

**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:** G1,TWIN TOWER,SAHARA DARWAJA,RING ROAD SURAT- 395 002

**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 POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORIZED OFFICER OF FULLERTON INDIA HOME FINANCE COMPANY LTD. SECURED CREDITOR. PURSUANT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY KOTAK MAHINDRA (FIHFCL), 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 FLAT NO. 157, TOTALLY ADMEASURING 1400 SQ.FTS.I.E.130.06SQ.MTS.,ALONGWITH 15.00 SQ.MTS. UNDIVIDED SHARE IN LAND OF "MUDIT PALACE" SITUATED AT CITY SURVEY NO.5181/B, TP SCHEME NO. 1 FINAL PLOT NO. 246/2 OF MOJE BARDOLI, TA. BARDOLI, DIST. SURAT. BOUNDARY DETAILS: EAST:- FLAT NO. 156 WEST:- PEN GALARY AREA OF OPEN SPACE NORTH:- FLAT NO. 158 SOUTH: KHADIVALO OPEN SPACE

<b>BORROWER/S &amp; GUARANTOR/S NAME &amp; ADDRESS</b>	<b>1. DATE &amp; TIME OF E-AUCTION 2. LAST DATE OF SUBMISSION OF EMD 3. DATE &amp; TIME OF THE PROPERTY INSPECTION</b>	<b>1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. BID INCREMENT</b>
<p><b>1. UMASHANKAR B. AGRAWAL</b> ADDRESS: 142. MUDIT PALACE STATION ROAD, BARDOLI SURAT, GUJARAT — 394601</p> <p><b>ALSO AT:</b> FLAT NO. 157, "MUDIT PALACE" CITY SURVEY NO.5181/B, TP SCHEME NO. 1 FINAL PLOT NO. 246/2. MOJE BARDOLI, TA. BARDOLI, DIST. SURAT, 394601.</p> <p><b>2 . SHUBHAM UMASHANKAR GOYAL</b> ADDRESS: 142. "MUDIT PALACE" STATION ROAD, BARDOLI, SURAT, GUJARAT -394601</p> <p><b>ALSO AT</b> FLAT NO. 157, "MUDIT PALACE" CITY SURVEY NO.5181/B, TP SCHEME NO. 1 FINAL PLOT NO. 246/2. MOJE BARDOLI, TA. BARDOLI, DIST. SURAT, 3946012.</p> <p><b>3 KETANKUMAR U GOYAL</b></p>	<p>1) E-AUCTION DATE :- 22.12.2023 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 : 21.12.2023 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION: <b>15-12-2023</b> BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p><b>RESERVE PRICE:</b> RS. 16,00,000/- (RUPEES TWENTY SIXTEEN LAKH ONLY)</p> <p>EMD: RS. 1,60,000/- (RUPEES ONE LAKH SIXTY THOUSAND ONLY)</p> <p><b>BID INCREMENT –</b> RS. 10,000/- (RUPEES TEN THOUSAND ONLY) &amp; IN SUCH MULTIPLES.</p>

ADDRESS: 142. MUDIT PALACE STATION ROAD, BARDOLI, SURAT, GUJARAT - 394601

**ALSO AT:**

FLAT NO. 157, "MUDIT PALACE"  
CITY SURVEY NO.5181 / B,  
TP SCHEME NO. 1 FINAL PLOT NO. 246/2.  
MOJE BARDOLI, TA. BARDOLI, DIST. SURAT,  
394601.

**4. THE SAI BAKERY AND COLD DRINKS**

A 47. "MUDIT PALACE" STATION ROAD, BARDOLI,  
SURAT, GUJARAT — 394601

**ALSO AT:**

FLAT NO."MUDIT PALACE" CITY SURVEY  
NO,5181 B,'ISP SCHEME NO. 1 FINAL PLOT  
NO. 246/2. MOJE BARDOLI, TA. BARDOLI,  
DIST. SURAT, 394601.

**AMOUNT OUTSTANDING:** - RS 37,98,507/-  
(THIRTY SEVEN LAKH NINETY EIGHT THOUSAND  
FIVE HUNDRED AND SEVEN ONLY) AS OF  
30.10.2023 ALONG WITH FUTURE INTEREST  
APPLICABLE FROM 31.10.2023 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 SURAT OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO 06410157020021 AND IFSC CODE- KKBK0000958 , BRANCH NARIMAN 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 PRIVATE TREATY.

IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING ASSETS UNDER SALE, BIDDER MAY CONTACT **TO MR AKSHIT SOLANKI (+91 7302111608) & MR. RAJENDER DAHIYA (+91 8448264515).**

FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK  
[HTTPS://WWW.KOTAK.COM/EN/BANKAUCTIONS.HTML](https://www.kotak.com/en/bankauctions.html)

PROVIDED IN KOTAK MAHINDRA BANK WEBSITE I.E. [WWW.KOTAK.COM](http://WWW.KOTAK.COM) AND/OR ON  
[HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

**PLACE:** SURAT

**DATE:**.....

**AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED**

