

JM FINANCIAL ASSET RECONSTRUCTION COMPANY LIMITED
Corporate Identification No.: U67190MH2007PLC174287

 Regd. Office: 7th Floor, Cnergy, Appasaheb Marathe Marg, Prabhadevi, Mumbai – 400025

 Authorised Officer: Sinduja Pillai Email- queries.arc@jmfl.com, Phone # 022 6224 1661

 Website: www.jmfinancialarc.com

Notice for sale of secured immovable properties as mentioned in the Schedule hereunder ("Said Properties") of ASHARAF EBRAHIMKUTTY under Rule 8(6), Rule 9 (1) and other applicable rules of the Security Interest (Enforcement) Rules, 2002 ("Enforcement Rules") possession of which has been taken over under Section 13(4) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("SARFAESI Act") read with the aforesaid Enforcement Rules.

ASHARAF EBRAHIMKUTTY - BORROWER	S/O - IBRAHIM KUTTY, 772/8 MANAKATTU VILAKOM, KANIYAPURAM SOUTH, KADINAMKULAM, TRIVANDRUM, KERALA, 695301 NR. MUSLIM MOSQUE, PALLINADA also at RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301
RAJADHANI FASHION JEWELLERS – CO BORROWER	1 KANIYAPURAM THEMBAMOODU, TRIVANDRUM, KERALA – 695301 also at AP-VIII 897, 898, 899 KANIYAPURAM, TRIVANDRUM, KERALA - 695583
NOORINISA ASHARAF – CO BORROWER	W/O - ASHARAF EBRAHIMKUTTY, 772/8 MANAKATTUVILAKOM, KANIYAPURAM SOUTH, KADINAMKULAM, TRIVANDRUM, KERALA, 695301 NR. MUSLIM MOSQUE, PALLINADA also at RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301
AFSAL ASHARAF NOORUNNISA – CO BORROWER	S/O - ASHARAF EBRAHIMKUTTY, H NO 8/722, MANAKATTU VILAKOM, KANIYAPURAM CHITTATTUMUKKU P.O., TRIVANDRUM, KERALA - 695301 NR PALLINADA JN also at RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301
SAFFAH SHAJAHAN – CO BORROWER	D/O - ABDUL KARIM SHAJAHAN, H NO 8/722 MANAKATTU VILAKOM, KANIYAPURAM CHITTATTUMUKKU P.O., TRIVANDRUM, KERALA - 695301 NR PALLINADA JN also at RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301.

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MALASIAN GOLD SOUK- CO BORROWER	AP - VIII 897, 898, 899, KANIYAPURAM, TRIVANDRUM, KERALA - 695583 OPP. BUS STAND KANIYAPURAM also at RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301.
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WHEREAS the Authorised Officer of **JM Financial Asset Reconstruction Company Limited**, acting in its capacity as trustee of Retail June 2022 – Trust (hereinafter referred to as “**JMFARC**”) having acquired the financial assets pertaining to below mentioned (“Borrower”), together with the underlying security interest created therefore along with all rights, title and interest thereon from Poonawalla Fincorp Limited (Formerly known as Magma Fincorp Limited) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) (hereinafter referred as “**SARFAESI Act**”) and in exercise of powers conferred under Section 13 (12) of the SARFAESI Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 (hereinafter referred to as “**Said Rules**”), vide an assignment agreement dated **30/06/2022** and issued a demand notice dated **21-12-23** calling upon **ASHARAF EBRAHIMKUTTY (“Borrower”), RAJADHANI FASHION JEWELLERS, NOORINISA ASHARAF, AFSAL ASHARAF NOORUNNISA, SAFFAH SHAJAHAN, MALASIAN GOLD SOUK (“Co-borrowers”)** to repay the amounts as mentioned under the aforesaid notice, being **Rs. 15010575/- (Rupees One Crores Fifty Lacs Ten Thousand Five Hundred Seventy Five Only)** as on **18/12/23** together with interest at contractual rate and expenses, costs, charges etc., due thereon till the date of payment within 60 (sixty) days from the date of receipt of the aforesaid demand notice.

AND WHEREAS, the aforementioned Borrower and Co-borrowers having failed to repay the outstanding dues or any part thereof as mentioned in the aforesaid demand notice, the Authorised Officer of **JMFARC** took over the physical possession of the Said Properties under Section 13(4) of the SARFAESI Act read with Rule 8 and other applicable rules of the Enforcement Rules on **31/05/2024**.

In exercise of the powers conferred under Section 13(4) of the SARFAESI Act, read with Rule 8(5), Rule 8(6) and other applicable rules of the Enforcement Rules, notice is hereby given to you that the Said Properties shall be sold by the Authorised Officer of **JMFARC** on “**AS IS WHERE IS**”, “**AS IS WHAT IS**” AND “**WHATEVER THERE IS**” basis by way of public auction (through e-auction) after the expiry of (Forty-Two) days i.e. on **23/10/2024**; 11 AM to 03 PM for a sale consideration which shall not be less than the reserve price as mentioned in the table below:

Please find below the details of the aforesaid sale to be conducted by way of private treaty:

Amount of secured debt	HL/0120/H/14/000015- Rs. 15010575/- (Rupees One Crores Fifty Lacs Ten Thousand Five Hundred Seventy Five Only) to JMFARC due and payable as on 18/12/2023 along with interest 15.30% till the realization.
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Description of the Said Properties	As per the Schedule mentioned below
Reserve price (In Rs.)	Rs. 91,32,421/- (Rupees Ninety-One lakhs Thirty-Two Thousand Four Hundred Twenty-One Only)
Earnest Money Deposit (In Rs.)	Rs. 913242/- (Rupees Nine Lakhs Thirteen Thousand Two Hundred Forty-One Only)
Venue	https://www.bankauctions.in/

Loan Account Number – HL/0120/H/14/000015

SCHEDULE

Description of the Said Properties
<p>ALL THAT PIECE AND PARCEL OF PROPERTY ADMEASURING 14.17 ARES SY.NO. 202/2/5/2 SY NO. 45/B-1; RESURVEY NO: 202/2/5/2 WITH A BUILDING BEARING KP 2/679 OF KADINAMKULAM VILLAGE, THIRUVANANTHAPURAM TALUK, KERALA PIN 695301 ALL OTHER APPURTENANCES AND RIGHTS OBTAINED BY SAFFAH SHAJAHAN AS PER SETTLEMENT DEED NO. 3004/2013 OF SUB REGISTRAR OFFICE KAZHAKKUTTAM.</p> <p>BOUNDED AS EAST: ROAD, WEST: PROPERTY OF MRS. ABUSA, NORTH : PROPERTY OF ALEXANDER, SOUTH : PROPERTY OF MRS. MANGA.</p>




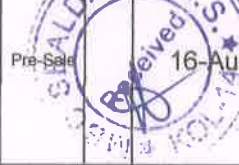
Attention is drawn of the Borrower and Co-borrower to sub-section (8) of Section 13 of the SARFAESI Act for the time available to redeem the above-mentioned Said Properties.

Date : 16-08-24
Place : Thiruvananthapuram.



Yours faithfully,
Authorised Officer
For JM Financial Asset Reconstruction Company Ltd.
(Acting in its capacity as trustee of Retail June 2022 - Trust)

12	12	12	12	0	12	12	12
SL	Name	Address	File No.	Dest	Booking Date	Nature	Bar Code
9	ASHARAF EBRAHIMKUTTY - BORROWER	S/O - IBRAHIM KUTTY, 772/8 MANAKATTU VILAKOM, KANIYAPURAM SOUTH, KADINAMKULAM, TRIVANDRUM, KERALA, 695301 NR. MUSLIM MOSQUE, PALLINADA	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167762IN
10	ASHARAF EBRAHIMKUTTY - BORROWER	RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754165846IN
11	RAJADHANI FASHION JEWELLERS - CO BORROWER	1 KANIYAPURAM THEMBAMOODU, TRIVANDRUM, KERALA - 695301	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167643IN
12	RAJADHANI FASHION JEWELLERS - CO BORROWER	AP-VIII 897, 898, 899 KANIYAPURAM, TRIVANDRUM, KERALA - 695583	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167630IN
13	NOORINISA ASHARAF - CO BORROWER	W/O - ASHARAF EBRAHIMKUTTY, 772/8 MANAKATTUVILAKOM, KANIYAPURAM SOUTH, KADINAMKULAM, TRIVANDRUM, KERALA, 695301 NR. MUSLIM MOSQUE, PALLINADA	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167626IN
14	NOORINISA ASHARAF - CO BORROWER	RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167612IN
15	AFSAL ASHARAF NOORUNNISA - CO BORROWER	S/O - ASHARAF EBRAHIMKUTTY, H NO 8/722, MANAKATTU VILAKOM, KANIYAPURAM CHITTATTUMUKKU P.O., TRIVANDRUM, KERALA - 695301 NR PALLINADA JN	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167609IN
16	AFSAL ASHARAF NOORUNNISA - CO BORROWER	RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301	Pre-Sale		16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167590IN

17	SAFFAH SHAJAHAN - CO BORROWER	D/O - ABDUL KARIM SHAJAHAN, H NO 8/722 MANAKATTU VILAKOM, KANIYAPURAM CHITTATTUMUKKU P.O., TRIVANDRUM, KERALA - 695301 NR PALLINADA JN	 Pre-Sale 16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167586IN
18	SAFFAH SHAJAHAN - CO BORROWER	RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301.	 Pre-Sale 16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167572IN
19	MALASIAN GOLD SOUK- CO BORROWER	AP - VIII 897, 898, 899, KANIYAPURAM, TRIVANDRUM, KERALA - 695583 OPP. BUS STAND KANIYAPURAM	 Pre-Sale 16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167569IN
20	MALASIAN GOLD SOUK- CO BORROWER	RE SURVEY 202/2-5-2, KADINAMKULAM VILLAGE, TRIVANDRUM TALUK, TRIVANDRUM DISTRICT, THIRUVANANTHAPURAM, KERALA PIN 695301.	 Pre-Sale 16-Aug-24	Pre-Sale Notice 16-08- 24	RW754167555IN