

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- #6-3-1109/1, 2ND FLOOR, WEST WING, JEWEL PAWANI TOWERS, RAJ BHAVAN ROAD, SOMAJIGUDA, HYDERABAD, TELANGANA-500082.

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 CO-BORROWER (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 08.01.2024 & 09.01.2024 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY FULLERTON INDIA HOME FINANCE COMPANY LTD TO KOTAK MAHINDRA BANK LTD, 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

PROPERTY NO. 1

ALL THAT PIECE AND PARCEL OF PROPERTY BEARING FLAT NO.302 IN THIRD FLOOR, DOOR NO. 05-083TO84/302 (PTIN NO. 1150406738), IN THE BUILDING KNOWN AS "SURYA TOWERS" WITH BUILT UP AREA OF 1020.00 SQ.FT. (INCLUDING COMMON AREA AND CAR PARKING), ALONG WITH UNDIVIDED SHARE OF LAND ADMEASURING 42.0 SQ.YARDS., OUT OF TOTAL LAND OF 600 SQ. YARDS. IN PLOT NOS. 83, 84 (HOUSE NO'S. 5-83 AND 5-84) TYPE 'B' IN SURVEY NOS.273, 274, 275 & 277/PART COVERED UNDER BLOCK NO. 5 OF SRI RAMACHANDRA NAIK NAGAR SITUATED AT JEEDIMETLA VILLAGE, GHMC QUTHBULLAPUR CIRCLE, QUTHBULLAPUR MANDAL, MEDCHAL-MALKAJGIRI DISTRICT, TELANGANA STATE.

PROPERTY BOUNDED AS:

NORTH: CORRIDOR AND FLAT NOS.301 & 303

SOUTH: OPEN TO SKY

EAST: OPEN TO SKY

WEST: OPEN TO SKY

NAME OF THE MORTGAGOR: MS. MEKALA VARALAXMI

PROPERTY NO.2

ALL THAT PIECE AND PARCEL OF PROPERTY BEARING FLAT NO.303 IN THIRD FLOOR, DOOR NO.05-083TO84/303 (PTIN NO.1150406749) IN THE BUILDING KNOWN AS "SURYA TOWERS" WITH BUILT UP AREA OF 910.00 SQ.FT (INCLUDING COMMON AREA AND CAR PARKING), ALONG WITH UNDIVIDED SHARE OF LAND ADMEASURING 38 SQ. YARDS OUT OF TOTAL LAND OF 600 SQ. YARDS., ON PLOT NOS.83 & 84 (HOUSE NOS. 5-83 AND 5-84) TYPE 'B' IN SURVEY NO. 273, 274, 275 & 277/ PART, COVERED UNDER BLOCK NO.5 OF SRI RAMACHANDRA NAIK NAGAR SITUATED AT JEEDIMETLA VILLAGE, GHMC QUTHBULLAPUR CIRCLE, QUTHBULLAPUR MANDAL, MEDCHAL-MALKAJGIRI DISTRICT, TELANGANA STATE.

PROPERTY BOUNDED AS:

NORTH: OPEN TO SKY

SOUTH: OPEN TO SKY AND FLAT NO.302

EAST: CORRIDOR AND STAIRCASE

WEST: OPEN TO SKY

NAME OF THE MORTGAGOR: MS. MEKALA VARALAXMI

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. MS. MEKALA VARALAXMI (BORROWER) D/O MR. MEKALA SWAMY</p> <p>2. MR. MEKALA SWAMY (CO-BORROWER) S/O LATE MEKALA NARAYANA AT: 6-10-7/2, EKSHILA NILLAYAM, VINAYAK NAGAR, BALANAGAR, HYDERABAD, ANDHRA PRADESH- 500042</p> <p>3. M/S SRI RENUKA PACKAGES (CO-BORROWER) THROUGH ITS PROPRIETOR MS. MEKALA VARALAXMI AT: PHASE-4, PLOT NO.66/A IDA, JEEDIMETLA NEAR MYLON COMPANY, HYDERABAD, TELANGANA- 500055</p> <p>ALL AT: PLOT NO.601, SHARAN ENCLAVE, VINAYAK NAGAR, BALANAGAR, NEAR DURGA MATHA TEMPLE, TIRUMALAGIRI, HYDERABAD, TELANGANA- 500042</p> <p>ALL ALSO AT: FLAT NO.302, 303 THIRD FLOOR, SURYA TOWERS, PLOT NO.83 AND 84 S.NOS. 273,274,275 AND 277/PART BLOCK NO.5 SRI RAMACHANDRA NAIK NAGAR, JEEDIMETLA, QUTHBULLAPUR,MALKAJGIRI, HYDERABAD-500015</p> <p>LOAN ACCOUNT NO. 606107210419891</p> <p>TOTAL OUTSTANDING: RS.88,34,174/- (RUPEES EIGHTY EIGHT LAKH THIRTY FOUR THOUSAND ONE HUNDRED AND SEVENTY FOUR ONLY) OUTSTANDING AS ON 08.01.2025 WITH FURTHER INTEREST APPLICABLE FROM 07.01.2025 ALONG WITH ALL COST, CHARGES & EXPENSES UNTIL PAYMENT IN FULL WITH COST AND CHARGES.</p>	<p>1) E-AUCTION DATE :- 18.02.2025 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:- 17.02.2025 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION:- 14.01.2025. BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE</p> <p>FOR PROPERTY NO.1 - RS.32,00,000/- (RUPEES THIRTY TWO LAKH ONLY)</p> <p>FOR PROPERTY NO.2- RS.28,50,000/- (RUPEES TWENTY EIGHT LAKH FIFTY THOUSAND ONLY)</p> <p>EMD: FOR PROPERTY NO.1 - RS.3,20,000/- (RUPEES THREE LAKH TWENTY THOUSAND ONLY)</p> <p>FOR PROPERTY NO.2- RS.2,85,000/- (RUPEES TWO LAKH EIGHTY FIVE THOUSAND ONLY)</p> <p>BID INCREMENT - RS. 10,000/- (RUPEES TEN THOUSAND ONLY) FOR EACH PROPERTY & IN SUCH MULTIPLES.</p>

THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF "KOTAK MAHINDRA BANK LIMITED" PAYABLE AT **TELANGANA** OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO **RAR22037158** 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. SATISH NARLA (MOB NO. +917396747575), MR. RAVIKANTH (MOB NO. +8688131208) & MR. VISHAL ADHISHESHAN (MOB. NO. +919941016600). 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: MALKAJGIRI, TELANGANA

DATE: 13.01.2025

**AUTHORIZED OFFICER
KOTAK MAHINDRA BANK LIMITED**