



Indian Overseas Bank,  
North Main Street Branch  
DOOR NO.377,NORTH MAIN STREET,  
THANJAVUR,613009

Email id: iob1364@iob.in Phone No: 04362-  
250907/250903

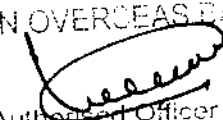
**e-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation 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.

1. Notice is hereby given to the public in general and in particular to the borrower(s) & Guarantor that the below described immovable property mortgaged/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorised Officer of Indian Overseas Bank, Secured Creditor, will be sold on "As is where is", "As is what is" and "Whatever there is" on **25.06.2024** for recovery of **Rs. 7,03,596/- (Rupees Seven Lac Three thousand Five hundred Ninety Six only)** as on **31.03.2024** due to the Secured Creditor Indian Overseas Bank, from

Sl. No	Borrower/ Legal heir of deceased Guarantor/Mortgagor Late Mr. P Karuppusamy	Sl No.	Legal heir of deceased Guarantor/Mortgagor Late Mr. P Karuppusamy
1.	Mrs. K Veeramani, W/o. Late P Karuppusamy, 21/43A, Vellala Theru, Vallam, Thanjavur - 613403	2	Mr Arun, S/o. P Karuppusamy, 21/43A, Vellala Theru, Vallam, Thanjavur - 613403
Sl. No	Legal heir of deceased Guarantor/Mortgagor Late Mr. P Karuppusamy	Sl No.	Legal heir of deceased Guarantor/Mortgagor Late Mr. P Karuppusamy
3	Ms Rewathi, D/o. P Karuppusamy, 21/43A, Vellala Theru, Vallam, Thanjavur - 613403	4.	Mr Anand Kumar, S/o. P Karuppusamy, 21/43A, Vellala Theru, Vallam, Thanjavur - 613403
Sl No	Legal heir of deceased Guarantor/Mortgagor Late Mr. P Karuppusamy		
5	Ms Renuka, D/o. P Karuppusamy, 21/43A, Vellala Theru, Vallam, Thanjavur - 613403		

For INDIAN OVERSEAS BANK

  
Authorised Officer  
North Main Street Branch, Thanjavur

**The Property detail, reserve price and the earnest money deposit is mentioned below-**

	Description of the properties	Reserve price	Earnest money deposit
1	<p>1. All that part and parcel of Residential Land and Building situated at old S. NO. 176/1A1A, New S. No. 459/22, Old Agraharam Street, Vallam, Vadakku Sethi North Village, Thanjavur Taluk &amp; District, Vallam Sub Registrar Office, Thanjavur District owned by Mr. Late Mr P Karuppusamy now represented by Mrs.K.Veeramani,, Mr.Arun, Ms.Rewathi, Mr.Ananth Kumar, Ms.Renuka</p> <p><b><u>Boundaries: Total Extent – 3071 Sq. Ft. (285.43 Sq mt)</u></b></p> <p><b>North of:</b> Street  <b>South of:</b> Krishnasami Naidu's Garden  <b>East of:</b> Krishnasami Naidu's vacant site  <b>West of:</b> Sebasthiyar Udaiyar and others house backyard.</p>	<b><u>Rs. 79,87,550/-</u></b>	<b><u>Rs. 7,98,755/-</u></b>
2	<p>2. All that part and parcel of Open Land situated at old S. NO. 402/1, New S. No. 402/26, Karunthattangudi Sub Registrar Office, Ramanathapuram Vattam and Village, North Street, Thanjavur Taluk &amp; District owned by Mr. Late Mr P Karuppusamy now represented by Mrs.K.Veeramani,, Mr.Arun, Ms.Rewathi, Mr.Ananth Kumar, Ms.Renuka</p> <p>Boundaries: Total Extent – 3897 Sq. Ft.  North of: Kasi Thenkondar  South of: Street  East of: Duraimanickam  West of: Chinna Gounder</p>	<b><u>Rs. 12,02,225/-</u></b>	<b><u>Rs. 1,20,222/-</u></b>

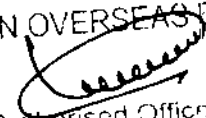
**Date and time of e-auction: 25.06.2024** between 11.00 A.M. to 3.00 P.M. with auto extension of 10 minutes each till sale is completed at the platform of

**<https://www.msicecommerce.com/auctionhome/lbapi>**

For INDIAN OVERSEAS BANK

*(Signature)*  
Authorizing Officer  
North Madurai Branch, 11/11/2024

For detailed terms and conditions of the sale, please refer to the service providers link [www.msfccommerce.com](http://www.msfccommerce.com) or bank's website [www.iob.in](http://www.iob.in)

For INDIAN OVERSEAS BANK  
  
Authorised Officer  
North Main Street Branch, Thiruvananthapuram

**Place: North Main Street**

**Authorised Officer**

**Date: 20.05.2024**

This may also be treated as a Notice under Rule 6(2) of Security Interest (Enforcement) Rules, 2002 to the borrower/s and guarantor/s of the said loan about holding of e-auction on the above mentioned date. The proposed auction being the 1<sup>st</sup> e-auction under the relevant provisions.

### Terms and Conditions

1. The property will be sold by e-auction through the service provider <https://www.mstcecommerce.com/auctionhome/ibapi> under the supervision of the of the Authorized Officer of the Bank.
2. The intending Bidders /Purchasers are requested to register on portal <https://www.mstcecommerce.com/auctionhome/ibapi> using their mobile number and email-id. Further, they are requested to upload requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2 working days), the intending Bidders /Purchasers has to transfer the EMD amount using online mode in his Global EMD Wallet account before **4.00 PM on 24.06.2024** Intending bidders shall have a valid email address and should register their name / account by login to the website of the aforesaid service provider.
3. Earnest Money Deposit (EMD) amount as mentioned above shall be paid online through NEFT/RTGS mode (After generation of Challan from <https://www.mstcecommerce.com/auctionhome/ibapi> which will provide account details) in bidders Global EMD Wallet account. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. Bids without EMD shall be rejected summarily. The Earnest Money Deposited shall not bear any interest. The amount of EMD paid by the successful bidder shall be adjusted towards the sale price.
4. The intending participants of e-auction may download copies of the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-auction related to this e-auction from IBAPI portal (<https://www.ibapi.in>).
5. The submission of online application for bid with EMD shall start from **27.05.2024**.
6. Bidder's Global Wallet should have sufficient balance ( $\geq$ EMD amount) at the time of bidding.
7. Online auction sale will start automatically on and at the time as mentioned above. Auction / bidding will initially be for a period of 240 Minutes with auto extension time of 10 minutes each till the sale is concluded.
8. During the e-auction bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted and the minimum increase in the bid amount must be of Rs 25,000/- to the last higher bid of the bidders. 10 minutes time will be allowed to bidders to quote successive higher bid and if no higher bid is offered by any bidder after the expiry of 10 minutes to the last highest bid, the e-auction shall be closed.
9. The property shall be sold to the successful bidder. The successful bidder (purchaser) as declared by the Authorised Officer shall deposit 25% of the sale price (less EMD amount) immediately on the same day and not later than the next working day in favour of **""SARFAESI SALE PARKING ACCOUNT"" to the credit of Account Number 13640113035001 of Indian Overseas Bank, North Main Street**

For INDIAN OVERSEAS BANK  
Authorized Officer  
North Main Street Branch, The

Branch, Door No.377, NORTH MAIN STREET,THANJAVUR,613009 Email id: job1364@iob.in Phone No: 04362- 250907/250903 Branch Code: 1364. IFSC Code : IOBA0001364.

10. The balance amount of sale price shall be paid within 15 days from the date of confirmation of auction sale. Failure to remit the entire amount of sale price within the stipulated period will result in forfeiture of deposit of 25% of the bid price to the secured creditor and forfeiture of all claims over the property by the purchaser and the property will be resold.

11. The sale certificate will be issued in the name of the successful bidder (purchaser) only, after payment of the entire sale price amount and other taxes/charges, if any.

12. The purchaser shall bear the charges/ fee payable for conveyance such as registration fee, stamp duty, etc., as applicable as per law.

13. The Authorized Officer has the absolute right to accept or reject any bid or postpone or cancel the sale, as the case may be without assigning any reason whatsoever.

14. The property is being sold on "**As is where is**", "**As is what is**" and "**Whatever there is**" basis. The Bank has disclosed only the known encumbrances, statutory liabilities, if any, as above and it is for the purchaser to make their own independent enquiries at their own costs before participating in the auction.

15. As regards the statutory dues stated above, Bank dues will have priority over statutory dues. Without prejudice to the above, statutory liability, if any, shall be borne by the purchaser and the Bank assumes no responsibility in this regard.

16. Sale is subject to confirmation by the secured creditor Bank.

17. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation by the bank. The Authorized Officer/Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.

18. \*In compliance with Section 194 IA of the Income Tax Act, 1961 income tax @ 1.00 % on the Reserve Price shall be deducted and paid under the PAN of the Purchaser. Since the Tax has been calculated only on the Reserve Price, the bidder shall bear the 1.00 % income tax on the bid multiplier amount and the bank shall not take any responsibility for the same.

\*In case of any sale/transfer of immovable property of Rupees Fifty lakhs and above, the transferee has to pay an amount equal to 1.00 % of the consideration as Income Tax.

19. For verification about the title documents and inspection thereof, the intending bidders may contact **Indian Overseas Bank, North Main Street Branch,**

  
Authorized Officer  
North Main Street Branch, Thanjavur

**Door No.377, NORTH MAIN STREET,THANJAVUR,613009 Email id: iob1364@iob.in  
Phone No: 04362- 250907/250903 during office hours till 24.06.2024.**

20. The intending bidders are advised to read the sale notice, terms and conditions of e-auction, help manual on operational part of e-auction and follow them strictly. In case of any difficulty or assistance is required before or during e-auction process, the bidder may contact authorised representative of e-auction service provider (<https://www.mstcecommerce.com/auctionhome/ibapi>), details of which are available on the e-Auction portal.

21. Once the e-Auction is closed, successful bidder shall be informed by the above referred service provider through SMS/e-mail in the mobile number/e-mail registered with the service provider. However, the sale is subject to confirmation by the secured creditor.

22. Platform (<https://www.mstcecommerce.com/auctionhome/ibapi>) for e-auction will be provided by service provider M/S MSTC Limited having Registered office at 225-C, A.J.C. Bose Road, Kolkata-700020 (contact Phone & Toll free Numbers 033- 22901004, operation time of Help desk: 8:00 am to 8:00 pm). The intending Bidders /Purchasers are required to participate in the e-auction process at e-auction Service Provider's website <https://www.mstcecommerce.com/auctionhome/ibapi>.

For INDIAN OVERSEAS BANK  
  
Authorised Officer  
North Main Street Branch, Thanjavur

**Place: Thanjavur  
Date: 20.05.2024**

**Authorised Officer**