

**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,- 1<sup>ST</sup> FLOOR,232-233 SDC TOWER, NEAR AMRAPALI CIRCLE, HANUMAN NAGAR, VAISHALI NAGAR, JAIPUR-302021****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 09.12.2024 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 RESIDENTIAL PROPERTY FLAT AT F-1, FIRST FLOOR, PLOT NO.-13, AREA ADMEASURING 1300 SQ.FT SUPER BUILT-UP KAMAL VIHAR, MANGYAWAS, TEHSIL SANGANER, JAIPUR- 302020.

| BORROWER/S & GUARANTOR/S NAME & ADDRESS  | 1.DATE & TIME OF E-AUCTION<br>2.LAST DATE OF SUBMISSION OF EMD<br>3.DATE & TIME OF THE PROPERTY INSPECTION   | RESERVE PRICE<br>EMD OF THE PROPERTY<br>BID INCREMENT  |
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| <p><b>1. MR. SANJEEV MITTAL (BORROWER)</b><br/><b>S/O MR. KISHAN PRASAD MITTAL {AS LEGAL HEIR OF CO-BORROWER MRS.} CHANDAN JAIN (SINCE DECEASED)</b><br/><b>AT:</b><br/>KISHAN PRASAD MITTAL, 18A, ASHOK VATIKA, BADARWAS AJMER BYPASS OPP. MANSAROWAR, JAIPUR, RAJASTHAN-302020</p> <p><b>2. M/S JAIN AND COMPANY (CO-BORROWER) THROUGH ITS PROPRIETOR MR. SANJEEV MITTAL</b><br/><b>AT:</b><br/>PATEL MARKET VARDHMAN NAGAR, AJMER BYPASS JAIPUR, RAJASTHAN- 302024</p> <p><b>3. MR. MAYANK JAIN</b></p> | <p>1) E-AUCTION DATE:- 22.04.2025 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:- 21.04.2025 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION:- 16.04.2025 BETWEEN 11:00 AM TO 4:00 PM (IST)</p> | <p>RESERVE PRICE<br/>RS.38,00,000/-<br/>(RUPEES THIRTY EIGHT LAKH ONLY)</p> <p>EMD: RS.3,80,000/-<br/>(RUPEES THREE LAKH EIGHTY THOUSAND ONLY)</p> <p>BID INCREMENT –<br/>RS. 25,000/- (RUPEES TWENTY FIVE THOUSAND ONLY) &amp; IN SUCH MULTIPLES.</p> |

**S/O MR. SANJEEV MITTAL  
{AS LEGAL HEIR OF CO-  
BORROWER MRS. CHANDAN JAIN  
(SINCE DECEASED)**

**ALL AT:**

F-1, FIRST FLOOR, PLOT NO. 13,  
KAMAL VIHAR, GRAM MANGYAWAS,  
TEHSIL- SANGANER, JAIPUR,  
RAJASTHAN-302020

LOAN ACCOUNT NO. **602607210193259 &  
602607510199440**

TOTAL OUTSTANDING: **RS.39,62,527/-  
(RUPEES THIRTY NINE LAKH SIXTY TWO  
THOUSAND FIVE HUNDRED AND  
TWENTY SEVEN ONLY)** OUTSTANDING AS  
ON 11.03.2025 WITH FURTHER INTEREST  
APPLICABLE FROM 12.03.2025 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 **JAIPUR** OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO **RAR22194596** 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 **BANK'S IVR NO. (+91-9152219751)**. **BIDDER MAY ALSO CONTACT MR. RAVINDER SINGH GODARA (MOB NO +919983999074) & MRS. LAXMI CHOUDHARY (MOB NO. +917412032966) & MR. AKSHIT SOLANKI (MOB NO. +917302111608) THE 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: JAIPUR**

**DATE: 24.03.2025**

**AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED**

