

ONLINE E – AUCTION SALE OF ASSET**PHOENIX ARC PRIVATE LIMITED**

REGD. OFFICE: DANI CORPORATE PARK, 5TH FLOOR, 158, C.S.T ROAD, KALINA, SANTACRUZ (E), MUMBAI -400098.

TEL: 022- 6741 2314, **FAX:** 022- 6741 2313

CIN: U67190MH2007PTC168303

EMAIL: INFO@PHOENIXARC.CO.IN

WEBSITE: WWW.PHOENIXARC.CO.IN

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 PARC ON 06.07.2023** PURSUANT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY SMALL BUSINESS FINCREDIT INDIA PVT. LTD (SBFC), WILL BE SOLD ON “AS IS WHERE IS”, “AS IS WHAT IS”, AND “WHATEVER THERE IS” BASIS FOR **REALIZATION OF COMPANY DUES.**

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

ALL THAT PART AND PARCEL OF THE IMMOVABLE RESIDENTIAL PROPERTY BEARING SITE NO. 10, HOUSE LIST KATHA NO. 1168, ASSESSMENT NO. 211/2, PREVIOUSLY SITUATED AT KACHARAKANAHALLI VILLAGE, KASBA HOBLI, BANGALORE NORTH TALUK, BANGALORE NORTH TALUK, BANGALORE, NOW ASSIGNED BBMP KATHA NO. 472/1168/10, PRESENTLY SITUATED AT 2ND CROSS, SHIVARAMAIAH LAYOUT, KACHARAKANAHALLI BANGALORE, OLD C.M.C. WARD NO. 31, NOW COMES UNDER BBMP WARD NO. 24, MESAURING EAST TO WEST: 30'(THIRTY) FEET, & NORTH TO SOUTH: 40' (FORTY) FEET, TOTALLY MEASURING 1200 SQUARE FEET ALONG WITH GROUND FLOOR 8 SQUARE & FIRST FLOOR 8 SQUARE RCC ROOF BUILDING, WITH MOSAIC FLOORING, CEMENT AND BRIKS USED FOR CONSTRUCTION OF WALL, HONE WOOD USED FOR DOORS AND WINDOWS, WITH ALL CIVIC AMENITIES.

BOUNDED AS UNDER:

EAST - PRIVATE PROPERTY,

WEST - NARAYANA REDDYS PORPERTY,

NORTH - ROAD,

SOUTH - VENKATAPPAS 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	1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. BID INCREMENT
<p>1. MR. EDWIN J (BORROWER)</p> <p>2. MRS. JASINTHA A (CO-BORROWER)</p> <p>BOTH AT: NO 25/3 FIRST CROSS MILLERS ROAD, BANGALORE BENSON TOWN BANGALORE, KARNATAKA – 560096. MOB: 9513014477</p>	<p>1) E-AUCTION DATE: 13.02.2024 BETWEEN 12:00 PM TO 01:00 PM AND WITH UNLIMITED EXTENSION OF 5 MINUTES.</p> <p>2) LAST DATE FOR SUBMISSION OF EMD WITH KYC IS 12.02.2024 UP TO 7:00 PM (IST.)</p> <p>3) DATE OF INSPECTION:02.02.2024 BETWEEN 11:00 AM TO 1:00 PM (IST.)</p>	<p>RESERVE PRICE RS.78,07,000/- (RUPEES SEVENTY EIGHT LAKHS SEVEN THOUSAND ONLY)</p> <p>EMD RS. 7,80,700/- (RUPEES SEVEN LAKH EIGHTY THOUSAND SEVEN HUNDRED ONLY)</p>

ALSO AT: NO 5 106, NEW POST OFFICE
MAIN BANGALORE, LINGARAJAPURAM
BANGALORE, KARNATAKA - 560084

LOAN NO:- PR00431892

TOTAL OUTSTANDING: RS.56,20,375/-
(RUPEES FIFTY SIX LAKH TWENTY
THOUSAND THREE HUNDRED AND
SEVENTY FIVE ONLY) AS OF 17.01.2024
WITH FURTHER INTEREST FROM 18.01.2024
ALONG WITH ALL COST, CHARGES &
EXPENSE UNTIL PAYMENT IN FULL..

BID INCREMENT -
RS.50,000/- (RUPEES FIFTY
THOUSAND ONLY & IN SUCH
MULTIPLES.

THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF "**PHOENIX TRUST - FY 20-6 SCHEME C**",
**PAYABLE AT BANGALORE OR NEFT/RTGS IN THE CURRENT ACCOUNT: 5213842669, KOTAK MAHINDRA BANK
LIMITED, BRANCH: KALINA, MUMBAI, IFSC CODE: 'KKBK0000631.**

THE BORROWER'S ATTENTION IS INVITED TO THE PROVISIONS OF SUB SECTION 8 OF SECTION 13, OF THE 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.
VASANTHA KUMAR H P (+91 9964722505), (+91-9152219751), MR. NAGARAJ K (+91 8296621749), MR. RAVINDER
GODARA (+91 9983999074) & MR. RAJENDER DAHIYA (+91 8448264515)**

FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK <https://phoenixarc.co.in?p=4788>

PROVIDED IN PHOENIX ARC PRIVATE LIMITED'S WEBSITE I.E. WWW.PHOENIXARC.CO.IN AND/OR ON
[HTTPS://BANKAUCTIONS.IN](https://bankauctions.in)

PLACE: BANGALORE
DATE:

AUTHORIZED OFFICER
PHOENIX ARC PRIVATE LIMITED
(ACTING AS A TRUSTEE OF PHOENIX TRUST - FY 20-6 SCHEME C)