

Tamilnad Mercantile Bank Ltd
Ringroad Branch
Plot No.25/C, 25/D,& 25/E Ground Floor,
Animesh house, Kinnary Cinemas,
Surat - 395002, Gujarat
email:-surat_ringroad@tmbank.in
Phone No.0261- 2366500, 2367600

CIN – L65110TN1921PLC001908

**Tamilnad Mercantile Bank Ltd
Ringroad Branch**

Date : 07.08.2023

(BY Speed Post/RPAD)

To

1. **M/s S R Corporation**
Proprietor :Mr.Kakadiya Rasikbhai Hirjibhai,Borrower
S/o.Hirjibhai Rukkhadbhai Kakadiya,
102-103,First Floor, Akshar Palace,
Kubernagar Society-1,
Katargam Darwaja, Surat-395 004
Mobile: 919638002271

Office Address:

No-B-6, Girdharpark Society, Matawadi,
Karanji, Surat , Gujarat-395006

2. **Mr.Kakadiya Rasikbhai Hirjibhai,**Proprietor/Mortgagor
S/o.Hirjibhai Rukkhadbhai Kakadiya,
A-148, Matru Shakti Society,
L.H.Road, Besides Rachana Society,
Surat-395006.
Mobile: 919638002271
3. **Mrs.Shobhanaben Rasikbhai Kakadiya,**Guarantor
W/o Kakadiya Rasikbhai Hirjibhai,
A-148, Matru Shakti Society,
L.H.Road, Besides Rachana Society, Karanj,
Surat-395006.
Mobile: 919638002271

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Auction Sale Notice for Sale of Immovable Assets mortgaged / charged to the Bank under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) and 9 (1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower **M/s. S.R.Corporation, Proprietor- Mr.Kakadiya Rasikbhai Hirjibhai S/o. Hirjibhai Rukkhadbhai Kakadiya and Guarantor: Mrs.Shobhanaben Rasikbhai Kakadiya W/o. Kakadiya Rasikbhai Hirjibhai** that the below described immovable property

Tamilnad Mercantile Bank Ltd
Ringroad Branch
Plot No.25/C, 25/D,& 25/E Ground Floor,
Animesh house, Kinnary Cinemas,
Surat - 395002, Gujarat
email:-surat_ringroad@tmbank.in
Phone No.0261- 2366500, 2367600

CIN – L65110TN1921PLC001908

mortgaged/charged to the Secured Creditor, the Physical possession of which has been taken by the Authorised Officer of Tamilnad Mercantile Bank Limited, Ringroad Branch, (Secured Creditor), will be sold on “As is where is”, “As is what is”, and “Whatever there is” on 29.08.2023, for recovery of **Rs.1,21,27,278.35 (Rupees One Crore Twenty One Lakhs Twenty Seven Thousand Two Hundred Seventy Eight and paise Thirty Five Only) as on 31.07.2023** due to Tamilnad Mercantile Bank Limited, Ringroad Branch with subsequent interest and expenses.

DETAILS OF AUCTION

The under mentioned property / properties will be sold by public auction on **29.08.2023**, for recovery of **Rs.1,21,27,278.35 (Rupees One Crore Twenty One Lakhs Twenty Seven Thousand Two Hundred Seventy Eight and paise Thirty Five Only) as on 31.07.2023** Plus future interest and costs payable by the above party from 01.08.2023.

E - Auction website	https://sarfaesi.auctiontiger.net
Upset Price	For Rs.1,03,00,000/- (Rupees One Crore Seven Lakhs Only)
Date and time of e-auction	29.08.2023 between 12 PM and 1 PM with auto time extension of 5 minutes each, till sale is concluded.
Earnest Money Deposit	Rs.10,30,000/- (Rupees Ten Lakh Seventy Thousand Only)
Last date for submission of bid form with EMD	Bid form along with Demand Draft in favour of Tamilnad Mercantile Bank Ltd, should be submitted on or before 28.08.2023 within 06:00 pm.
Place of Submission of BID form and EMD	Authorised Officer, TAMILNAD MERCANTILE BANK LTD., Ringroad Branch
Bid Multiplier	Rs.1,00,000/- (Rupees One Lakh Only)

Tamilnad Mercantile Bank Ltd
Ringroad Branch
Plot No.25/C, 25/D,& 25/E Ground Floor,
Animesh house, Kinnary Cinemas,
Surat - 395002, Gujarat
email:-surat_ringroad@tmbank.in
Phone No.0261- 2366500, 2367600

CIN – L65110TN1921PLC001908

Property No	Description of the Property	Reserve Price	EMD
1	<p>On Equitable Mortgage of undivided proportionate share in land and commercial building constructed thereat to the extent of 1520 Sqft (I.e 141.27 sqmt) (Build up Area – As per sale deed) 2933.82 sqft (i.e 272.66 sqmt) super Build up area bearing Office No.301, 3rd Floor constructed on land bearing Block No. 37, F.P. No. 37/B/2, T.P. Scheme No. 61 in the Village limit of parvat, (Parvat – Godadara), Midas Square, Opp.Dhruv Petroleum, B/s SMC Party Plot , Nr Capital Square, Parvat – Godadara Road, Parvat City Tk, Dist. Surat standing in the name of Mr Kakadiya Rasikbhai Hirjibhai.</p> <p>Boundaries: North: Open Space South: Passage/Stair Case/Lift/Shop No.326 East: Open Space West: Shop No.302</p>	1,03,00,000/-	10,30,000/-

(Note:The above collateral properties are common for the limits sanctioned to M/s.Smily Enterprise of Rs.92.00 Lakh (Bal O/s 117.92 Lakh as on 31.07.2023) and the account is in NPA status

Terms & Conditions

2.The intending bidders may inspect and satisfy themselves about the property/properties and may approach the Branch Manager to inspect the property /documents related to the property between 10.00 A.M., and 4.00 P.M., on all working days before the auction date (Phone No.9909001767, 0261 - 2367600)

3.The successful bidder shall have to deposit 25% of the Bid Amount (including EMD) on the same day or the next working day without fail and EMD shall be adjusted towards 25% of the bid amount immediately, on the sale being knocked down in his favour. In case of default in deposit of 25% of the bid amount as stated above, the EMD will be forfeited and the property shall forthwith be sold again.

Tamilnad Mercantile Bank Ltd
Ringroad Branch
Plot No.25/C, 25/D,& 25/E Ground Floor,
Animesh house, Kinnary Cinemas,
Surat - 395002, Gujarat
email:-surat_ringroad@tmbank.in
Phone No.0261- 2366500, 2367600

CIN – L65110TN1921PLC001908

4.The successful bidder shall deposit the balance 75% of the bid amount within 15 days from the date of confirmation of the sale or such extended period as agreed upon in writing by the Authorised Officer/Secured Creditor at his discretion. In case of any default in depositing the amount within the stipulated period, the deposit will be forfeited as per sub Rule (5) of Rule (9) of Security Interest (Enforcement) Rules 2002 and the property shall be resold and the defaulting purchaser will forfeit all his/her claims to the property or to any part of the sum for which it may be subsequently sold.

5.No interest shall be payable on any amount deposited for participation in the bid under the SARFEASI Act.

6.To the best of knowledge and information of the Authorised Officer, the properties are not subject to any encumbrance.

7.The Authorised Officer will not be held responsible for any charge, lien, encumbrances, property tax or any other dues to the Government or anybody in respect of the property/ies under sale.

8.The successful bidder should bear the charges/fee payable for conveyance such as registration fee, stamp duty etc., as applicable as per Law.

9.The Authorised Officer has absolute right to accept/reject/postpone or cancel the sale without assigning any reason, whatsoever. The Authorised Officer also has the right to reject the Bid Form of the intending bidder if it's not in order.

10.The property/properties will not be sold below the reserve price fixed above.

11.The intending bidders should submit photo copy of any one of the proof of identity, ie., adhaar card, passport, driving license, ration card, Voter ID, PAN Card etc., along with the bid form.

12.The sale certificate shall be issued in the name of the purchaser/bidder and will not be issued in the any other name. The purchaser shall bear stamp duty, registration charges and all other connected fees, duties, taxes etc. in relation to the execution of the sale certificate.

Tamilnad Mercantile Bank Ltd
Ringroad Branch
Plot No.25/C, 25/D,& 25/E Ground Floor,
Animesh house, Kinnary Cinemas,
Surat - 395002, Gujarat
email:-surat_ringroad@tmbank.in
Phone No.0261- 2366500, 2367600

CIN – L65110TN1921PLC001908

13.Successful bidder/purchaser will deduct TDS@1% on sale proceeds as per sec.194(1-A) of the Income Tax, 1961 & deposit the same by furnishing the challan in Form 26QB and submit the original receipt of TDS Certificate to Bank.

14.The sale notice is also uploaded/published on website(www.tmb.in)

Note:

1.Bid form for participating in the e-auction is available in the website <https://sarfaesi.auctiontiger.net>

2.Bidders shall hold a valid Digital Signature Certificate issued by competent authority and valid email ID (e-mail ID is absolutely necessary for the intending bidder) with regard to other relevant information and allotment of ID & password. For participating in the e-auction Contact: [M/s E-Procurement Technologies Ltd, Ahmedabad, Help Line. No:079-68136880/881/837/842](mailto:M/s_E-Procurement_Technologies_Ltd_Ahmedabad_Help_Line_No:079-68136880/881/837/842), Mobile No. -09722778828/ 079 35022145/149/182 & Email ID: praveen.thevar@auctiontiger.net & support@auctiontiger.net

Place: Ringroad, Surat.

Date: 07.08.2023

Authorised Officer
Tamilnad Mercantile Bank Ltd
Ahmedabad Regional Office
(For Ringroad Branch)