



ZONAL OFFICE,
GRR Building, Near New Busstand,
Tirunelveli - 627007.

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

APPENDIX- IV-A* [See proviso to rule 8 (6)]

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

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/charged to Indian Bank, the possession of which has been taken by the Authorised Officer of Indian Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" for recovery of due with further interest, costs, other charges and expenses thereon due to the Indian Bank from the below mentioned Borrowers.

The specific details of the Branch, Borrower Account and the properties intended to be brought to sale through e-auction mode are enumerated below:

Date and Time of E-Auction: 31.07.2024 Time: Between 10.00 am and 4.00 pm

MEENAKSHIPURAM BRANCH

1) Name of the Borrower / Mortgages: 1. M/s. S R S Aqua industries (Proprietorship firm/Borrower), Prop: Mr. R. Anand, No:3/52, Pot No: 35 to 44 & 64 to 72, Anees nagar, Sethurayanpudur, Abishekapatti-627358, Tirunelveli District. 2. Mr. R. Anand (Borrower/Proprietor/Mortgager), S/o. Mr. Ramasamy, 98, West Street, Ganeshapuram, Nagercoil -629001, Kanniyakumari District. 3. Mrs. Sumathi Anand (Guarantor), W/o. Mr. R. Anand, 98, West Street, Ganeshapuram, Nagercoil -629001, Kanniyakumari District.

Outstanding Amount : Rs.90,55,505/- (Rupees Ninety Lakhs Fifty Five Thousand Five Hundred and Five only) as on 20.06.2024. **Description of the Property:** Item 1: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No.91/1, Plot No:35, Land situated therein converted into house site plots and named as Anish Nagar Measuring East - West - Northern side - 37 sq.feet, Southern side - 35 sq.feet, South - North - 40 sq.feet, altogether measuring 1440 sq.feet, Equivalent to 133.83 sq.mtr.

Item 2: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No.91/1, Plot No:36, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 3: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No 91/1, Plot No:37, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 4: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:38, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 5: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:39, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 6: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:40, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 7: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:41, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 8: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:42, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 9: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:43, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 10: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:44, Measuring East - West Northern side - 42.50 sq.feet, Southern side-40.25 sq.feet, South - North - 40 sq.feet, altogether measuring 1655 sq.feet, Equivalent to 153.81 sq.Mtr.

Item 11: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:63, Measuring East - West Northern side - 40.25 sq.feet, Southern side - 38.25 sq.feet, South - North - 40 sq.feet, altogether measuring 1570 sq.feet, Equivalent to 145.91 sq.Mtr.

Item 12: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:64, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 13: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:65, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 14: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:66, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 15: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:67, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 16: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:68, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 17: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:69, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 18: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:70, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 19: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No: 71, Measuring East - West 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1320 sq.feet, Equivalent to 122.64 sq.Mtr.

Item 20: Tirunelveli Registration Dist., Tirunelveli Joint II Sub Registrar's Jurisdiction, Tirunelveli Taluk, Sethurayanpudur Village, Ayan Punja Survey No: 91/1, Plot No:72, Measuring East - West Northern side - 35 sq.feet, Southern side - 33 sq.feet, South - North - 40 sq.feet, altogether measuring 1360 sq.feet, Equivalent to 126.39 sq.Mtr. The schedule plots Sl. Nos: 1 to 20 layout plots no.35 to 44 & 63 to 72 total extend measuring 2522.17 sq. mtrs. land with building bearing Door No.3/52 comprised in Re. Sy. No. 91/1 subsequently sub divided as Re. Sy. No. 91/1B of Anish Nagar, Sethurayanpudur Panchnayat, Sethurayanpudur Village, Tirunelveli Taluk, Tirunelveli District. **Boundaries:** East: 40 ft. wide Road, West: Punjai Land, North: 20 ft. wide Road, South: 23 ft. wide Road.

Encumbrances on Property: NIL. **Property ID:** IDIB6987765113, **Reserve Price:** Rs. 70,00,000/- **EMD:** Rs. 7,00,000/- **Bid Increment:** Rs. 10,000/-

Bank Website www.indianbank.in	E-auction Website	Document	Photo of Property	Property Location	Property Video

KALIAKKAVILAI BRANCH

1) Name of the Borrower / Mortgages: 1. M/s.Santhi Bakery (Borrower), Prop. Mr. Ali Hussain M, 20-72 Main Road, Thuckalay, Kanyakumari District-629175, 2. Mr. Ali Hussain M (Mortgager), Prop. M/s. Santhi Bakery, 71-1,Pammam, Nathankadu, Nattalam North Street, Marthandam, Kanyakumari District PIN- 629165, 3. Mrs Haseena Beevi (Guarantor), W/o. Ali Hussain M, 71-1,Pammam, Nathankadu, Nattalam North Street, Marthandam, Kanyakumari District PIN- 629165. **Outstanding Amount:** Rs 22,27,622/- (Rupees Twenty Two Lakhs Twenty Seven Thousand Six Hundred and Twenty Two only) as on 23.06.2024.

Description of the Property: 8.250 cents of land and residential building thereon belonging to Mr. Ali Hussain situated in Re Survey No.200/16A(old Survey No 2875 B) Door No 1-1-34, Vanniyoor Panchayat, Kaliakkavilai Post, Kaliakkavilai Village, Vilavancode Taluk, Marthandam Joint II, Marthandam Registration District Kanyakumari District. **Boundaries:** North: Property of Ponnumuthu, South: Pathway and House plot of Stephen, East: Property of Ramakrishnan, West: Road and Property of Ponnumuthu.

Encumbrances on Property: NIL. **Property ID:** IDIB6491735849. **Reserve Price:** Rs. 30,50,000/- **EMD:** Rs. 3,05,000/- **Bid Increment:** Rs. 10,000/-

Bank Website www.indianbank.in	E-auction Website	Document	Photo of Property	Property Location	Property Video

2) Name of the Borrower / Mortgages: 1. Mr. D. Selvan,(Borrower/Mortgager), S/o. Dasayan, 3-105A, Kootapuli, Kulappuram PO, Kanyakumari District, PIN 629153. 2. Mrs. Christal Jini (Co- applicant), W/o. Mr. D. Selvan, 1-39, Vandanganavilai Veedu, Kulappuram, Kanyakumari District, PIN 629153.

Outstanding Amount: Rs 14,34,204/- (Rupees Fourteen Lakhs Thirty Four Thousand Two Hundred and Four only) as on 23.06.2024. **Description of the Property:** 5.25 cents of land and building belong to Mr.D Selvan situated in Survey No.156/1 (old Sy No 451B) of Kulappuram Village, Vilavancode Taluk, Kollamcode Sub District, Marthandam Registration District, Kanyakumari District

Boundaries: North: Road, South: Common Graveyard Property of David, East: Property of Christopher, West: Pathway. **Encumbrances on Property:** NIL. **Property ID:** IDIB6389717691. **Reserve Price:** Rs. 25,00,000/- **EMD:** Rs. 2,50,000/- **Bid Increment:** Rs. 10,000/-

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3) Name of the Borrower / Mortgages: 1. Mr. Anooob J Singh (Borrower), Prop.M/s J J Water and Power Solutions, S/o Jebhal Singh, 8-5 Zion Garden, Kattukadai, Vilvancode, Chathancode, Kanyakumari District - 629153. 2. Jebhal Singh (Guarantor/Mortgager), S/o. Ponnumuthan, 8-5 Zion Garden, Kattukadai, Vilvancode, Chathancode, Kanyakumari District - 629153. 3. Mrs. T. Latha (Guarantor), W/o Jebhal Singh, 8-5 Zion Garden, Kattukadai, Vilvancode, Chathancode, Kanyakumari District - 629153.

Outstanding Amount: Rs. 1,60,57,095/- (Rupees One Crore Sixty Lakhs Fifty Seven Thousand and Ninety Five only) as on 23.06.2024.

Description of the Property: 24 Cents of land comprised in RS No 468/5 of Methukummal village with a building bearing door No 8/5, Meuthukummal Village Panchayat and 16.828 cents of land comprised in RS No 468/4 of Methukummal Village, Kollemcode SRO, Killiyoor Taluk Kanyakumari District. **Boundaries:** North: Property of Sukumaran & Yesudhas, South: Property of Israel, East: Property of Loodhar King, West: Road & Property of Paulose.

Encumbrances on Property: NIL. **Property ID:** IDIB7199567460. **Reserve Price:** Rs. 2,50,00,000/- **EMD:** Rs. 25,00,000/- **Bid Increment:** Rs. 10,000/-

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TENKASI BRANCH

1) Name of the Borrower / Mortgages: 1. Mrs. S. Vanitha (Borrower), W/o. J. Sugumar, 8-6D, South Main Road, Veeraputhiranadanoor, Tenkasi - 627808, 2)Mr. J. Sugumar (Guarantor/Mortgager), S/o. Jayaraj 8-6D, South Main Road, Veeraputhiranadanoor, Tenkasi - 627808.

Outstanding Amount: Rs 44,35,767/- (Rupees Forty Four Lakhs Thirty Five Thousand Seven Hundred and Sixty Seven only) as on 19.06.2024.

Description of the Property: Tenkasi Registration district, Pavuoorchathiram SRO, Thippanam Patti Village, Ayan Punjai Survey No.423/5. Total extent 32.50 Cents. **Boundaries:** North: Vacant land belongs to Paul Soundarapandiyan, West: Part Vacant land belongs to Paul Soundarapandiyan and Common pathway, East : Land and Building of Ariraman , latha and Shanmugam, South : East - west Road.

Encumbrances on Property: NIL. **Property ID:** IDIB6577050371. **Reserve Price:** Rs. 61,00,000/- **EMD:** Rs. 6,10,000/- **Bid Increment:** Rs. 10,000/-

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2) Name of the Borrower / Mortgages: 1. Mr.N.Chidambaranathan, S/o. Nallasivam Pillai, Proprietor of M/s. SUN PVC PIPES (Borrower/Mortgager), No.2-3-91 South Street, Sivaramapettai, Kodikurichi, Kadayannallur Taluk, Tenkasi District-627804, 2) Mr.N Balamurugan (Mortgager/Guarantor), S/o. Nallasivam Pillai, No.2-3-91 South Street, Sivaramapettai, Kodikurichi, Kadayannallur Taluk, Tenkasi District-627804, 3) Mrs.C.Uthami (Guarantor), W/o N Chidambaranathan, No.2-3-91 South Street, Sivaramapettai, Kodikurichi, Kadayannallur Taluk, Tenkasi District-627804.

Outstanding Amount: Rs 1,01,12,111/- (Rupees One Crore One Lakh Twelve Thousand One Hundred and Eleven only) as on 23.06.2024.

Description of the Property: Property 1: **Item A:** Tenkasi District , Tenkasi registration District , Idaikal SRO Kodikurichy Village and Panchayat, Sivaramapettai, Kodikurichi Village and Panchayat, Sivaramapettai, Ward No 3 Natham Survey No 159 and as per New Sub Division New Survey no.376/25 & 376/26, Southern End Street, having an extent of 1111.69 square feet, East west 57.75 ft., south north 19.25 ft, and having total extent of 1111.69 sq.ft existing Industrial building. **Item B:** Tenkasi District , Tenkasi registration District , Idaikal SRO Kodikurichy Village and Panchayat, Sivaramapettai, Kodikurichi Village & Panchayat, Sivaramapettai, Ward no.3, Natham Survey.376/25 & 376/26, Southern End Street, having an extent of 6420 square feet and another 150 square feet (Vacant site). East west 60ft., south North 107 ft and having total extent of 6420 sq.ft vacant site and another nearby site measured East west 15 feet south North 10 feet total extent of 150 Sq. ft along with Pathway rights. **Boundaries:** North by East West Street, East by Pandarathar Land, South by utchimuppudathipillai Land, West by Pandaram Pillai Land. **Item C:** Tenkasi District , Tenkasi registration District , Idaikal SRO Kodikurichy Village and Panchayat, Sivaramapettai, Kodikurichi Village & Panchayat, Sivaramapettai, Ward No.3, Natham Survey No.376/27 in which having and extent of 10.5 cents in the eastern side out of total 17.71 cents with industrial building. Natham Survey No.376/27 in which having and extent of 10.5 cents in the eastern side out of total 17.71 cents with industrial building. **Boundaries:** North by Properties belongs to applicant Mortgager, East by Balamurugan Land, South by Balamurugan Land, west by the remaining 7.21 cents in the western side at survey no 376/27 which belongs to applicant mortgager.

Encumbrances on Property: NIL. **Property ID:** IDIB6584800372A. **Reserve Price:** Rs. 56,84,000/- **EMD:** Rs. 5,68,000/- **Bid Increment:** Rs. 10,000/-

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Property 2: Item A: Tenkasi District , Tenkasi registration District , Idaikal SRO , Kodikurichy Village and Panchayat, Sivaramapettai, Kadayannallur Taluk, Kodikurichi Village & Panchayat, Ward No.3, South Street, Natham New Survey No.376/16, having an extent of 1175 Sqr.ft.(109.16 Sqr mt.) with existing house building bearing Old door No.68, New door No.91. Measuring East West 23.5 ft., South North 50ft., and having total extent of 1175 Sqr.ft (109.16 Sqr. Mt.) with existing house building bearing old door No 68. New door No 91 and all house hold amenities. **Boundaries:**North by Avudaiyammal house and South North common Pathway, East by Shenbagavelar house and South North lane, South by Shenbagavelar and others Vacant site, West by Gurusamy pillai House and Common Wall. **Item B:**Tenkasi District , Tenkasi registration District, Idaikal SRO , Kodikurichy Village and Panchayat, Sivaramapettai, Kadayannallur Taluk, Kodikurichi Village & Panchayat, Ward No.2, Sivaramapettai, South Street, Natham New Survey No.376/14, having an extent of 173.25 Sqr.ft., (16.10Sqr.mt.) vacant site. **Boundaries:** North by East West Street, East by South North Common path way, South by Gurusampillai House and common Wall. **Item C:** Tenkasi District , Tenkasi registration District , Idaikal SRO , Kodikurichy Village and Panchayat, Sivaramapettai, Kadayannallur Taluk, Kodikurichi Village & Panchayat, Ward No.2, Sivaramapettai, South Street, Ayan Punjai Survey No.137/16b/2 , having extent of 4 cents (1742.4 Sqr ft.) Vacant site. Measuring East west 17.6 ft south North 99 ft. and having total extent of 1742.4 sqr.ft.(161.87 Sqr.mt.) Vacant site. **Boundaries:** North by Gurusamy pillai House, East by Shenbaga velar and others vacant site, South by Punjai Land belongs to Narayanan and west by Gurusampillai Vacant Site.

Encumbrances on Property: NIL. **Property ID:** IDIB6584800372B. **Reserve Price:** Rs. 19,68,000/- **EMD:** Rs. 1,96,000/- **Bid Increment:** Rs. 10,000/-

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Bidders are advised to visit the website (www.mstcecommerce.com) of our e auction service provider MSTC Ltd to participate in online bid. For Technical Assistance Please call MSTC HELPDESK No. 033-22901004 and other help line numbers available in service providers help desk. For Registration status with MSTC Ltd, please contact ibapi@mstcecommerce.com and for EMD status please contact ibapifin@mstcecommerce.com.

For property details and photograph of the property and auction terms and conditions please visit: <https://ibapi.in> and for clarifications related to this portal, please contact help line number '18001025026' and '011-41106131'. Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://ibapi.in> and www.mstcecommerce.com

Date : 26.06.2024

Place: Tirunelveli

Authorised Officer
Indian Bank