



ALLAHABAD

ANNEXURE- B

APPENDIX- IV-A" [See proviso to rule 8 (6)]
Sale notice for sale of immovable properties

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) & Rule 9 (1) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Bank Indian (erstwhile AllahabadBank), Stressed Asset Management Large Branch, Kolkata Secured Creditor, will be sold on "As iswhere is", "As is what is", and "Whatever there is" basis on 14.06.24, for recovery of Rs. 3,18,68,578.47 (Rupees Three Crores Eighteen Lakhs Sixty-Eight "As Thousand and Five Hundred seventy Eight and Forty Seven Paisa Only) as on 31.07.2021 plus interest & cost thereon due to the Indian Bank, from M/s. Sunrise Erectors Pvt. Ltd., Registered Office: 11/1, Padmapukur Lane, Khidderpore, Kolkata - 700023, Director(s): Mr. Mohammed Sultan & Nazara Sultan both are at 37/4A, Watgunge Street, P.O - Khidderpore, P.S - Watgunge, Kolkata - 700023, Mrs. Tanvi Chakraborty, D/o -Late Tapan Kumar Sarkar, Nabonagar Colony, Parbangla, P.O - Parbangla Batanagar, P.S - Mahestala, Dist - South 24 Parganas, Kolkata - 700141, Mr. Ranjan Mondal, S/o - Late Probodh Kumar Mondal, Uttar Purba Para, Parbangla Batanagar, P.O - Parbangla, P.S - Mahestala, Kolkata - 700140., Mr. Swapan Sarkar, S/o - LateKshirode Chandra Sarkar, Nabanagar Parbangla, Boddhir Bandh, P.O - Parbangla, P.S - Mahestala, Kolkata - 700140. Mr. Sital Prasad Mondal, S/o - Late Jatindra Nath Mondal, 10, Nityananda, P.O - Danish Seikh Lane, P.S - Sankrail, Howrah - 711109.

SCHEDULE of IMMOVABLE PROPERY

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

| Detailed description of the Property-1 | building kno the said build measuring m 44, R.S. Dag 2717, Holdin Batanagar, F 700140, Sou Deed of Exc | e and parcel of 895 sq ft super built up area bearing number '1B" on 1st floor of the wn as "Emperor Tower" together with all common users rights, amenities facilities of ding and undivided impartible proportionate share of land and building lying on land here or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, ng No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via P.S Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - th 24 Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, change no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
|---|---|---|
| D D: | | D.S.RII South 24 Parganas. |
| Reserve Price | e (prop -1) | Rs. 21,24,000.00 (Rupees Twenty One Lakh Twenty Four thousand only) |
| EMD Amoun | t (prop -1) | Rs.2,12,400.00 (Rupees Two Lakh Twelve Thousand Four Hundred only) |
| Bid incremer | ntal amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531A |

^{**}Sale Price should be above Reserve Price

| Detailed description of the Property-2 | building known the said building measuring more 44, R.S. Dag No 2717, Holding I Batanagar, P.S. 700140, South I Deed of Exchar | ad parcel of 780 sq ft super built up area bearing number '1E" on 1st floor of the as "Emperor Tower" together with all common users rights, amenities facilities of g and undivided impartible proportionate share of land and building lying on land or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-336, 336/733 (P), 354(P), J. L No-49, L. R. Khatian No 2471, 2472, 2473, 2474, No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via - Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – 24 Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, age no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are S.RII South 24 Parganas. |
|---|---|---|
| Reserve Price | e (prop -2) | Rs. 18,90,000.00 (Rupees Eighteen Lakh Ninety Thousand only) |
| EMD Amount (prop -2) | | Rs.1,89,000.00 (Rupees One Lakh Eighty Nine Thousand only) |
| Bid incremen | ıtal amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531B |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and parcel of 714 sq ft super built up area bearing number '1F" on 1st floor of the |
|------------|--|
| descriptio | building known as "Emperor Tower" together with all common users rights, amenities facilities of |
| n of the | the said building and undivided impartible proportionate share of land and building lying on land |
| | measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- 44, |
| Property- | R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, 2717, |
| 3 | Holding No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Batanagar, |
| | P.S Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - 700140, South |

| 24 Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, Deed of Exch | |
|---|---|
| no I-04384 of 201 | 4 and Deed no 160207327/18 dt. 06.07.2018 all are registered at D.S.RII South |
| 24 Parganas. | |
| Reserve Price (prop -3) | Rs. 17,10,000.00 (Rupees Seventeen Lakh Ten Thousand only) |
| EMD Amount (prop -3) | Rs.1,71,000.00 (Rupees One Lakh Seventy One Thousand only) |
| Bid incremental amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | IDIB50382597531C |

^{**}Sale Price should be above Reserve Price

| Detailed | | rcel of 1057 sq ft super built up area bearing number '2D" on 2ND floor of the |
|----------------------|----------------|--|
| descript | U | Emperor Tower" together with all common users rights, amenities facilities of the |
| ion of | | Individed impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- 44, |
| the | | 6/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, 2717, |
| Propert | | ew B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Batanagar, P.S. |
| y-4 | , | o 31 under the limits of Mahestala Municipality, Kolkata - 700140, South 24 |
| | | vide Deed of Exchange No 10753/2015 dt. 29.10.2015, Deed of Exchange no I- |
| | | Deed no 160207327/18 dt. 06.07.2018 all are registered at D.S.RII South 24 |
| | Parganas. | |
| Reserve P | rice (prop -4) | Rs. 25,20,000.00 (Rupees Twenty Five Lakh Twenty Thousand only) |
| EMD Amount (prop -4) | | Rs.2,52,000.00 (Rupees Two Lakh Fifty Two Thousand only) |
| Bid incren | nental amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property | ID | IDIB50382597531E |
| | | |

^{**}Sale Price should be above Reserve Price

| Detailed descriptio n of the Property- 5 | building known as "I the said building and measuring more or le R.S. Dag No 336, 336 Holding No E3-48/N P.S Mahestala, war 24 Parganas apperta | rcel of 780 sq ft super built up area bearing number '2E" on 2 ND floor of the Emperor Tower" together with all common users rights, amenities facilities of d undivided impartible proportionate share of land and building lying on land ass 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- 44, 5/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, 2717, ew B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Batanagar, and No 31 under the limits of Mahestala Municipality, Kolkata – 700140, South hins vide Deed of Exchange No 10753/2015 dt. 29.10.2015, Deed of Exchange and Deed no 160207327/18 dt. 06.07.2018 all are registered at D.S.RII South |
|--|--|---|
| Reserve Pri | ce (prop -5) | Rs. 18,90,000.00 (Rupees Eighteen Lakh Ninety Thousand only) |
| EMD Amount (prop -5) | | Rs.1,89,000.00 (Rupees One Lakh Eighty Nine Thousand only) |
| Bid increme | ental amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531F |

^{**}Sale Price should be above Reserve Price

| Detailed | | rcel of 714 sq ft super built up area bearing number '2F" on 2 ND floor of the |
|----------------------|--------------|---|
| descriptio | | Emperor Tower" together with all common users rights, amenities facilities of |
| n of the | | d undivided impartible proportionate share of land and building lying on land ess 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- 44, |
| Property- | | 5/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, 2717, |
| 6 | | ew B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Batanagar, |
| | | rd No 31 under the limits of Mahestala Municipality, Kolkata – 700140, South |
| | | ains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, Deed of Exchange |
| | | nd Deed no 160207327/18 dt. 06.07.2018 all are registered at D.S.RII South |
| | 24 Parganas. | |
| Reserve Pri | ce (prop -6) | Rs. 17,10,000.00 (Rupees Seventeen Lakh Ten Thousand only) |
| EMD Amount (prop -6) | | Rs.1,71,000.00 (Rupees One Lakh Seventy One Thousand only) |
| Bid increme | ental amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531G |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and parcel of 822 sq ft super built up area bearing number '3A" on 3 rd floor of the |
|------------|--|
| descriptio | building known as "Emperor Tower" together with all common users rights, amenities facilities of |
| n of the | the said building and undivided impartible proportionate share of land and building lying on land |
| | measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- 44, |
| Property- | R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, 2717, |
| 7 | Holding No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Batanagar, |
| | P.S Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - 700140, South |

| Property ID | IDIB50382597531H |
|--------------------------------------|--|
| Bid incremental amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| EMD Amount (prop -7) | Rs.1,98,000.00 (Rupees One Lakh Ninety Eight Thousand only) |
| Reserve Price (prop -7) | Rs. 19,80,000.00 (Rupees Nineteen Lakh Eighty Thousand only) |
| no 1-04384 of 2014 a 24 Parganas. | nd Deed no 160207327/18 dt. 06.07.2018 all are registered at D.S.RII South |
| | ains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, Deed of Exchange |

^{**}Sale Price should be above Reserve Price

| description of the Property-8 building the same measure 44, R | piece and parcel of 895 sq ft super built up area bearing number '3B" on 3 rd floor of the known as "Emperor Tower" together with all common users rights, amenities facilities of building and undivided impartible proportionate share of land and building lying on land ag more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, |
|---|--|
| Batan 7001 Deed | olding No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via ur, P.S Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - South 24 Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are at D.S.RII South 24 Parganas. |
| Reserve Price (prop | Rs. 21,24,000.00 (Rupees Twenty One Lakh Twenty Four thousand only) |
| EMD Amount (prop | Rs.2,12,400.00 (Rupees Two Lakh Twelve Thousand Four Hundred only) |
| Bid incremental am | t Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | IDIB50382597531I |

^{**}Sale Price should be above Reserve Price

| Detailed description of the Property-9 | the building kno facilities of the sa lying on land mea 343, R.S. no- 44, 2472, 2473, 2474 Parbangla via Bandunicipality, Koll 10753/2015 dt. 2 | parcel of 1057 sq ft super built up area bearing number '3D" on 3 rd floor of wn as "Emperor Tower" together with all common users rights, amenities id building and undivided impartible proportionate share of land and building suring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO-atanagar, P.S Mahestala, ward No 31 under the limits of Mahestala cata - 700140, South 24 Parganas appertains vide Deed of Exchange No 9.10.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 are registered at D.S.RII South 24 Parganas. |
|---|---|---|
| Reserve Price | (prop -9) | Rs. 25,02,000.00 (Rupees Twenty Five Lakh Two Thousand only) |
| EMD Amount (prop -9) | | Rs.2,50,200.00 (Rupees Two Lakh Fifty Thousand Two Hundred only) |
| Bid increment | al amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531J |

^{**}Sale Price should be above Reserve Price

| Detailed description of the Property- 10 | building known as the said building ar measuring more or 44, R.S. Dag No 33 2717, Holding No Batanagar, P.S N 700140, South 24 Deed of Exchange | parcel of 714 sq ft super built up area bearing number '3F" on 3rd floor of the "Emperor Tower" together with all common users rights, amenities facilities of and undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are -II South 24 Parganas. |
|--|--|---|
| Reserve Price | e (prop -10) | Rs. 17,10,000.00 (Rupees Seventeen Lakh Ten Thousand only) |
| EMD Amount (prop -10) | | Rs.1,71,000.00 (Rupees One Lakh Seventy One Thousand only) |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531K |

^{**}Sale Price should be above Reserve Price

| | Detailed | All that piece and parcel of 895 sq ft super built up area bearing number '4B" on 4TH floor of the |
|---|-------------|--|
| | description | building known as "Emperor Tower" together with all common users rights, amenities facilities of |
| | of the | the said building and undivided impartible proportionate share of land and building lying on land |
| | | measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- |
| | Property- | 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, |
| L | 11 | 2717, Holding No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via |

| | Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, |
|--------------------------|---|
| Deed of Exchange | no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
| registered at D.S.R. | -II South 24 Parganas. |
| Reserve Price (prop -11) | Rs. 21,24,000.00 (Rupees Twenty One Lakh Twenty Four thousand only) |
| EMD Amount (prop -11) | Rs.2,12,400.00 (Rupees Two Lakh Twelve Thousand Four Hundred only) |
| Bid incremental amount | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | IDIB50382597531L |

^{**}Sale Price should be above Reserve Price

| Property ID | | IDIB50382597531M |
|--|--------------------------------------|--|
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| EMD Amount (prop -12) | | Rs.1,89,000.00 (Rupees One Lakh Eighty Nine Thousand only) |
| Reserve Price | e (prop -12) | Rs. 18,90,000.00 (Rupees Eighteen Lakh Ninety Thousand only) |
| | | no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are -II South 24 Parganas. |
| 12 | Batanagar, P.S M 700140, South 24 | E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, |
| description of the Property- building known a the said building measuring more of 44, R.S. Dag No 3 | | parcel of 780 sq ft super built up area bearing number '4E" on 4 TH floor of the "Emperor Tower" together with all common users rights, amenities facilities of and undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-6, 336/733 (P), 354(P), J. L No-49, L. R. Khatian No 2471, 2472, 2473, 2474, E248 (Now B. B. T. Bood (Bight Side towards Kellvata). |

^{**}Sale Price should be above Reserve Price

| Detailed description of the Property- 13 | building known as the said building ar measuring more or 44, R.S. Dag No 33 2717, Holding No Batanagar, P.S N 700140, South 24 | earcel of 714 sq ft super built up area bearing number '4F" on 4 TH floor of the "Emperor Tower" together with all common users rights, amenities facilities of ad undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
|--|--|---|
| | 9 | -II South 24 Parganas. |
| Encumbrances on property if any | | Best of knowledge and information of the Authorised Officer, there is no encumbrance on the property |
| Reserve Price (prop -13) | | Rs. 17,10,000.00 (Rupees Seventeen Lakh Ten Thousand only) |
| EMD Amount (prop -13) | | Rs.1,71,000.00 (Rupees One Lakh Seventy One Thousand only) |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531N |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and p | arcel of 871 sq ft super built up area bearing number '5C" on 5TH floor of the |
|------------------------|----------------------|--|
| description | building known as | "Emperor Tower" together with all common users rights, amenities facilities of |
| of the | | nd undivided impartible proportionate share of land and building lying on land |
| | 9 | less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- |
| Property- | | 6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, |
| 14 | | E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via |
| | 0 / | Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – |
| | , | Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, |
| | 9 | no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
| | registered at D.S.R. | -II South 24 Parganas. |
| Reserve Price | (prop -14) | Rs. 20,70,000.00 (Rupees Twenty Lakh Seventy Thousand only) |
| EMD Amount (prop -14) | | Rs.2,07,000.00 (Rupees Two Lakh Seven Thousand only) |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB503825975310 |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and parcel of 1057 sq ft super built up area bearing number '5D" on 5 TH floor of the |
|-------------|---|
| description | building known as "Emperor Tower" together with all common users rights, amenities facilities of |
| of the | the said building and undivided impartible proportionate share of land and building lying on land |
| or the | measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- |





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| Property ID | | IDIB50382597531P | |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) | |
| EMD Amount (prop -15) | | Rs.2,50,200.00 (Rupees Two Lakh Fifty Thousand Two Hundred only) | |
| Reserve Price (prop -15) | | Rs. 25,02,000.00 (Rupees Twenty Five Lakh Two Thousand only) | |
| | registered at D.S.R. | -II South 24 Parganas. | |
| | Deed of Exchange | no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are | |
| | 700140, South 24 | Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, | |
| 13 | Batanagar, P.S M | Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - | |
| 15 | 2717, Holding No | E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via | |
| Property- 44, R.S. Dag No 336 | | 6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, | |
| Dranantri 44 R.S. Dag No. 33 | | 6 336/733 (P) 354(P) .I I.No- 49 I. R Khatian No 2471 2472 2473 247 | |

^{**}Sale Price should be above Reserve Price

| description of the Property- 16 2717 Batan 7001 Deed | ing known as aid building an uring more or a.S. Dag No 336, Holding No hagar, P.S M40, South 24 of Exchange | arcel of 780 sq ft super built up area bearing number '5E" on 5 TH floor of the 'Emperor Tower" together with all common users rights, amenities facilities of ad undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
|--|---|--|
| | | -II South 24 Parganas. Rs. 18,90,000.00 (Rupees Eighteen Lakh Ninety Thousand only) |
| Reserve Price (prop | -10) | |
| EMD Amount (prop -16) | | Rs.1,89,000.00 (Rupees One Lakh Eighty Nine Thousand only) |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531Q |

^{**}Sale Price should be above Reserve Price

| Detailed | | parcel of 714 sq ft super built up area bearing number '5F" on 5TH floor of the |
|------------------------|----------------------|---|
| description | | "Emperor Tower" together with all common users rights, amenities facilities of |
| of the | 0 | nd undivided impartible proportionate share of land and building lying on land |
| | | less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- |
| Property- | 44, R.S. Dag No 33 | 6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, |
| 17 | 2717, Holding No | E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via |
| | Batanagar, P.S M | Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – |
| | 700140, South 24 | Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, |
| | Deed of Exchange | no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
| | registered at D.S.R. | -II South 24 Parganas. |
| Reserve Price | e (prop -17) | Rs. 17,10,000.00 (Rupees Seventeen Lakh Ten Thousand only) |
| EMD Amount (prop -17) | | Rs.1,71,000.00 (Rupees One Lakh Seventy One Thousand only) |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531R |
| N. D. 1 111 1 D. D. | | |

^{**}Sale Price should be above Reserve Price

| Property ID | | IDIB50382597531S |
|--|--------------------------------------|--|
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| EMD Amount (prop -18) | | Rs.2,12,400.00 (Rupees Two Lakh Twelve Thousand Four Hundred only) |
| Reserve Price | e (prop -18) | Rs. 21,24,000.00 (Rupees Twenty One Lakh Twenty Four thousand only) |
| | 700140, South 24 Deed of Exchange | Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are -II South 24 Parganas. |
| description of the Property- 18 building known as "Emperor To the said building and undivided measuring more or less 15 cott 44, R.S. Dag No 336, 336/733 2717, Holding No E3-48/New | | Parcel of 895 sq ft super built up area bearing number '6B" on 6 TH floor of the "Emperor Tower" together with all common users rights, amenities facilities of ad undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and parcel of 714 sq ft super built up area bearing number '6F" on 6TH floor of the |
|----------|--|
| | building known as "Emperor Tower" together with all common users rights, amenities facilities of |

| + distance to | | |
|--|---|---|
| description of the Property- 20 | measuring more or 44, R.S. Dag No 33 2717, Holding No Batanagar, P.S N 700140, South 24 Deed of Exchange | nd undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no-6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata - Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are -II South 24 Parganas. |
| Reserve Price | e (prop -20) | Rs. 17,10,000.00 (Rupees Seventeen Lakh Ten Thousand only) |
| EMD Amount (prop -20) | | Rs.1,71,000.00 (Rupees One Lakh Seventy One Thousand only) |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531V |
| | | |

^{**}Sale Price should be above Reserve Price

| Property ID | | IDIB50382597531W |
|--------------------------|----------------------|---|
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| EMD Amount (prop -21) | | Rs.1,98,000.00 (Rupees One Lakh Ninety Eight Thousand only) |
| Reserve Price (prop -21) | | Rs. 19,80,000.00 (Rupees Nineteen Lakh Eighty Thousand only) |
| | O O | -II South 24 Parganas. |
| | Deed of Exchange | no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
| | <u> </u> | Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, |
| | | Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – |
| 21 | _ | E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via |
| Property- | | 6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, |
| of the | | less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- |
| description | O . | and undivided impartible proportionate share of land and building lying on land |
| | | "Emperor Tower" together with all common users rights, amenities facilities of |
| Detailed | All that piece and p | parcel of 822 sq ft super built up area bearing number '7A" on 7 TH floor of the |

^{**}Sale Price should be above Reserve Price

| Detailed | | parcel of 780 sq ft super built up area bearing number '7E" on 7TH floor of the |
|------------------------|----------------------|---|
| description | | "Emperor Tower" together with all common users rights, amenities facilities of |
| of the | | nd undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- |
| Property- | | 6, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, |
| 23 | | E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via |
| | | Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – |
| | | Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, |
| | Deed of Exchange | no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are |
| | registered at D.S.R. | -II South 24 Parganas. |
| Reserve Price | e (prop -23) | Rs. 18,90,000.00 (Rupees Eighteen Lakh Ninety Thousand only) |
| EMD Amount (prop -23) | | Rs.1,89,000.00 (Rupees One Lakh Eighty Nine Thousand only) |
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) |
| Property ID | | IDIB50382597531Y |

^{**}Sale Price should be above Reserve Price

| Property ID | | IDIB50382597531Z | |
|-----------------------------|--|---|--|
| Bid incremental amount | | Rs.25,000/- (Rupees Twenty Five Thousand only) | |
| EMD Amount (prop -24) | | Rs.1,71,000.00 (Rupees One Lakh Seventy One Thousand only) | |
| Reserve Price (prop -24) | | Rs. 17,10,000.00 (Rupees Seventeen Lakh Ten Thousand only) | |
| Property- 24 | 2717, Holding No Batanagar, P.S M 700140, South 24 Deed of Exchange | oag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, Iding No E3-48/New B.B.T. Road (Right Side towards Kolkata), PO - Parbangla via r., P.S Mahestala, ward No 31 under the limits of Mahestala Municipality, Kolkata – Bouth 24 Parganas appertains vide Deed of Exchange No 10753/2015 dt. 29.10.2015, Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. 06.07.2018 all are at D.S.RII South 24 Parganas. | |
| Detailed description of the | building known as the said building ar | earcel of 714 sq ft super built up area bearing number '7F" on 7 TH floor of the "Emperor Tower" together with all common users rights, amenities facilities of ad undivided impartible proportionate share of land and building lying on land less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - Parbangla, Touzi 343, R.S. no- | |

^{**}Sale Price should be above Reserve Price





ALLAHABAD

| Bid incremental amount Property ID | | Rs.10,000/- (Rupees Ten Thousand only) IDIB5038259753AA |
|---|--|--|
| EMD Amount (prop -25) | | Rs.29,160.00 (Rupees Twenty Nine Thousand One Hundred Sixty only) |
| Reserve Price (prop -25) | | Rs. 2,91,600.00 (Rupees Two Lakh Ninety One Thousand Six hundred only) |
| Detailed descriptio n of the Property- 25 | known as "Emperor' Mouza - Parbangla, T Khatian No 2471, 24' Kolkata), PO - Parbar Municipality, Kolkata 10753/2015 dt. 29.1 | arcel of one covered car parking space no 1 at ground floor of the building Tower" lying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Youzi 343, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. 72, 2473, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards ngla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala a - 700140, South 24 Parganas appertains vide Deed of Exchange No 0.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. gistered at D.S.RII South 24 Parganas. |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and pa | arcel of one covered car parking space no 2 at ground floor of the building |
|--------------------------|-----------------------|--|
| descriptio | | Tower" lying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at |
| n of the | <u> </u> | 'ouzi 343, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. |
| Property- | | 72, 2473, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards |
| | , . | ngla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala |
| 26 | 1 . | a – 700140, South 24 Parganas appertains vide Deed of Exchange No |
| | • | 0.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. |
| | 06.07.2018 all are re | gistered at D.S.RII South 24 Parganas. |
| Reserve Price (prop -26) | | Rs. 2,91,600.00 (Rupees Two Lakh Ninety One Thousand Six hundred only) |
| EMD Amount (prop -26) | | Rs.29,160.00 (Rupees Twenty Nine Thousand One Hundred Sixty only) |
| Bid incremental amount | | Rs.10,000/- (Rupees Ten Thousand only) |
| Property I | D | IDIB5038259753BB |

^{**}Sale Price should be above Reserve Price

| Detailed | | arcel of one covered car parking space no 3 at ground floor of the building |
|--------------------------|-----------------------|--|
| descriptio | | Tower" lying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at |
| n of the | | 'ouzi 343, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. |
| | | 72, 2473, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards |
| Property- | | ngla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala |
| 27 | Municipality, Kolkat | a – 700140, South 24 Parganas appertains vide Deed of Exchange No |
| | 10753/2015 dt. 29.1 | 0.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. |
| | 06.07.2018 all are re | gistered at D.S.RII South 24 Parganas. |
| Reserve Price (prop -27) | | Rs. 2,91,600.00 (Rupees Two Lakh Ninety One Thousand Six hundred only) |
| EMD Amount (prop -27) | | Rs.29,160.00 (Rupees Twenty Nine Thousand One Hundred Sixty only) |
| Bid incremental amount | | Rs.10,000/- (Rupees Ten Thousand only) |
| Property II | D | IDIB5038259753CC |

^{**}Sale Price should be above Reserve Price

| Detailed | | arcel of one covered car parking space no 4 at ground floor of the building | |
|------------------------|---|--|--|
| descriptio | | Tower" lying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at | |
| n of the | Mouza - Parbangla, Touzi 343, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. | | |
| Property- | · · | 72, 2473, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards | |
| 28 | , - | ngla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala | |
| 20 | | a - 700140, South 24 Parganas appertains vide Deed of Exchange No 0.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. | |
| | | gistered at D.S.RII South 24 Parganas. | |
| Reserve Pri | ce (prop -28) | Rs. 2,91,600.00 (Rupees Two Lakh Ninety One Thousand Six hundred only) | |
| EMD Amount (prop -28) | | Rs.29,160.00 (Rupees Twenty Nine Thousand One Hundred Sixty only) | |
| Bid incremental amount | | Rs.10,000/- (Rupees Ten Thousand only) | |
| Property II | D | IDIB5038259753DD | |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and parcel of one covered car parking space no 5 at ground floor of the building |
|------------|---|
| descriptio | known as "Emperor Tower" lying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at |
| n of the | Mouza - Parbangla, Touzi 343, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. |
| | Khatian No 2471, 2472, 2473, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards |
| Property- | Kolkata), PO - Parbangla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala |
| 29 | Municipality, Kolkata - 700140, South 24 Parganas appertains vide Deed of Exchange No |

| | 10.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. |
|---|---|
| 06.07.2018 all are registered at D.S.RII South 24 Parganas. | |
| Reserve Price (prop -29) | Rs. 2,91,600.00 (Rupees Two Lakh Ninety One Thousand Six hundred only) |
| EMD Amount (prop -29) | Rs.29,160.00 (Rupees Twenty Nine Thousand One Hundred Sixty only) |
| Bid incremental amount | Rs.10,000/- (Rupees Ten Thousand only) |
| Property ID | IDIB5038259753EE |

^{**}Sale Price should be above Reserve Price

| Detailed | All that piece and par | rcel of one open car parking space no 1 at ground floor of the building known |
|---|---|---|
| descriptio n of the Property- 30 | as "Emperor Tower" l Parbangla, Touzi 343 No 2471, 2472, 24' Kolkata), PO - Parbar Municipality, Kolkata 10753/2015 dt. 29.1 | ying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza -, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian 73, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards 19 ngla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala 19 a - 700140, South 24 Parganas appertains vide Deed of Exchange No 0.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. 19 gistered at D.S.RII South 24 Parganas. |
| Reserve Pri | ce (prop -30) | Rs. 2,18,700.00 (Rupees Two Lakh Eighteen Thousand Seven Hundred only) |
| EMD Amount (prop -30) | | Rs.21,870.00 (Rupees Twenty One Thousand Eight Hundred Seventy only) |
| Bid incremental amount | | Rs.5,000/- (Rupees Five Thousand only) |
| Property I | D | IDIB5038259753FF |

^{**}Sale Price should be above Reserve Price

| Property ID | | IDIB5038259753GG |
|--------------------------|-----------------------|--|
| Bid incremental amount | | Rs.5,000/- (Rupees Five Thousand only) |
| EMD Amount (prop -31) | | Rs.21,870.00 (Rupees Twenty One Thousand Eight Hundred Seventy only) |
| Reserve Price (prop -31) | | Rs. 2,18,700.00 (Rupees Two Lakh Eighteen Thousand Seven Hundred only) |
| | | 0.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. gistered at D.S.RII South 24 Parganas. |
| 31 | | a - 700140, South 24 Parganas appertains vide Deed of Exchange No |
| Property- | | ngla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala |
| n of the | <u> </u> | , R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian 73, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards |
| descriptio | as "Emperor Tower" l | ying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza - |
| Detailed | All that piece and pa | rcel of one open car parking space no 2 at ground floor of the building known |

^{**}Sale Price should be above Reserve Price

| Detailed descriptio n of the Property- 32 | as "Emperor Tower" 1 Parbangla, Touzi 343 No 2471, 2472, 24' Kolkata), PO - Parbar Municipality, Kolkata 10753/2015 dt. 29.1 | rcel of one open car parking space no 3 at ground floor of the building known ying on land measuring more or less 15 cottah 8 Chhitak 28 Sq. ft at Mouza -, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian 73, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards ngla via Batanagar, P.S Mahestala, ward No 31 under the limits of Mahestala a - 700140, South 24 Parganas appertains vide Deed of Exchange No 0.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. gistered at D.S.RII South 24 Parganas. |
|---|---|--|
| Reserve Pri | ce (prop -32) | Rs. 2,18,700.00 (Rupees Two Lakh Eighteen Thousand Seven Hundred only) |
| EMD Amount (prop -32) | | Rs.21,870.00 (Rupees Twenty One Thousand Eight Hundred Seventy only) |
| Bid incremental amount | | Rs.5,000/- (Rupees Five Thousand only) |
| Property ID | | IDIB5038259753HH |

^{**}Sale Price should be above Reserve Price

| Property ID | | IDIB5038259753II | |
|--------------------------|--|--|--|
| Bid incremental amount | | Rs.5,000/- (Rupees Five Thousand only) | |
| EMD Amount (prop -33) | | Rs.21,870.00 (Rupees Twenty One Thousand Eight Hundred Seventy only) | |
| Reserve Price (prop -33) | | Rs. 2,18,700.00 (Rupees Two Lakh Eighteen Thousand Seven Hundred only) | |
| | 06.07.2018 all are registered at D.S.RII South 24 Parganas. | | |
| | 10753/2015 dt. 29.10.2015, Deed of Exchange no I-04384 of 2014 and Deed no 160207327/18 dt. | | |
| 33 | Municipality, Kolkata – 700140, South 24 Parganas appertains vide Deed of Exchange No | | |
| Property- | Parbangla, Touzi 343, R.S. no- 44, R.S. Dag No 336, 336/733 (P), 354(P), J. L No- 49, L. R. Khatian No 2471, 2472, 2473, 2474, 2717, Holding No E3-48/New B.B.T. Road (Right Side towards) | | |
| n of the | | | |
| descriptio | | | |
| | "Francisco Torror" lains on land managing many an loss 15 pattals 9 Chlistals 09 Co. ft o | | |
| Detailed | All that piece and parcel of one open car parking space no 4 at ground floor of the building | | |

^{**}Sale Price should be above Reserve Price

| Encumbrances on property if any | Best of knowledge and information of the Authorised Officer, SA/120 of 2022 is pending before DRT Kolkata-III, wherein no stay order granted |
|---|--|
| Date and time of e- auction at the | Date:-14.06.2024 |
| | Time:- 11.00 AM to 5.00 PM |
| Platform of e-auction Service Provider | https://www.mstcecommerce.com/auctionhome/ibapi |

The intending Bidders/ Purchasers are requested to register with online 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 have to transfer the EMD amount in his Global EMD Wallet before the e-Auction Date and time in the portal. The registration, verification of KYC documents and transfer of EMD in wallet must be completed well in advance, before auction.

TERMS AND CONDITIONS

- 1. Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (https://www.mstcecommerce.com/auctionhome/ibapi) for depositing in bidders Global EMD Wallet. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as Cheques will not be accepted. Bidders, not depositing the required EMD online, will not be allowed to participate in the e- auction. The Earnest Money Deposit shall not bear any interest.
 - 2. The successful bidder shall have to deposit 25% (twenty five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of auction in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of money transfer. The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

| Nodal Bank Account No. and A/c. Name | Branch name and IFS Code |
|--|---------------------------------|
| Ac No- 50146027457 | SME Finance Branch, Kolkata |
| A/c Name- Authorized Officer Indian Bank | IFSC- IDIB000S769 |
| | Branch- S. M. E. Finance Branch |
| | |

In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

- 3. Payment of sale consideration by the successful bidder to the bank will be subject to TDS under Section 194 1A of Income Tax Act 1961 and TDS is to be deducted only at the time of depositing the balance 75% of the bid amount.
- 4. On receipt of the entire sale consideration, the Authorized Officer shall issue the Sale Certificate as per rules.
- 5. All expenses relating to stamp duty and registration of Sale Certificate, if any, shall be borne by the successful bidder.
- 6. The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason therefore.
- 7. The Sale shall be subject to rules/ conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.
- 8. Platform (https://www.mstcecommerce.com/auctionhome/ibapi) for e-Auction will be provided by our e Auction service provider M/S MSTC Limited having its Registered office at 225-C, A.J.C. Bose Road, Kolkata-700020 (Help line number 033-23400020/23400021/23400022). 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. This Service Provider will also provide online demonstration/ training on e-Auction on the portal.

- 9. The Sale Notice containing the General Terms and Conditions of Sale is available / published in the following websites/ webpage portals. (1) www.indianbank.co.in (2) https://www.ibapi.in (3) https://www.mstcecommerce.com/auctionhome/ibapi.
- 10. The intending participants of e-auction may download free of cost, copies of the Sale Notice, Terms & Conditions of e-auction and Help Manual on operational part of e- Auction related to this e-Auction from **e-Bikray-IBAPI** portal (https://www.ibapi.in).
- 11. The intending Bidders / Purchasers are requested to register on portal (https://www.mstcecommerce.com) using their mobile number and email-id. Further, they will upload the 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. Only after having sufficient EMD in his Wallet, the interest bidder will be able to bid on the date of e-auction.
- 12. Bidder's Global Wallet should have sufficient balance (>=EMD amount) at the time of bidding.
- 13. During the e-auction bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted. Ten 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 ten minutes to the last highest bid, the e-auction shall be closed.
- 14. Intending Bidders are advised to properly read the Sale Notice, terms & conditions of e- auction and Help Manual on operational part of e-Auction and follow them strictly.
- 15. In case of any difficulty or assistance is required before or during e-Auction process they may contact authorized representative of our e-Auction Service Provider https://www.mstcecommerce.com/auctionhome/ibapi. Details of which are available on the e-Auction portal.
- 16. After finalization of e-Auction by the Authorized Officer, only successful bidder will be informed by our above referred service provider through SMS/ email. (on mobile no/email address given by them/ registered with the service provider).
- 17. If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice.
- 18. For verification about the title document, property & inspection thereof, the intending bidders may contact Indian Bank, Stressed Assets Management Large Branch (Address: 1st Floor, 14, India Exchange Place, Kolkata-700001).
- 19. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the property/ies other than mentioned above (if any). However, the intending bidders should make their own independent inquiries regarding the encumbrances and claims/ rights/ dues/ affecting the property, prior to submitting their bid. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation on the part of the bank. The Authorized Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues other than mentioned above (if any).

Place:Kolkata Date: 13.05.2024

eate: 13.05.2024 (Authorised Officer)