

## SALE NOTICE

for sale of movable and immovable assets

**E-Auction Sale Notice for Sale of Movable and Immovable assets under Rule 6(2) & 8(6) of The Security Interest (Enforcement) Rules, 2002 under the Securitisation and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002**

Whereas the Authorised Officer of **Axis Bank Limited**, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under section 13 (12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued **Demand Notice Dated 10.07.2018** calling upon the Borrower(s)/Guarantor(s) to repay the amount along with interest mentioned in the said notice.

Notice is hereby given to the public in general and in particular to the Borrower(s) / Guarantor(s) that the below described movable and immovable assets mortgaged / charged to the **AXIS Bank Limited** (Secured creditor), the Physical Possession of which has been taken by the Authorised Officer of Axis Bank Limited, will be sold on **"As is Where is Basis", "As is What is" and "Whatever There is" and "No Recourse Basis"** on **05-10-2021**, for recovery of **Rs. 5,19,85,646.43** (Rupees Five Crores Nineteen Lacs Eighty Five Thousand Six Hundred Forty Six and Forty Three paise only) being the amount as on 10-04-2018 (this amount includes interest applied till 31-03-2018) together with further interests thereon at contractual rate of interest till the date of payment from Borrower(s) / Guarantor(s) / Mortgagor(s): **(1) Prakash Shellac Factory**, having address at Balarampur, P. O. Rangadih, District - Purulia, West Bengal, Pin - 723143 and also at Adardih, District - Saraikela, Kharswan, Jharkhand, Pin - 832401 and Guarantor(s) / Mortgagor(s) **(2) Shyam Bihari Agarwalla**, Village - P. Balarampur, Bus Stand Road, J. L. Nos. 47, 58, 46, Post - Rangadi, Balarampur, Purulia, Pin - 723143, **(3) Prakash Chandra Agarwal**, Village - P. Balarampur, Bus Stand Road, J. L. Nos. 47, 58, 46, Post - Rangadi, Balarampur, Purulia, Pin - 723143, **(4) Santosh Debi Agarwalla**, W/o. Shyam Bihari Agarwalla, Village - P. Balarampur, Bus Stand Road, Post - Rangadi, Balarampur, Purulia, Pin - 723143, **(5) Lekha Mittal**, Govindanagar Main Road, Bhatia Basti, Kadma, Opp. KD Flat No.12, Jamshedpur, Jharkhand Pin - 831005.

| Details of the Security                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Reserve Price<br>(Rs. in Lacs) | Earnest Money<br>Deposit |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|--------------------------|
| 1. Movable assets lying at at Mouza - Adardih, Thana No. 292, P. S. Nimdih, District - Chaibasa, Sub Registry Office - Seraikela Kharsawan, District - Singhbhum, Plot Nos. 2056, 2064, Plot Nos. 2056 /Andar, 2066, 2054, 2066/Andar: I. Shellac Machinery (Qty. 4), II. Mixing machine (Qty. 1), III. Oil Engine (Qty. 2), IV. Chimney Heater and machinery (Qty. 1), V. Platform Weighing Scale (Qty. 2), VI. Grinding Machine (Qty. 1), VII. Motors and other pipeline fittings, VIII. Furniture, IX. Refrigerator, X. Wall fan, XI. Store room Items | 3.00                           | Rs. 30,000.00            |

**Encumbrances, if any:** None known to the Bank

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|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|------------------|
| 1. All that piece and parcel of Land & construction thereon situated at Mouza - Adardih, Thana No. 292, P. S. - Nimdih, District - Chaibasa, Sub registry office Seraikela Kharsawan, District - Singhbhum, Khata No. 34, Plot No. 2056, Don - II, Area: 0.43 Decimal, <b>in the name of Shri Prakash Chandra Agarwal. Bounded by:</b> North - Rest portion of Plot No. 2056, South - Jethu Kumar, East - Shasadhar Rajak, West - Tata Purulia Road. (Sale Deed No. 1896 dated 02.06.1986)                                                                                                                                                                                                                                       |        |                  |
| 2. All that piece and parcel of Land & construction thereon situated at Mouza - Adardih, Thana No. 292, P. S. - Nimdih, District - Chaibasa, Sub registry office Seraikela Kharsawan, District - Singhbhum, Khata No. 136, Plot No. 2064, Don - III, Area : 0.14 Decimal, <b>in the name of Shri Shyam Bihari Agarwalla. Bounded by:</b> North - Prakash Chandra Agarwal, South - Rampada Machhua, East - Shibu Kumhar, West - Purchaser Nij. (Sale Deed No-02 dated 02.01.1990)                                                                                                                                                                                                                                                 |        |                  |
| 3. All that piece and parcel of Land & construction thereon situated at Mouza - Adardih, Thana No. 292, P. S. - Nimdih, District - Chaibasa, Sub registry office Seraikela Kharsawan, District - Singhbhum, Khata No. 34, Plot No. 2056 / Andar, Don - II, Area: 0.35 Decimal. <b>Bounded by:</b> North - Plot No. 2055, South - Plot Nos. 20, 2056, East - Shashadhar, West - Tata Purulia Road, And Khata No. 40, Plot No. 2055, Don - II, Area : 0.09 Decimal, <b>in the name of Shri Shyam Bihari Agarwalla. Bounded by:</b> North - Plot No. 2055, South - Plot No. 2056, East - Shashadhar, West - Tata Purulia Road, Total Khata No. 2, Total Plot No. 2, Total Area : 0.44 Decimal. (Sale Deed No.1895 dated 02.06.1986) |        |                  |
| 4. All that piece and parcel of Land & construction thereon situated at Mouza - Adardih, Thana No. 292, P. S. - Nimdih, District - Chaibasa, Sub registry office Seraikela Kharsawan, District - Singhbhum, Khata No. 86, Plot No. 2066, Don - II, Area - 0.28 Decimal, <b>in the name of Shri Shyam Bihari Agarwalla. Bounded by:</b> North - Ganesh Kumar and Ors., South - Purchaser's own, East - Guhram Kumar, West - Purchaser's own. (Sale Deed No. 2139 dated 04.06.1990)                                                                                                                                                                                                                                                |        |                  |
| 5. All that piece and parcel of Land & construction thereon situated at Mouza - Adardih, Thana No. 292, P. S. - Nimdih, District - Chaibasa, Sub registry office Seraikela Kharsawan, District - Singhbhum, Khata No. 243, Plot No. 2054, Don - II, Area - 0.05 Decimal, <b>in the name of Shri Shyam Bihari Agarwalla. Bounded by:</b> North - Seller's Own, South - Plot No. 2066, East - Plot No. 2051, West - Plot No. 2055. (Sale Deed No. 2152 dated 04.06.1990)                                                                                                                                                                                                                                                           |        |                  |
| 6. All that piece and parcel of Land & construction thereon situated at Mouza - Adardih, Thana No. 292, P. S. - Nimdih, District - Chaibasa, Sub registry office Seraikela Kharsawan, District - Singhbhum, Khata No. 86, Plot No. 2066/Andar, Don - II, Area - 0.17 Decimal, <b>in the name of Shri Prakash Chandra Agarwal. Bounded by:</b> North - Bhabash Kumar, South - Gopal Rajak, East - Battiswar Kumar, West - Shyam Bihari Agarwalla. (Sale Deed No-2049 dated 24-06-1987)                                                                                                                                                                                                                                            |        |                  |

For all properties mentined above :

**Encumbrances, if any:** None known to the Bank.

|  |               |               |                         |
|--|---------------|---------------|-------------------------|
|  | <b>Total:</b> | <b>127.00</b> | <b>Rs. 12,27,000.00</b> |
|--|---------------|---------------|-------------------------|

### - : Terms and Condition of E- auction Sale : -

(1) The secured asset will be sold by e-auction through bank approved service provider **M/s. E-Procurement technologies Ltd.** (auction tiger) who are assisting the Authorised Officer in conducting the online auction. (2) The above secured assets will be sold in **"AS IS WHERE IS"** and **"AS IS WHAT IS"** and **"WHATEVER THERE IS"** and **"NO RECOURSE"** condition. (3) Auction sale/bidding would be only through **"Online Electronic Bidding"** process through the website **https://axisbank.auctiontiger.net** on **05-10-2021, between 12:00 P.M. to 01:00 P.M.** with unlimited extension of 5 minutes at the discretion of the authorized officer. (4) EMD is to be paid through Demand draft drawn in favour of **Authorized Officer, Axis Bank Ltd**, payable at par. Last date for Bid submission with EMD amount is **04-10-2021 by 05:00 P.M.** Full name of the bidder, Address & Contact No. & E-mail ID should be mentioned at the back of the demand draft (EMD). (5) Auction would not commence below reserve price as mentioned above. Bidders shall be allowed to improve their offers in multiple of **Rs.10,000.00**. (6) **Axis Bank Limited** reserves their rights to accept or to reject the highest and / or all offer/s or adjourn/postpone the auction without assigning any reason thereof and also to modify any or all the terms and conditions of the sale without prior notice. (7) Highest /successful bidder shall deposit 25% of the amount of sale price after adjusting the Earnest Money Deposit within 24 hours of acceptance of highest bid by the Authorized officer failing which the earnest money deposit shall be forfeited. The highest bidder shall be declared to be the purchaser of the property provided he is legally qualified to bid. The balance 75% of the sale price shall be paid by the purchaser within 15 days of confirmation of sale by the authorized officer or such extended period as agreed upon in writing by and solely at the discretion of the authorized officer. (8) Interested parties can inspect the properties at site by contacting at Structured Assets Group -East office at 9830066820. (9) The sale notice along with detailed terms and condition of sale are made available in the website of Axis Bank Limited at the link **www.axisbank.com/auction-notices**.