



SALE NOTICE

Sale of Immovable Properties Mortgaged to the Bank under Securitisation and Reconstruction of Financial Assets and Enforcement of security Interest Act, 2002

Whereas, the under named persons have borrowed moneys from The Catholic Syrian Bank Ltd, Bommasandra Branch and they owe the amounts and interest and cost thereon as mentioned below M/s. Grace Extrusions, rep, by its Mg Partner, Sri. Kanjottu Gireesh , Sy No.7/1, Patel Narasimha Reddy Layout 1st Phase, 1st Cross, Opp Konaria Plastics Bommasandra IND Area, jigani Hobli, Anekal – 5600099, Sri. Kanjottu Gireesh (Partner), s/o Narayana Kurup Ulliyeri PO, Koyilandy Taluk, Kozhikode District, Sri. C. Raja- (Partner), S/o Kulapappa, HK Naik Building, No.44, 1st Floor, 3rd Cross, Ramaiah Badavane, Vishwaneedan P.O, Peeniya 2nd Stage, Bangalore – 560 058 and guarantors Smt. Kanjottu Janaki, Smt. Kanjottu Geetha, Smt. Kanjottu Beena at Ulliyeri P.O, Koyilandy Taluk, Kozhikode District..

Whereas the bank had issued demand notice dt. 02.05.17 under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interests Act 2002 and the Authorized Officer has taken possession of the mortgaged properties on 21.10.17 and the Bank has decided to sell the properties under Rule 7, 8 and 9 of the Security Interests (Enforcement) Rules 2002 by inviting tender from the general public.

Amount due to the Bank as on 01.02.2018 is Rs.4940100/- (Rupees Forty Nine Lakhs Forty Thousand One hundred Only)

Details of opening Tender

| | |
|------------------------------------------------------------------------------------------------|--------------------------------------|
| PLACE OF OPENING TENDER The Catholic Syrian Bank Ltd, Zonal Office, Mavoor Road, Kozhikode. | DATE AND TIME 13.03.18 11.30 A. M |
|------------------------------------------------------------------------------------------------|--------------------------------------|

DESCRIPTION OF THE PROPERTY:

Schedule – A.

1) All that part and parcel of land admg 3.97 Ares equivalent to 9.81 cents each comprised in Survey Nos. 127/4 and Re Survey Nos. 217/2 situated at Ulliyeri village and Ulliyeri deson of Koyilandy Taluk, Kozhikode District in the ownership of Sri. Kanjottu Gireesh K

a) **Boundaries**

| | |
|-------|-------------------------------------------|
| North | Property of Girish, Janaki, Geetha, Beena |
|-------|-------------------------------------------|

**7th Floor, Rani Seethai Hall,
603, Anna Salai, Chennai -600006
Phone No 044-28294193, 28291572, 28294078, 64500524
e-mail : chennaizone@csb.co.in
Corporate Identity No:U65191KL1920PLC000175
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| | |
|-------|-------------------------------------------|
| South | Mud Road |
| East | Mud Road |
| West | Property of Girish, Janaki, Geetha, Beena |

(more fully described in schedule of Sale Deed Reg No.1154/2011 of SRO, Naduvannur)

Reserve price: Rs. 6,27,840/-

2) All that part and parcel of land admg 4.64 Ares equivalent to 11.62 cents each comprised in Survey Nos. 127/4 and Re Survey Nos. 217/2 situated at Ulliyeri village and Ulliyeri deson of Koyilandy Taluk, Kozhikode District in the ownership of Smt. Kanjottu Janaki

a) **Boundaries**

| | |
|-------|-------------------------------------------|
| North | Property of Narayanan Nambiar |
| South | Property of Janaki, Girish, Geetha, Beena |
| East | Mud Road |
| West | Property of Kuttam |

(more fully described in schedule of Exchange Deed Reg No.2438/1992 of SRO, Naduvannur)

Reserve Price ; Rs. 7,43,680/-

3) All that part and parcel of Plot Nos. 7/368 admg 5.48 Ares equivalent to 13.71 cents each comprised in Survey Nos. 127/4 and Re Survey Nos. 217/2 situated at Ulliyeri village and Ulliyeri deson of Koyilandy Taluk, Kozhikode District in the ownership of Sri. Kanjottu Gireesh K, Smt. Kanjottu Janaki, Smt. Kanjottu Geetha & Smt. Kanjottu Beena

a) **Boundaries**

| | |
|-------|--------------------|
| North | Property of Janaki |
| South | Property of Girish |
| East | Mud Road |
| West | Property of Kuttan |

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2. Along with offer document, the intending bidder shall also attach a copy of the PAN card issued by the Income Tax Department and his/her identity proof and the proof of residence.
3. The sealed tender will be opened by the Authorised Officer in the presence of principal bidder or their representatives. The authorised representatives must carry with themselves letter of authority in the prescribed format from the principal bidder with necessary document for identification. After opening the tender the Authorised Officer has absolute discretion to negotiate to raise the tender amount/permit interse-bidding among the participants to get maximum revised offer/price for the property.
4. The successful bidder shall deposit 25% (inclusive of Earnest Money Deposited) of the bid amount immediately on the sale being knocked down in his favour and the balance within fifteen days from the date of confirmation of sale. Payment is to be made to the Authorised Officer in the form of Demand draft drawn in favour of The Catholic Syrian bank Ltd, payable at Chennai. In case of default, the entire amounts deposited till then shall be forfeited without any prior notice.
5. The successful bidder should bear the charges/fees payable for conveyance such as stamp duty, registration fees etc as applicable as per law, and make arrangements for effecting transfer in the concerned authority/society/association.
6. The immovable property described herein above shall remain and be at the sole risk of the successful purchaser in all respects including loss or damage by fire or theft or other accidents and other risk from the date of the confirmation of the Sale by the Authorized Officer. The successful bidder shall not be entitled to annul the sale on any ground of whatsoever nature.
7. The Authorised Officer has the absolute right to accept or reject the application or adjourn/postpone the auction without assigning any reason therefore and also to modify any terms and conditions of this sale without any prior notice.
8. The sale is subject to confirmation by the Bank.
9. The sale shall be under 'AS IS WHERE IS AND AS IS WHAT IS CONDITION'.
10. The Bank will not be held responsible for any charges, lien, encumbrance, property tax or any other dues to the Government or anybody in respect of the property under sale.

11. The buyers should satisfy themselves on the extent, title, ownership, statutory approval, as to existence of any encumbrance, charges, payments etc, before participating in the auction. There is no encumbrance to the knowledge of the bank and E.C discloses Nil encumbrances over the property.
12. The sale shall be considered only if the price offered is above the reserve price.
13. The property can be inspected on any working day before 12.03..2018 between 1 PM and 5 PM. Purchasers who are interested may contact Branch Manager, Bomasandra, Thikkoti Branches before the date of inspection.
14. This is Notice to the Borrower/guarantor and the Public in general.

Dated this 01st day of February 2018.

Authorized Officer,
& Chief Manager (Law)

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