

TENDER-CUM-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002

The following property/ies mortgaged to **City Union Bank Limited** will be sold in Tender-cum-Public Auction by the Authorised Officer of the Bank, under Rule 8 (6) & 9 of the Security Interest (Enforcement) Rules, 2002, under the SARFAESI Act, 2002, for recovery of a sum of **Rs.61,02,507/- (Rupees Sixty One Lakh Two Thousand Five Hundred and Seven only)** as on **25-02-2025** together with further interest to be charged from **26-02-2025** onwards and other expenses, any other dues to the Bank by the borrowers / guarantors **No.1) Mr. Krishnakumar V.P., S/o. Late ARK Pisharody, Kizhakke Pizharam, Anchery P.O., Thrissur - 680006. No.2) Mrs. Santhi Krishnakumar, W/o. Krishnakumar V.P., Kizhakke Pizharam, Anchery P.O., Thrissur - 680006. No.3) Mr. Dheeraj .A, S/o. Ayyappan Nair Maravanjeri Home, Kottapuram, Thrissur. No.4) M/s. United Clothing Co., Vipanchika, TC/28/402, Sastha Nagar, Thiruvambady, Thrissur - 680022. Also At, M/s. United Clothing Co., Ground Floor, Lamex Arcade, Post Office Road, Thrissur - 680001.**

Note : 1) That our **123-Thrissur Branch** has also extended Financial Assistance (CUB OSL TERM EMI-BR : 501812080039960) dated **26-06-2018** requested by No.1 of you for which No. 2 of you stood as Co-obligant for the facility for a total amount of **Rs. 60,00,000/-** at a ROI of **11.50%** and the outstanding balance as on **25-02-2025** is **Rs. 20,02,754/-** plus further interest and penal interest of **2.00%** with monthly rests to be charged from **26-02-2025** till the date of realization.

2) That our **553-Thrissur-East Fort Branch** has also extended Financial Assistance (AGRI SEC OD : 512120020032293) dated **31-08-2019** requested by No.1 of you for which No.2 of you stood as Co-obligant for the facility for a total amount of **Rs. 25,50,000/-** at a ROI of **9.15%** and the balance outstanding as on **25-02-2025** is **Rs. 25,89,217/-**.

Immovable Property Mortgaged to Our Bank

(Property Owned by Mr. Krishnakumar V.P., S/o. Late ARK Pisharody)

41.53 Ares, 3.94 Ares, 73.53 Ares, 42.79 Ares & 34.09 Ares in Sy Nos.647/2 Part, 482/647/3 Part, 482/648, 482/650/5 Part and 649/3 respectively of Mulayam Village, Thrissur Taluk, Thrissur District with all improvements therein. **Boundaries :** East : Rubber Estate of Sunny and Property purchased by Krishnakumar, North : Property of K. Babu and Property purchased by Krishnakumar, West : Property of Kurien Appu Ezhuthassaan Kollan Tomy and Property of Krishnakumar, South : Property of Xavier Kunhukuttan Own Property and Vazhi.

Reserve Price : Rs.2,18,00,000/-

(Rupees Two Crore Eighteen Lakh only)

AUCTION DETAILS

Date of Tender-cum-Auction Sale

Venue

08-04-2025

City Union Bank Limited, Thrissur-East Fort Branch,
8/230-4, Ground Floor, East Avenue,
Ikkanda Warriar Road, East Fort, Thrissur - 680005.
Ph.Nos.0487- 2427054/2427154, Cell No.8590717765.

Terms and Conditions of Tender-cum-Auction Sale :

(1) The intending bidders should be present in person for the auction and participate personally and give a declaration in writing to the effect that he/she is bidding for himself/herself. (2) The intending bidders may obtain the Tender Forms from **The Manager, City Union Bank Limited, Thrissur-East Fort Branch, 8/230-4, Ground Floor, East Avenue, Ikkanda Warriar Road, East Fort, Thrissur - 680005.** (3) The intending bidders should submit their bids only in the Tender Form prescribed in sealed envelopes addressed to **The Authorised Officer, City Union Bank Ltd.,** together with a Pay Order / Demand Draft for an EMD of **10%** of the Reserve Price, drawn in favour of "**City Union Bank Ltd.,**" on or before **12.00 Noon** on the date of Tender-cum Auction Sale hereby notified. (4) For inspection of the property and other particulars, the intending purchaser may contact **Telephone Nos.0487-2427054/2427154, Cell No.8590717765.** (5) The property/ies are sold on "As-is-where-is", "As-is-what-is" and "whatever-there is" basis. (6) The sealed tenders will be opened in the presence of the intending bidders at **01.00 p.m.** on the date of Tender-cum-Auction Sale hereby notified. Though in general the sale will be by way of closed tenders, the Authorised Officer may, at his sole discretion, conduct an Open Auction among the interested bidders who desire to quote a bid higher than the one received in the closed tender process, and in such an event, the sale shall be conferred on the person making highest bid. The sale, however, is subject to confirmation of City Union Bank Limited. (7) The successful bidder shall have to pay **25% (inclusive of EMD paid)** of the Sale amount **immediately** on completion of sale and the balance amount of **75%** within **15 days** from the date of confirmation of sale, failing which the initial deposit of **25%** shall be forfeited. (8) The Sale Certificate will be issued by the Authorised Officer in favour of the successful purchaser only after receipt of the entire sale consideration within the time limit stipulated herein. (9) The successful purchaser shall bear the charges/fees payable for conveyance, such as stamp duty, registration fee etc., as applicable under law. (10) The successful bidder should pay the statutory dues (lawful house tax, electricity charges and other dues), TDS, GST if any, due to Government, Government Undertaking and local bodies. (11) The Authorised Officer shall have all the powers to accept or reject the bids or postpone or cancel the sale without assigning any reason whatsoever.

Place : Kumbakonam, Date : 28-02-2025

Authorised Officer

Regd. Office : 149, T.S.R. (Big) Street, Kumbakonam, Thanjavur District,
Tamil Nadu - 612 001, **CIN - L65110TN1904PLC001287,**

Telephone No. 0435-2402322, **Fax :** 0435-2431746, **Website :** www.cityunionbank.com