

RE-TENDER-CUM-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002

The following properties mortgaged to **City Union Bank Limited** will be sold in Re-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 the undermentioned security debts due to the Bank, together with further interest and other expenses, any other dues to the Bank by the borrowers / guarantors mentioned herein below:

PART - 1

Name of the Borrowers: No.1) Mr. Thaha, S/o. Hameedkutty P.S., Pattathil House, Mullassery P.o, Chavakkad Taluk, Thrissur - 680509. Also At, Mr. Thaha, S/o. Hameedkutty P.S., Manama 1000 Star Contracting, Hoorra, Bahrain, Bahrain - 055222. No.2) Mrs. Farsana P.A., W/o. Thaha, Pattathil House, Mullassery P.o, Chavakkad Taluk, Thrissur - 680509. No.3) Mr. Hameedkutty P.S, S/o. Sainudheen, Pattathil House, Mullassery P.o, Chavakkad Taluk, Thrissur-680509.

Outstanding Liability Amount : Rs.13,43,052/- (Rupees Thirteen Lakh Forty Three Thousand and Fifty Two only) as on 26-06-2024 plus accrued interest to be charged from 27-06-2024 plus other expenses, any other dues to the Bank by the borrowers / guarantors.

Description of the Immovable Property Mortgaged to our Bank	Reserve Price	Date & Time of Auction
(Property Owned by Mr. Hameedkutty P.S, S/o. Sainudheen) The site and superstructure now existing and putup thereon in future in R.S.No.269/3 to the extent of 4.05 Are in Mullassery Village, Changalayi Amson, Chavakkad Taluk, Thrissur District within the following boundaries : East - Road, North - Paramba of Pathiel Prabhakaran, West - Remaining Paramba, South - Paramba of Pathiel Ravendran.	₹ 28,00,000/- (Rupees Twenty Eight Lakh only)	23-07-2024 at 1.00 p.m.

PART - 2

Name of the Borrowers: No.1) Mrs. Shameera Shereef, W/o. E.S. Shereef, Edassery House, Manakkakadavu, Kadappuram, Chavakkad Taluk - 680514. No.2) Mr. E.S. Shereef, S/o. Sidhi, Edassery House, Manakkakadavu, Kadappuram, Chavakkad Taluk - 680514..

Outstanding Liability Amount : Rs.20,25,107/- (Rupees Twenty Lakh Twenty Five Thousand One Hundred and Seven only) as on 26-06-2024 plus accrued interest to be charged from 27-06-2024 plus other expenses, any other dues to the Bank by the borrowers / guarantors.

Description of the Immovable Property Mortgaged to our Bank	Reserve Price	Date & Time of Auction
(Property Owned by Mr. E.S. Shereef, S/o. Sidhi) Land in 3.54 Area under US No.234/2, in Kadappuram Village, Kadappuram Desom, Chavakkad Taluk, Thrissur District having the following boundaries : North : Property of Subaida, East : Thodu, West : Road, South : Way. Along with superstructure putup thereon.	₹ 32,00,000/- (Rupees Thirty Two Lakh only)	23-07-2024 at 02.00 p.m.

Venue of Re-Tender-cum-Auction: City Union Bank Limited, Chavakkad Branch, No.22/748-B, T T Complex, Ground Floor, North-Bye-Pass Road, Chavakkad, Thrissur, Kerala - 680506. Telephone No.0487-2507884, Cell No.9349001381.

Terms and Conditions of Re-Tender-cum-Auction Sale :

- 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.
- The intending bidders may obtain the Tender Forms from **The Manager, City Union Bank Limited, Chavakkad Branch, No.22/748-B, T T Complex, Ground Floor, North-Bye-Pass Road, Chavakkad, Thrissur, Kerala - 680506.**
- 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 for PART - 1 & on or before 01.00 p.m. for PART - 2.
- For inspection of the property and other particulars, the intending purchaser may contact : Telephone No.0487-2507884, Cell No.9349001381.
- The property/ies are sold on "As-is-where-is", "As-is-what-is" and "whatever-there is" basis.
- The sealed Tenders will be opened in the presence of the intending bidders at 01.00 p.m. for PART - 1 & 02.00 p.m. for PART - 2 properties 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.**
- The successful bidder shall have to pay 25% (inclusive of EMD paid) of 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.
- 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.
- The successful purchaser shall bear the charges/fees payable for conveyance, such as stamp duty, registration fee etc., as applicable under law.
- 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.
- 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 : 29-06-2024

Authorised Officer
City Union Bank Ltd.

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