

**Pune Solapur Road Development Company Limited**  
The IL&FS Financial Center, Plot C-22, G Block, Bandra Kurla Complex, Mumbai- 400051  
Tel: +91 022-26533333, Facsimile: +91 022-26523299  
E-mail: Procurement@roadstarinfra.com, Website: www.itnlindia.com  
CIN: U45203MH2009PLC195154

PSRDCL/ADM/NEW/24-25/Construction/03 September 24, 2024

**NOTICE INVITING TENDER (NIT)**

Pune Solapur Road Development Company Limited intends to invite tender for Construction of Main Carriageway at various locations of Pune Solapur Section of NH 9 from Km 144+400 to Km 249+000 in the State of Maharashtra.

The Bidder may participate as per the given BOQ subject to qualification in eligibility criteria.

Bid documents may be downloaded from the website www.itnlindia.com from September 24, 2024 (11:00 Hrs) to September 28, 2024 (11:00 Hrs). Bid must be submitted on or before September 28, 2024 (18:00 Hrs) to email id: Procurement@roadstarinfra.com via soft copy mode as mentioned in RFP.

All the particulars and amendments related to this NIT can be viewed on the above said website. Interested agencies/firms may submit their bids as per eligibility criteria stated in the tender document. All the bids heavy in size can be submitted via link.

Authorized Signatory  
Pune Solapur Road Development Company Limited

**EASTERN SYNPACKS LIMITED**  
Reg. Office Via: - Telco Works Post Office  
(Near JEMCO), Jojobera, Jamshedpur - 831004  
CIN: U25202JH1992PLC004880

**NOTICE**

Notice is here by given pursuant to section 103 (2) of the Companies Act 2013 that the adjourned meeting of the members of M/s. Eastern Synpacks Limited originally scheduled to be held on Monday 23<sup>rd</sup> Sept., 2024 at 11.30 A.M. and adjourned due to lack of quorum will now be held on Monday 30<sup>th</sup> Sept., 2024 at 11.30 A.M at company's Registered office at Jojobera, Jamshedpur - 831004.

Jamshedpur 23.09.2024 For Eastern Synpacks Ltd. S/d. Dr. R. N. Sharma Chairman

**PROFECTUS PERFECTUS CAPITAL PRIVATE LIMITED**  
CAPITAL Registered/Corporate/Branch Office: B/17, 4th Floor, Art Guild House, Behind Phoenix Marketcity Mall, Lal Bahadur Shastri Marg, Kurla (West), Mumbai, 400070

**SALE NOTICE (BY PRIVATE TREATY)**  
[Rule 8 (5) and (6) read with Rule 9(1) of Security Interest (Enforcement) Rules 2002]

1. Sri Sewha Bhawan (Proprietor Malayappan Krishnan) (Borrower), Old No. 15/1, New No. 27, Egambaram Street, Kanchipuram-631502  
2. Malayappan Krishnan (Co-Borrower), 23B, Vellakulam Street, Kanchipuram, Big Kanchipuram-631502  
3. Radha Malayappan (Co-Borrower), 23B, Vellakulam Street, Kanchipuram, Big Kanchipuram-631502  
4. Krishnan Manikkam (Co-Borrower), 23B, Vellakulam Street, Kanchipuram, Big Kanchipuram-631502

Sub: Intimation for the sale of the Property as mentioned in the Schedule, through private Treaty / quotation from parties dealing in secured assets. Ref: Your Loan account No. PLPBCHE0002210, PLPTCE0002211 & PLAPCE0003287.

On your failure to repay the dues demanded vide notice issued under Sec.13(2), the Authorised Officer had accepted to sell the Immovable assets described in the Schedule herein through auction on 22nd September 2023 and 16th December 2023 by following the process laid down under the captioned Act and Rules made thereunder.

You are aware that we have taken the physical possession of subject property on 1st December, 2022 mortgaged to us by way of deposit of title deeds as security for the loan availed by you.

You are also aware that we had proceeded for sale of the said property by inviting tenders through the auction on 22nd September 2023 and on 16th December 2023. To our dismay we did not receive any bid/ tender for the said property at or above the reserve price and auction became unsuccessful for want of bidders. Now we have received an offer to purchase the subject property in private treaty/ quotation from parties dealing secured assets for an amount of Rs. 30,00,000/- (Rupees Thirty Lakhs only)

You are hereby offered a last opportunity to make the outstanding payment of Rs. 49,57,344.00/- (Rupees Forty Nine Lakhs Fifty Seven Thousand Three Hundred Forty Four Only) outstanding as on 03/12/2023 towards the said account, within a period of 15 days from the date of this letter, failing which Secured Creditor (PCPL) would be compelled to accept the aforesaid offer and proceed further with the sale transaction.

Please take note that on sale of the said property through Private Treaty/ Quotation, the deficit amount after adjusting the sale proceed against the total outstanding would be payable by you. This notice is being issued without prejudice to the PCPL's right and remedies including the appropriate legal proceeding (Civil & Criminal) to be initiated before the appropriate court and / or tribunal for recovery of the aforesaid outstanding amount.

**SCHEDULE OF PROPERTY**  
(Description of Immovable Secured Assets)  
[Name of Owner: Mr. M. Krishnan], All that piece and parcel of land measuring 1668 sq.ft., with building comprised in T.S.No.26/1C & 26/1F situate at Door No.23/B [Old Door No.23/A2] at Vellakula Street, Big Kanchipuram within Kanchipuram Taluk and District and lying within the Regn District of Kanchipuram and Kanchipuram- Joint Sub Registrar Office together with construction thereon.

For Profectus Capital Pvt. Ltd. Authorized Officer

**SAM Branch Madurai**  
No 100/101, East AvaniMoola Street, Madurai-625001

Notice under The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 - As regards taking possession of movables hypothecated and not hypothecated to the Bank (ABANDONMENT of items not hypothecated to the Bank).

Place:Madurai Date:20.09.2024

From, MATHIYAN Authorised Officer  
SAM Branch Madurai No 100/101, East Avani Moola Street, Madurai-625001  
To: M/s Mercy Traders Proprietor: Mr G Athiappan No 2067, PKN Road, Sivakasi-626189  
2.Mr G Athiappan Prop-M/s Mercy Traders PKN Road, Solai Colony, Sivakasi-626189  
3.Mrs A Amuthagarcia (Guarantor) W/o Mr G Athiappan PKN Road, Solai Colony, Sivakasi-626189  
4.Mr A Selvakumar (Guarantor), S/o Mr G Athiappan, PKN Road, Solai Colony, Sivakasi-626189

Sub: Your Loan account OCC (A/c No 872647546) (Originally account belonged to Indian Bank Sivakasi Town Branch and subsequently account transferred to SAMB Madurai Reg. M/s Mercy Traders (Prop- Mr G Athiappan), availed certain facilities from us. The repayment of the said loans are secured by mortgage of certain properties(ies).

M/s Mercy Traders (Prop- Mr G Athiappan) failed to pay the outstanding to the bank and therefore was called upon to pay the amount due vide notice dated 21.08.2018 issued under Sec.13(2) of the Act. It was made clear that if payment is not made within 60 days, Bank will be constrained to exercise its rights by taking possession of the securities.

M/s Mercy Traders (Prop- Mr G Athiappan) failed to make payment Bank took possession of the property more fully described in the schedule hereunder on 11.03.2021 and taken physical possession by on 08.12.2022. A copy of the possession notice is enclosed.

While taking possession, Bank has taken inventory of movables/goods/items, which were found inside the schedule-mentioned property.

Bank has taken an inventory of items found inside the schedule-mentioned property, not hypothecated to the Bank. A copy of the same is enclosed/available with the AO. You are hereby called upon to make arrangements to remove the said items not hypothecated/charged to the Bank within 15 days time. It is hereby made clear that Bank shall not be responsible for any loss/pilferage of such items. It is also made clear that Bank shall not take any insurance coverage for these items, as they are not charged/hypothecated to the Bank.

You are at liberty to take possession of those movables at your cost and expenses at a time to be fixed in advance with the Authorised Officer. If you do not remove those movables within 15 days, Bank will be constrained to abandon the items without any further reference to you in this regard. Bank will not be responsible for any insurance and / or deterioration in value of the securities. The items are kept in a separate place only in adherence to principles of natural justice, though there is no legal obligation cast on the Bank.

Take final notice to take delivery of goods within 15 days of this notice, failing which Bank will be constrained to abandon all the items, for which you and you alone will be held responsible.

**SCHEDULE-Property belong to the respondents**  
All that piece and parcel of land together with building in the House plot bearing No. 9, formed out of the eastern portion of 4 acres 55 cents in Ayan Punjai Survey No 686 of Sivakasi Village, now in TS No 60, in ward 'C', in Block No 10, in 7th Street, Periakannu Nadar Road, measuring East West on both side 60 ft and North South on both side 40 ft totally measuring 2400 Sft (5.50 Cent) in Sivakasi Town, within the SRO of Sivakasi, within Vrindhanagar Registration District. Boundaries -North- Plot No 9 Southern half belongs to Alagu Thevar, South- Plot No 10, belongs to Mr Kamarnaj Nadar, East- Plot No 17 belongs to Mr Sadarajini Nadar, West- 30'0" wide Road.

Authorised Officer Of Indian Bank

**JANA SMALL FINANCE BANK**  
(A scheduled commercial bank)

Registered Office: The Fairway, Ground & First Floor, Survey No.10/1, 11/2 & 12/2B, Off Dornur, Koramangala Inner Ring Road, Next to EGL Business Park, Challaghatta, Bangalore-560071.  
Branch Office: No.28/36, 1st Floor, South West Boag Road, T Nagar, Chennai-600017.

**DEMAND NOTICE UNDER SECTION 13(2) OF SARFAESI ACT, 2002.**

Whereas you the below mentioned Borrower's, Co-Borrower's, Guarantor's and Mortgagees have availed loans from Jana Small Finance Bank Limited, by mortgaging your immovable properties. Consequently to default committed by you all, your loan account has been classified as Non-performing Asset, whereas Jana Small Finance Bank Limited being a secured creditor under the Act, and in exercise of the powers conferred under section 13(2) of the said Act read with rule 2 of Security Interest (Enforcement) Rules 2002, issued Demand notice calling upon the Borrower's/ Co-Borrower's/ Guarantor's/ Mortgagees as mentioned in column No.2 to repay the amount mentioned in the notices with future interest thereon within 60 days from the date of notice, but the notices could not be served on some of them for various reasons.

Sr. No.	Name of Borrower/ Co-Borrower/ Guarantor/ Mortgagee	Loan Account No. & Loan Amount	Details of the Security to be enforced	Date of NPA & Demand Notice date	Amount Due in Rs. / as on
1	1) M/s. S S Enterprises, Rep. by its Proprietor Mr. S. Gokul Krishnan, No.42, Vivek Nagar, 4th Street, New Perungalathur, Chennai-600063. Also at: No.5E, Gandhi Street, New Perungalathur, Chennai-600048. 2) Mrs. Geethavani Jayakumar, No.42, Vivek Nagar, 4th Street, New Perungalathur, Chennai-600063. 3) Mrs. M Pankajam, D/o. Manickam, No.42, Vivek Nagar, 4th Street, New Perungalathur, Chennai-600063. 4) Mr. Jayakumar Gnanamanickam, S/o. Gnanamanickam, No.42, Vivek Nagar, 4th Street, New Perungalathur, Chennai-600063. Also at 2 to 4: No.3, Kasthuribai Street, New Perungalathur, Perungalathur Village, Tambaram Taluk, Chengalpattu-600063.	45998640000688 Loan Account No. Rs.20,00,000/-	Description of the Property: All that piece and parcel of Land and Building, Comprised in S.No.132/2, as per Patta New S.No.132/20A, Measuring with to an extent of 1400 sq.ft. Situated at Old Door No.2, New Door No.3, Kasthuribai Street, New Perungalathur, Perungalathur Village, Tambaram Taluk, Previously Kancheepuram District, Now Chengalpet District and Situated within the Sub-Registration District Padappai and in the Registration District of South Chennai. Boundaries: North by: Kasthuribai Street, South by: Property belongs to S.No.132/3, 132/4, East by: House belongs to Mrs. Parvathi Ammal, West by: Vacant Land. Measurements: Measuring with an extent of 1400 Sq.ft. East to west on the Northern Side: 19 Feet 6 inches, East to West on the Southern side: 16 Feet, North to South on the Eastern Side: 80 Feet 6 inches, North to South on the Western Side: 81 Feet 3 Inches.	NPA Date: 01.08.2024 & Notice sent on 21-09-2024	Total Amount as on 20.09.2024 Rs. 17,76,946.53

Notice is therefore given to the Borrower/ Co-Borrower/ Guarantor & Mortgagee as mentioned in Column No.2, calling upon them to make payment of the aggregate amount as shown in column No.6, against all the respective Borrower/ Co-Borrower within 60 days of Publication of this notice as the said amount is found payable in relation to the respective loan account as on the date shown in Column No.6. It is made clear that if the aggregate amount together with future interest and other amounts which may become payable till the date of payment, is not paid, Jana Small Finance Bank Limited shall be constrained to take appropriate action for enforcement of security interest upon properties as described in Column No.4. Please note that this publication is made without prejudice to such rights and remedies as are available to Jana Small Finance Bank Limited against the Borrower's/ Co-Borrower's/ Guarantor's/ Mortgagees of the said financials under the law, you are further requested to note that as per section 13(13) of the said act, you are restrained/prohibited from disposing of or dealing with the above security or transferring by way of sale, lease or otherwise of the secured asset without prior consent of Secured Creditor.

Date: 24.09.2024, Place: Chennai Sd/- Authorised Officer, Jana Small Finance Bank Limited

**TATA CAPITAL HOUSING FINANCE LIMITED**  
Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai - 400013.  
Branch Address: TATA CAPITAL HOUSING FINANCE LIMITED, 1st Floor, Centennial Square, # 6A, Dr. Ambedkar Road, Kodambakkam, Chennai - 600 024..

**NOTICE FOR SALE OF IMMOVABLE PROPERTY**  
(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)  
E-Auction Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the below Borrower and/ or Co- Borrower, or their legal heirs/representatives (Borrowers) in particular that the below described immovable property mortgaged to Tata Capital Housing Finance Ltd. (TCHFL), the Possession of which has been taken by the Authorised Officer of TCHFL, will be sold on 10-10-2024 on "As is where is" & "As is what is" and "Whatever there is" and without any recourse basis", for recovery of outstanding dues from below mentioned Borrower and Co-Borrowers. The Reserve Price and the Earned Money Deposit is mentioned below. Notice is hereby given that, in the absence of any postponement/ discontinuance of the sale, the said secured asset / property shall be sold by E- Auction at 2.00 P.M. on the said 10-10-2024. The sealed envelope containing Demand Draft of EMD for participating in E- Auction shall be submitted to the Authorised Officer of the TCHFL on or before 09-10-2024 till 5.00 PM at Branch address "TATA CAPITAL HOUSING FINANCE LIMITED, 1st Floor, Centennial Square, # 6A, Dr. Ambedkar Road, Kodambakkam, Chennai - 600 024.."

The sale of the Secured Asset/ Immovable Property will be on "as is where condition is" as per brief particulars described herein below :

Sr. No	Loan A/c. No and Branch	Name of Borrower(s) / Co-borrower(s)/Legal Heir(s) / Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earned Money	Possession Types
5.	10208430 & TCHIN0479 000100063 362	MR. SRIRAM SRINIVASAN	Rs. 10,59,670/- is due and payable by you under Agreement no. 10208430 and an amount of Rs. 1,71,039/- (Rupees One Lakh Seventy One Thousand Thirty Nine Only) is due and payable by you under Agreement no. 100063362 totalling to Rs. 12,30,709/- (Rupees Twelve Lakh Thirty Thousand Seven Hundred Nine Only) & 18-06-2021	Rs. 8,15,000/- (Rupees Eight Lakh Fifteen Thousand Only)	Rs. 81,500/- (Rupees Eighty One Thousand Five Hundred Only)	Physical
6.	TCHHL0400 100103 3478 & TCHIN0 806000 100134 067	Mr. Thirumalaisamy V Mrs.Revathy R	Rs. 1409632/- (Rupees Fourteen Lakh Nine Thousand Six Hundred Thirty Two Only) is due and payable by you under loan account No. TCHHL0806000100133478 and an amount of Rs. 141505/- (Rupees One Lakh Forty One Thousand Five Hundred Five Only) is due and payable by you under loan account No. TCHIN0806000100134067 totalling to Rs. 155137/- (Rupees Fifteen Lakh Fifty One Thousand One Hundred Thirty Seven Only) & 21-11-2023	Rs. 14,00,000/- (Rupees Fourteen Lakh Forty Thousand Only)	Rs. 1,44,000/- (Rupees One Lakh Forty Four Thousand Only)	Physical
7.	TCHHL0408 100010018 1249 & TCHHF048 100010018 1353 & TCHIN0481 000100185 143	Mr. Rajendran Tm, Mr. Event Decoration Mrs. Muthulakshmi R	Rs. 6,56,414/- is due and payable by you under Agreement No. TCHHL0481000100181249, and an amount of Rs. 14,98,716/- is due and payable by you under Agreement No. TCHHF0481000100181353, and an amount of Rs. 1,08,576/- is due and payable by you under Agreement No. TCHIN0481000100185143, totalling to Rs. 22,63,706 /- (Rupees Twenty Two Lakhs Sixty Three Thousand Seven Hundred and Six Only) & 23-12-2023	Rs. 21,40,000/- (Rupees Twenty One Lakh Forty Thousand Only)	Rs. 2,14,000/- (Rupees Two Lakh Fourteen Thousand Only)	Physical

**DESCRIPTION OF THE IMMOVABLE PROPERTY:** All That Piece And Parcel Of Immovable Property Bearing Unit No.05, On The 3rd Floor Of Type 1 Bhk, Row 03, Block No.D, Carpet Area Admeasuring 252.75 Sq. Mtrs. Along With Undivided Share In The Land Of Road & C.O.P. In The Scheme Known As " Garden City ", Situate At R. S. No. 251/1, 252/1b, 253 /1, 254, 257, 258, 259/2 & 260/2, Of Vill : Vedapatti, Dist : Coimbatore, Tamilnadu.

**DESCRIPTION OF THE IMMOVABLE PROPERTY:** All That Piece And Parcel Of Immovable Property Bearing Plot No.9, Ranga Nagar, Approved Layout Vide D.T.P.No.9/73, Comprised In Old Survey Nos 295 & 296, As Per Patta No.8504, New Survey Nos 295/1 & 296/6 Of Thirunelmalai Village, Pallavaram Taluk, Kancheepuram District, Now Chengalpet District, And Being Bounded The: North By Plot No.8 South By Plot No.10 East By 20 Feet Road West By Part Of S.No.75. Measuring: East To West On The Northern Side -76 Feet 6 Inches, East To West On The Southern Side -73 Feet 6 Inches, North To South On The Eastern Side -40 Feet, North To South On The Western Side -40 Feet 6 Inches, And Lying Within The Sub-Registration District Of Pammal And Registration District Of South Chennai. SCHEDULE B PROPERTY Flat No.As-3, In The Second Floor, Having Plinth Area 645 Sq.Ft., (Including Common Area & Common Shares With One Covered Car Park, Measuring An Extent Of 225 Sq.Ft., Undivided Share Of The Land In A-Schedule Property.

**DESCRIPTION OF THE IMMOVABLE PROPERTY:** All That Piece And Parcel Of The Vacant House Site, Bearing Plot No. 16 Measuring An Extent Of 1602 Sq.Ft., Plot No. 17 Measuring An Extent Of 1602 Sq.Ft., Totally Measuring An Extent Of 3204 Sq.Ft., Comprised In Survey No. 93/33, In Patta No. 1259, In Layout Named As "Oms Green City" (D.T.C.P.Vide.Lp /Dtp No.256/2019, Dated. 30.05.2019) Situated At Village No.152, Vattambakkam Village, Sripurambur Taluk, Kanchipuram District, Chengalpattu Registration District, Sunguvarchattiram Sub-Registration District Plot No. 16, North By: 23 Feet Road South By: Survey No.93/34 In Vacant Land East By: Plot No. 15 West By: Plot No. 17, Measuring On The Northern Side-36 Feet, Southern Side-36 Feet, Eastern Side-44.6 Feet, Western Side-44.6 Feet In All Admeasuring To An Extent Of 1602sq.Ft. Plot No. 17, North By: 23 Feet Road, South By: Survey No.93/34 In Vacant Land East By : Plot No. 16 West By: Plot No. 18 Measuring On The Northern Side-36 Feet, Southern Side-36 Feet, Eastern Side-44.6 Feet, Western Side-44.6 Feet. In All Admeasuring To An Extent Of 1602sq.Ft. In All Measuring Plot Nos.16,17,(1602+1602) Total 3204sq.Ft.,Of Land Within The Registration District Of Kancheepuram And Sub Registration District Of Sunguvarchattiram.

**DESCRIPTION OF THE IMMOVABLE PROPERTY:** SCHEDULE -A PROPERTY (Total Extent Of Property) In Tiruchirappalli District, Trichy R.D., Tiruverumbur Taluk, Tiruverumbur Sub R.D., Thuvakudi Village, Village Ayan Punjai Survey No.558/1- Measured 0.86 Acre Or Cent 37496 Sq.Ft. The Larger Extent Of The Land Is Converted Into Residential Plots And Formed A Layout Named As "Amirtha Sanjeevi Nagar" As An Approved Layout Vide No.24/2019, In This Plot No.6 Measured 523 1/2 Sq.Ft. Out Of 1263 1/2 Sq.Ft. And Another Plot No.7 Measured 1202 1/2 Sq.Ft. Out Of 1726 Sq.Ft. The Boundaries And Measurements For The Same Are: North By Plot No.6 Rest Of The Land South By Plot No.8 East By 23 Ft Wide Layout Road West By Plot No.4 & 5, Measurement For Plot No.6: East To West On The Northern Side: 37 Ft, East To West On The Southern Side: 37 Ft, South To North On The Eastern Side: 14.8 Ft, South To North On The Western Side: 13.5 Ft, Total Land Measured Of 523 1/2 Sq.Ft. Measurement For Plot No.7: East To West On The Northern Side: 37 Ft, East To West On The Southern Side: 37 Ft, South To North On The Eastern Side: 32.6 Ft, South To North On The Western Side: 32.6 Ft. Total Land Measured Of 1202 1/2 Sq.Ft. Total Land Measured Of 523 1/2 Sq.Ft + 1202 1/2 Sq.Ft = 1726 Sq.Ft.

At the Auction, the public generally is invited to submit their bid(s) personally. The Borrower(s)/Co-Borrower (s) are hereby given last chance to pay the total dues with further interest within 15 days from the date of publication of this notice, failing which the Immovable Property will be sold as per schedule. The E auction will be stopped if, amount due as aforesaid, with interest and costs (including the cost of the sale) are tendered to the Authorised Officer or proof is given in his satisfaction that the amount of such secured debt, interest and costs has been paid before the date of the auction. No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the Immovable Property sold. The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following further conditions:

**NOTE: The E-auction will take place through portal https://bankauctions.in/ on 10-10-2024 between 2.00 PM to 3.00 PM with limited extension of 5 minutes each.**

**Terms and Condition:**  
1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the Immovable Property shall at once again be put up to auction subject to the discretion of the Authorised Officer. 2. The Immovable Property shall not be sold below the Reserve Price. 3. Bid Increment Amount will be: Rs.10,000/- (Rupees Ten Thousand Only) 4. All the Bids submitted for the purchase of the property shall be accompanied by Earned Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." Payable at Branch address: The Demand Drafts will be returned to the unsuccessful bidders after auction. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. 5. The highest bidder shall be declared as successful bidder provided always that he/she is legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the Authorised Officer to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to adjourn/discontinue the sale. 7. Inspection of the Immovable Property can be done on 27-09-2024 between 11 AM to 5:00 PM with prior appointment. 8. The person declared as a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised Officer within 24hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In the case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or if the 15th day be a Sunday or other holiday, then on the first day after the 15th day. 10. In the event of default of any payment within the period mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including EMD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property is liable: as per table above. Claims, if any, which have been put forward to the property and any other known particulars bearing on its nature and value: as per table above. The Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities areas of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, M/s. 4Closeure, Block No.605 A, 6th Floor, Maitrivanan Commercial Complex, Amerpet, Hyderabad - 500038 through its coordinators Karnataka & Goa, Mob. No.814200089, srinivas@bankauctions.in & Telangana & AP Mob No. 8142000664, prakash@bankauctions.in & Odisha, West Bengal, Chhattisgarh, NE states Mob No. 814200030, pradhan@bankauctions.in & Tamil Nadu & Kerala Mob No. 8142000735, dinesh@bankauctions.in & Delhi, NCR, Punjab, Gujarat, Haryana & North states Mob No. 9515160064, prakash@bankauctions.in & Maharashtra, Gujarat & Madhya Pradesh Mob No. 8142000725, Arjit@bankauctions.in and Email : info@bankauctions.in or Manish Bansal, Email id Manish.Bansal@tatacapital.com Authorised Officer Mobile No 8589983696. Please send your query on WhatsApp Number - 9999078669 13. TDS of 1% will be applicable and payable by the highest bidder over the highest declared bid amount. The payment needs to be deposited by highest bidder in the PAN of the owner/ borrower(s) and the copy of the challan shall be submitted to our company 14. Please refer to the below link provided in secured creditor's website https://surl.li/esvmv for the above details. 15. Kindly also visit the link: https://www.tatacapital.com/property-disposal.html

**Please Note -** TCHFL has not engaged any broker/agent apart from the mentioned auctioning partner for sale/auction of this property. Interested parties should only contact the undersigned or the Authorised officer for all queries and enquiry in this matter.

Place: Tamilnadu Sd/- Authorized Officer, Tata Capital Housing Finance Ltd. Date: 24-09-2024

Sr. No	Loan A/c. No and Branch	Name of Borrower(s) / Co-borrower(s)/Legal Heir(s) / Legal Representative/ Guarantor(s)	Amount as per Demand Notice	Reserve Price	Earned Money	Possession Types
1.	TCHHL04040 00100077049 & TCHIN040400 0100077176	MRS. ABHIRAMI G. MRS. ALAMELU G	Rs. 2412733/- is due and payable by you under Agreement No. TCHHL0404000100077049, and an amount of Rs. 142392/- is due and payable by you under Agreement No. TCHIN0404000100077176, totalling to Rs. 2555125/- & 24-03-2023	Rs.23,75,000/- (Rupees Twenty Three Lakh Seventy Five Thousand Only)	Rs.2,37,500/- (Rupees Two Lakh Thirty Seven Thousand Five Hundred Only)	Physical
2.	TCHHL040400 0100073924 & TCHIN040400 0100074601 & TCHIN040400 0100104380 & TCHIN040400 0100188217	MR. MAGESH R MRS . POOJA M	Rs. 2256014/- is due and payable by you under loan account No. TCHHL0404000100073924 and an amount of Rs. 68975/- is due and payable by you under loan account No. TCHIN0404000100074601 and an amount of Rs. 458913/- is due and payable by you under loan account No. TCHIN0404000100104380 and an amount of Rs. 516602/- is due and payable by you under loan account No. TCHIN0404000100188217, totalling to Rs. 3300504/- & 21-09-2023	Rs. 27,00,000/- (Rupees Twenty Seven Lakh Only)	Rs. 2,70,000/- (Rupees Two Lakh Seventy Thousand Only)	Physical
3.	TCHHL04900 00100066361 & TCHIN049000 0100066427	Mr. Revathy B, M/S Brethnicwear Mr. Balaji M	Rs. 44,956/- is due and payable by you under Loan account No. TCHIN0490000100066427 and an amount of Rs. 29,69,284/- is due and payable by you under Loan account No. TCHHL0490000100066361 i.e. totalling to Rs. 30,14,240 /- (Rupees Thirty Lakh Fourteen Thousand Two Hundred and Forty Only) & 19-12-2023	Rs. 32,50,000/- (Rupees Thirty Two Lakh Fifty Thousand Only)	Rs. 3,25,000/- (Rupees Three Lakh Twenty Five Thousand Only)	Physical
4.	TCHIN040 400010012 6410 & TCHHL040 400010012 6043	MR RICHARD RAJADORAI KRISHNAN MRS. SELVI R	Rs. 1969127/- is due and payable by you under loan account No. TCHHL0404000100126043 and an amount of Rs. 96656/- is due and payable by you under loan account No. TCHIN0404000100126410 totalling to Rs. 2065783/- & 23-08-2023	Rs. 19,00,000/- (Rupees Nineteen Lakh Only)	Rs. 1,90,000/- (Rupees One Lakh Ninety Thousand Only)	Physical

**Description of the Immovable Property:** All that piece and parcel of land situated at Kancheepuram Sripurambur Taluk, No.43, Vadamanagalam Village, District, Comprised in S.No.223/1 & 223/2, bearing Plot No.7, "Sri Srinivasa V Nagar", (approved by the DTPC No.280/2006), measuring an extent of 1906 Sq.ft and the land bounded on the: North by: Plot no: 6 South by: Vacant land East by: Vacant land West by: 30 feet layout Road MEASURING- East to West on the Northern side : 60 feet , East to West on the Southern side : 60.1 feet , North to South on the Eastern side : 33.6 feet, North to South on the Western side : 30 feet, Total Extent 1906 Sq.ft., Situated within the Sub-Registration District of Sunguvarchattiram and Registration District of Chengalpet.

**DESCRIPTION OF THE IMMOVABLE PROPERTY:** SCHEDULE -A PROPERTY (Total Extent Of Property) In Tiruchirappalli District, Trichy R.D., Tiruverumbur Taluk, Tiruverumbur Sub R.D., Thuvakudi Village, Village Ayan Punjai Survey No.558/1- Measured 0.86 Acre Or Cent 37496 Sq.Ft. The Larger Extent Of The Land Is Converted Into Residential Plots And Formed A Layout Named As "Amirtha Sanjeevi Nagar" As An Approved Layout Vide No.24/2019, In This Plot No.6 Measured 523 1/2 Sq.Ft. Out Of 1263 1/2 Sq.Ft. And Another Plot No.7 Measured 1202 1/2 Sq.Ft. Out Of 1726 Sq.Ft. The Boundaries And Measurements For The Same Are: North By Plot No.6 Rest Of The Land South By Plot No.8 East By 23 Ft Wide Layout Road West By Plot No.4 & 5, Measurement For Plot No.6: East To West On The Northern Side: 37 Ft, East To West On The Southern Side: 37 Ft, South To North On The Eastern Side: 14.8 Ft, South To North On The Western Side: 13.5 Ft, Total Land Measured Of 523 1/2 Sq.Ft. Measurement For Plot No.7: East To West On The Northern Side: 37 Ft, East To West On The Southern Side: 37 Ft, South To North On The Eastern Side: 32.6 Ft, South To North On The Western Side: 32.6 Ft. Total Land Measured Of 1202 1/2 Sq.Ft. Total Land Measured Of 523 1/2 Sq.Ft + 1202 1/2 Sq.Ft = 1726 Sq.Ft.

At the Auction, the public generally is invited to submit their bid(s) personally. The Borrower(s)/Co-Borrower (s) are hereby given last chance to pay the total dues with further interest within 15 days from the date of publication of this notice, failing which the Immovable Property will be sold as per schedule. The E auction will be stopped if, amount due as aforesaid, with interest and costs (including the cost of the sale) are tendered to the Authorised Officer or proof is given in his satisfaction that the amount of such secured debt, interest and costs has been paid before the date of the auction. No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the Immovable Property sold. The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following further conditions:

**NOTE: The E-auction will take place through portal https://bankauctions.in/ on 10-10-2024 between 2.00 PM to 3.00 PM with limited extension of 5 minutes each.**

**Terms and Condition:**  
1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the Immovable Property shall at once again be put up to auction subject to the discretion of the Authorised Officer. 2. The Immovable Property shall not be sold below the Reserve Price. 3. Bid Increment Amount will be: Rs.10,000/- (Rupees Ten Thousand Only) 4. All the Bids submitted for the purchase of the property shall be accompanied by Earned Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." Payable at Branch address: The Demand Drafts will be returned to the unsuccessful bidders after auction. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. 5. The highest bidder shall be declared as successful bidder provided always that he/she is legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the Authorised Officer to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to adjourn/discontinue the sale. 7. Inspection of the Immovable Property can be done on 27-09-2024 between 11 AM to 5:00 PM with prior appointment. 8. The person declared as a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised Officer within 24hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In the case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or if the 15th day be a Sunday or other holiday, then on the first day after the 15th day. 10. In the event of default of any payment within the period mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including EMD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property is liable: as per table above. Claims, if any, which have been put forward to the property and any other known particulars bearing on its nature and value: as per table above. The Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities areas of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, M/s. 4Closeure, Block No.605 A, 6th Floor, Maitrivanan Commercial Complex, Amerpet, Hyderabad - 500038 through its coordinators Karnataka & Goa, Mob. No.814200089, srinivas@bankauctions.in & Telangana & AP Mob No. 8142000664, prakash@banka