

Circle Sastra Centre, Chennai - 769, Second Floor, Spencer Plaza, Anna Salai, Chennai-600 002.
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SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY/IES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

DATE & TIME OF E-AUCTION : ON 27.01.2023 between 11.00A.M to 4.00 P.M
LAST DATE & TIME OF SUBMISSION OF EMD AND DOCUMENTS IS 25.01.2023 UPTO 04.00 PM

Notice is hereby given to the public in general and in particular to the Borrower (s) / Guarantor (s) / Mortgagor (s) that the below described Immovable property mortgaged/charged to the Secured Creditor, the constructive/physical/symbolic possession of which has been taken by the Authorized Officer of the Bank/ Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the respective borrower (s) and guarantor (s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

Details of the encumbrances known to the secured creditors-Not known chennaibankauction.com

Sl.No.1: Name of the Branch & Account, Name & addresses of the Borrower/ Guarantors :
Thiruvanniyur (394000) - Ganesh Pandian Shankar 3940009300053127 - Mr. Ganesh Pandian Shankar, Plot.9A, Door 10/220-222, Vazhavandankottai Village, Thiruverumbur, Trichy, 620015. Mr. Ganesh Pandian Shankar, Door No.12, 8th street, Malanganathapuram, Zamin Pallavaram, Chennai, 600043. Mrs. BENNISHA W/o Mr. Ganesh, 54, Melapudhu street, Tiruchirappali Airport, Sempattu, Trichy, 620007. Mr. M Shankar, Mrs. Kallswaray Shankar, No 12, 8th Street Zamin Pallavaram, Chennai, Tamil Nadu- 600043. PUNBB2150096

Description of the Immovable Properties mortgaged/ owner's Name(mortgagors of property(ies):
Property belonging to Mr. Ganesh Pandian Shankar: All that piece and parcel of the property at Thiruverumbur, Trichy Dt 4,812 Sqft of land & Building in Plot No. 9A, Door No.10/220,221,222, S.F.No.446/1, Vazhavandankottai village, ThiruverumburTaluk, Trichy District 620 015, Sale deed No.791/2018, dt 15.02.2018, Approval plan Dt.25.05.1993 to 24.05.1994 approved by the Commissioner, panchayat Union Thiruverumburtaluk, Trichy district. Bounded by: North: Sangeeth Restaurant, East: 23'Wide layout Mud Road, West: House, South: Vacant Plot.

A) Dt. of Demand Notice u/s 13(2)of SARFAESI Act 2002	15.02.2020	Reserve Price: Rs. 71,00,000/-
B) Outstanding Amount	Rs. 48,39,649/- as on 30.11.2022 plus further interest and other charges from 01.12.2022 less recovery if any	EMD : Rs. 7,10,000/-
C) Possession Date U/s 13(4) of SARFAESI Act 2002	06.02.2021	Bid Increase Amount : Rs. 1,00,000/-
D) Nature of possession /physical/Constructive	Symbolic	

Sl.No.2: Name of the Branch & Account, Name & addresses of the Borrower/ Guarantors :
1) BO Mylapore/Circle SASTRA, Chennai - 521500NC00008352 - 2) Mrs. Priya S and Y.J Sudhakar, 3) Mrs. Priya S (Borrower/Mortgagor) No. 19, Wilson street, LTM nagar, Thirumazhisai, Thiruvalluvar District, Chennai 600 124. 4) Mr. Y J Sudhakar, (Borrower/Mortgagor) No. 19, Wilson street, LTM nagar, Thirumazhisai, Thiruvalluvar District, Chennai 600 124.

Description of the Immovable Properties mortgaged/ owner's Name(mortgagors of property(ies):
Property Belonging to Priya S: 495 square feet of undivided share in land measuring 2,035 square feet, bearing plot No.19 in "LTM nagar" (layout approved by CMDA vide PFD/L.O.NO.25/95) and comprised in the survey NO.78 and as per patta No. 402, Resurvey No. 78/10 in Thirumazhisai village, Poonamallee Taluk in Thiruvalluvar District and being North by: 24 feet road, South by: Plot No.25, East by: Plot No. 18 and West by: Plot No. 20. A residential flat bearing Flat No. S1 in the second floor, having area of 1003 sqft (including common area) along with 1 car parking slot thereon and lying within the limits of Thirumazhisai town panchayat and within the Sub - Registration District of Poonamallee and within the Registration District of Chennai North.

A) Dt. of Demand Notice u/s 13(2)of SARFAESI Act 2002	11.04.2018 vide paper publication 28.04.2019	Reserve Price: Rs.25,00,000/-
B) Outstanding Amount	Rs.42,31,888/- as on 31.12.2022 with further interest and charges w.e.f. 01.01.2023 (LESS: Recoveries made)	EMD : Rs. 2,50,000/-
C) Possession Date U/s 13(4) of SARFAESI Act 2002	03.07.2019	Bid Increase Amount : Rs.25,000/-
D) Nature of possession /physical/Constructive	Symbolic	

Sl.No.3: Name of the Branch & Account, Name & addresses of the Borrower/ Guarantors :
B.O.T. Nagar - 2) M/S FORTUNE LEATHERS - 3)Borrower /Mortgagor a) M/S FORTUNE LEATHERS - (Borrower) No.18/44, KatturSadappur Street, Periamet, Chennai 600003. b) Mr. F. Niyamath Ahmed Khan, (Borrower/Mortgagor) S/o Mr.Firithoshkhan, Flat No.G-2, Door.No.20,Sai Visalkshmi Manor, 1st Street, Perambur High Road, Jamalai, Chennai 600011. c)Mr. F. Niyamath Ahmed Khan, (Borrower/Mortgagor) S/o Mr.Firithoshkhan, No.1/721, Kilaukavay Nagar, Nallampattipirivu, Natham Road, Dindigul-624002. d) Mr. Thabrez Ahmed Khan (Borrower/Mortgagor), S/O Mr.F. Niyamath Ahmed Khan, Flat No.G-2, Door.No.20,Sai Visalkshmi Manor, 1st Street, Perambur High Road, Jamalai, Chennai 600011. e)Mrs. Nasurunnisha (Guarantor), W/o Mr.Niyamath Ahmed, Flat No.G-2, Door.No.20,Sai Visalkshmi Manor, 1st Street, Perambur High Road, Perambur Barracks, Chennai 600011.

Description of the Immovable Properties mortgaged/ owner's Name(mortgagors of property(ies):
Property No.1: Property owned by Mr Niyamath Ahmed Khan: All that Part & Parcel of Vacant housing sice at Plot No.2,4,5 & 13, R.S.No.467/(pt), 8(pt), 9(pt) & 10 (pt), Total Extent of 5353 sqft Pasumal Nagar, A-Zone, CMK City, Theni-Kodaikanal Rd, Kottayampatti (Batlagunddu), Pillaiyarnatham Village, Athur Taluk, Dindigul Dist.
Property No.2: Property owned by Mr Niyamath Ahmed Khan: All that Part & parcel of Residential land & Building in Plot No.1, R.S.No.480/4(pt), P.W.No.3, Patta No.82, Kaveri Nagar, Natham Road, Adivanothi Village & Panchayat, Dindigul Union & Taluk, Dindigul having total extent of land 1347.50 sq.ft with building of 1188 Sq.ft. bounded by North; R.S.No.480/3, South; 15 Feet wide Road, East; R.No.478 Property West; RS No.480/4, Plot No.2
Property No.3: Property owned by Mr Niyamath Ahmed Khan: All that Part & Parcel of Residential vacant Plot No.2, S.F.No.734(pt), total extent of 8012.81 sq.ft. Bethalagundu to Dindigul Road, Beghampur Post, Pallapatti Village & Panchayat, Dindigul Taluk, Dindigul Dist-2 and bounded on the North of property situated in survey No 733 and 738 belongs to V.K.Chambadane and others, East of 25 ft. wide south north road, South of plot No 3 purchased by G.L.Abdullah, West of property situated in survey No 737 belongs to C.K.C.M.Katharsha and brothers.

A) Dt. of Demand Notice u/s 13(2)of SARFAESI Act 2002	04.08.2018	PROPERTY NO 1:	PROPERTY NO 2:	PROPERTY NO 3:
B) Outstanding Amount	Rs. 4,79,93,924.00/- as on 30.11.2022 with interest from 01.12.2022 less recoveries if any	Reserve Price: Rs.12,60,000/-	Rs.30,60,000/-	Rs.38,70,000/-
C) Possession Date U/s 13(4) of SARFAESI Act 2002	20.10.2018	EMD : Rs.1,26,000/-	Rs.3,06,000/-	Rs.3,87,000/-
D) Nature of possession /physical/Constructive	Physical	Bid Increase Amount : Rs.25,000/-	Rs.50,000/-	Rs.50,000/-

Sl.No.4: Name of the Branch & Account, Name & addresses of the Borrower/ Guarantors :
L.C. Street (361100) - I Berry India - 361100070503026 - Borrower/Proprietor: 1.M/s I Berry India, Registered Office, Ground Floor, No.4/42, Second Line Beach, Parys Chennai - 600 001. Also at: First Floor, Old No.68, New No.137, PrakasamSalai, Broadway, Chennai - 600108. 2.Mr.Fahim Sulaiman, Old No.68,NewNo.137, PrakasamSalai, Broadway Chennai - 600108. Guarantor: 1.Mr.P.K.Sulaiman, Old No.68, NewNo.137, PrakasamSalai, Broadway, Chennai-600108. PROPERTY ID: PUNB36120026.

Description of the Immovable Properties mortgaged/ owner's Name(mortgagors of property(ies):
The property in the name of Mr. P.K.Sulaiman: The property is a Land and Residential Building admeasuring 1680 sft (Built up area of GF is 1680 sft and FF is 1680 sft) as per approved plan located at S.No 2348, old No. 68, New No.137 PrakasamSalai, Broadway Chennai- 600108. Sub Registration District Of Chennai North and Registration district of Chennai. Bounded on the : North by : Property belongs to Rasheed Khan, Door No.67, (New Door No.135), South by : Building Door No.31/82, Mannady street, East by : Property belongs to sultan Ibrahim, West by: Prakasam Salai.

A) Dt. of Demand Notice u/s 13(2)of SARFAESI Act 2002	05.04.2019	Reserve Price: Rs.3,57,64,848/-
B) Outstanding Amount	Rs. 4,54,92,094.17 as on 30.11.2022 plus further interest and other charges from 01.12.2022, less recovery if any	EMD : Rs.35,75,500/-
C) Possession Date U/s 13(4) of SARFAESI Act 2002	18.06.2019	Bid Increase Amount : Rs.1,00,000/-
D) Nature of possession /physical/Constructive	Symbolic	

Sl.No.5: Name of the Branch & Account, Name & addresses of the Borrower/ Guarantors :
KK Nagar (251000) - R Prabhakaran - 251000NC00002436, 2510009900000268 - R Prabhakaran, D.No 216, Pillaiyar Koil Street, Attangikavanoor Village, Vengal post, Uthukottai Taluk, Thiruvallur 601102. PROPERTY ID: PUNB361200193

Description of the Immovable Properties mortgaged/ owner's Name(mortgagors of property(ies):
All that piece and parcel of Housing site comprised in S.No 71/1A, 72/2, 76/1 & 78/2 layout named "Sri Vari Avenue" bearing plot no 20 and 21 to an extent of 3256 Sft of land along with building theron having builtup area of 2717 sqft situated in Ayemichery Village, Kanchipuram in the Sub registration district of Walajabad and Registration district of Kanchipuram. The property is bounded on North: 20 Feet Road, South: Vacant land and plot no 24 in S.No 72/3, East: Plot no 19, West: Plot No 22.

A) Dt. of Demand Notice u/s 13(2)of SARFAESI Act 2002	10.07.2017	Reserve Price: Rs. 28,53,000/-
B) Outstanding Amount	Rs. 72,03,522.44/- as on 30.11.2022 plus further interest and other charges from 01.12.2022 less recovery if any	EMD : Rs. 2,85,300/-
C) Possession Date U/s 13(4) of SARFAESI Act 2002	21.10.2017	Bid Increase Amount : Rs.50,000/-
D) Nature of possession /physical/Constructive	Symbolic	

Sl.No.6: Name of the Branch & Account, Name & addresses of the Borrower/ Guarantors :
1)PNB NUNGAMBAKKAM - 2)Sri Bharath Logistics - 3-a)Sri Bharath Logistics, Old Door No. 59, New No. 128, VenkatathriNaicken Street, Kosapet, Chennai-600012. 3-b) B Jayakumar, Old Door No. 59, New No. 128, VenkatathriNaicken Street, Kosapet, Chennai-600012.

Description of the Immovable Properties mortgaged/ owner's Name(mortgagors of property(ies):
Property owned by Mr B Jayakumar: All that part and parcel of land and building situated at OLD Door No.2, New Door No.59, Venkatdri Naicken Street, Kosapet, Chennai - 12, forming part of Purasawakkam village, Purasawakkam-Perambur Talu, comprised in OS No.1789, RS No.1584/8, Block No.26, Land measuring an extent of 1137 sq ft and building approved BA No.6398/1965 dated 04.12.1965 issued by Commissioner, Corporation of Chennai bounded on the North by: RS No.1584/6, 1584/5, Mr. Samuel's House, South by: RS No. 1584/9, East by: Venkatdri Naicken Street, RS No.1589, West by: RS No.1584/7, Lying within the Registration District of Central Chennai and sub-registration District of Purasawakkam.

A) Dt. of Demand Notice u/s 13(2)of SARFAESI Act 2002	04-01-2019	Reserve Price: Rs.88,30,000/-
B) Outstanding Amount	Rs.98,14,402.03 as on 31.12.2022 with interest & other charges from 01.01.2023	EMD : Rs.8,83,000/-
C) Possession Date U/s 13(4) of SARFAESI Act 2002	04-09-2019	Bid Increase Amount : Rs.1,00,000/-
D) Nature of possession /physical/Constructive	Symbolic	

Sl.No.7: Name of the Branch & Account, Name & addresses of the Borrower/ Guarantors :
1)BO: Maraimalai Nagar - S Durairaj - S Durairaj, No.5 G1 Ruby Crown Apartments, Vivekanandha Nagar, Peramanur, Maraimalai Nagar- 603209.

Description of the Immovable Properties mortgaged/ owner's Name(mortgagors of property(ies):
Property owned by Sh. S Durairaj: All that piece and parcel of UDS of 245 sft out of 2400 sft at Plot No. 5, Sy. No. 49/1, new Sy. No. 49/57, Peramanur village, Ward No. 16, MaraimalainagarMunicipality along with residential Flat No. G-1, Groundfloor, Ruby Crown, Plot No. 5, Maveeran Street, Vivekanandhanagar, 6th Street, Permanur, Maraimalainagar, Chengalpatt District in latitude 12.786320 and longitude 80.009985 bounded on the North by-Plot No. 6, South by-23 ft Road, East by-30 ft Road, West by-Plot No. 4,House.

A) Dt. of Demand Notice u/s 13(2)of SARFAESI Act 2002	19.11.2018	Reserve Price: Rs.13,10,000/-
B) Outstanding Amount	Rs.14,32,319.00 as on 30.11.2022 with further interest and charges from 01.12.2022 and less recoveries made	EMD : Rs.1,31,000/-
C) Possession Date U/s 13(4) of SARFAESI Act 2002	10.06.2019	Bid Increase Amount : Rs.25,000/-
D) Nature of possession /physical/Constructive	Symbolic	

TERMS AND CONDITIONS OF E-AUCTION SALE
For Detailed terms and conditions of the sale, please refer to link provided in (1) <https://www.ibapi.in> (2) <https://eprocure.gov.in/epublish/app> (3) <https://www.mstccommerce.com> (4) www.tenders.gov.in
The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation.

STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002
Date: 05.01.2023
Place: Chennai
chennaibankauction.com
Authorized Officer,
Punjab National Bank, Secured Creditor