMER, RAJASTHAN-305901</p> <p>ALSO AT: MUNICIPAL NO. 8/88, SITUATED AT AABADI MOHALLA, REDASPURA, DISTRICT AJMER, RAJASTHAN- 305901</p>	<p>1) E-AUCTION DATE :- 12.11.2024 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 :- 11.11.2024 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION:- 29.10.2024. BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE RS. 5,50,000/- (RUPEES FIVE LAKH FIFTY THOUSAND ONLY)</p> <p>EMD: RS. 55,000/- (RUPEES FIFTY FIVE THOUSAND ONLY)</p> <p>BID INCREMENT – RS. 10,000/- (RUPEES TEN THOUSAND ONLY) & IN SUCH MULTIPLES.</p>

**2. MRS. REKHA DEVI
(CO-BORROWER)
W/O MR. RAMCHANDRA
MOOLCHAND**

HOUSE NO.30, WARD NO.30,
FATEHPURIYA DOYAM,
NEAR RATHI GARDEN,
BEAWAR AJMER,
RAJASTHAN-305901

LOAN ACCOUNT NO. 602807210453330 &
602807510491468

TOTAL OUTSTANDING: RS.24,11,918/-
(RUPEES TWENTY FOUR LAKH ELEVEN
THOUSAND NINE HUNDRED AND EIGHTEEN
ONLY) OUTSTANDING AS ON 30.09.2024 WITH
FURTHER INTEREST APPLICABLE FROM
01.10.2024 ALONG WITH ALL COST, CHARGES
& EXPENSES UNTIL PAYMENT IN FULL WITH
COST AND CHARGES.

THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF "KOTAK MAHINDRA BANK LIMITED" PAYABLE AT **NOIDA** OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO **RAR22194621** 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. AKSHIT SOLANKI (+917302111608)**, **MR. RAJENDER DAHIYA (+918448264515)**. **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 AND/OR ON [HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

PLACE: AJMER

DATE: 04.10.2024

**AUTHORIZED OFFICER
KOTAK MAHINDRA BANK LIMITED**

