

E- AUCTION SALE NOTICE

E- AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002.

E- auction sale notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and Security (Enforcement) Rules 2002, will be sold by e – auction.

1	Name and address of the secured Creditor	:	Kerala Grameena Bank, Ayamkudy Branch, Ayamkudy (P.O) Kottayam-686613
2	Name of the Mortgagor	:	Smt. Ajitha Valsala Kumar
3	Name and address of the borrower	:	<ol style="list-style-type: none"> 1. Smt. Ajitha Valsalakumar W/o Valsala Kumar, Puthenkalayil House, Ayamkudy P.O, Kottayam-686613 2. Valsalakumar S/o Kunjukunju, Puthenkalayil House, Ayamkudy P.O, Kottayam-686613.
4	Total liabilities as on 29-12-2025	:	Rs. 15,95,941/- (as on 10-12-2025 plus cost and further interest from 02-10-2025)
5	a) Date & time of Auction	:	03-02-2026, 10 AM to 02 PM
	b) Website platform for Auction	:	https://sarfaesi.auctiontiger.net
6	Details of property/ies	:	<p>All that part and parcel of property consisting of 2.83 Ares in RS No- 1123/7/2/1 of Muttuchira Village of Vaikom Taluk within Kaduthuruthy SRO of Kottayam District.</p> <p><u>Bounded</u></p> <p>on the North : Property of Ouseph on the East : Property of Ouseph on the South : Pathway on the West : Pathway</p>
7	Reserve price	:	Rs.16,50,000/- (Rupees Sixteen Lakhs Fifty Thousand only)
8	Increase in Bid amount	:	Rs. 10,000/-

9. Other terms and conditions:

- a) The property/ies will be sold on "AS IS WHERE IS, "AS IS WHAT IS" and " WHATEVER THERE IS" condition including encumbrances, if any,(There are no encumbrances to the knowledge of the Bank). For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD) referred to 8 (d) below
- b) The property/ies will not be sold below the reserve price.
- c) The property can be inspected on 29-01-2026 between 10 AM to 4 PM
- d) The intending bidders shall deposit Earnest Money Deposit (EMD) of Rs.1,65,000/- (Rupees One Lakh Sixty Five Thousand only) being 10% of the reserve price, by way of DD favouring Authorised Officer, Kerala Grameena Bank,Regional Office, Kottayam OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Kerala Grameena Bank Ayamkudy Branch, IFSC-KLGB0040591, Account Number- 405911013050114 on or before 29-01-2026, 4 pm
- e) Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor
- f) The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on the sale being knocked down in his/her favour and the balance within 15 days from the date of confirmation of sale. If the successful bidder fails to pay the sale price as stated above, the deposit made by him shall be forfeited.
- g) All charges for conveyance, stamp duty registration and TDS etc. as applicable shall be borne by the successful Bidder only
- h) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof

10	Auction Service Provider	M/s. e-Procurement Technologies Limited-Auction Tiger B-704, Wall Street-II,Opp.Orient Club,Nr.Gujarat College,Ellis Bridge,Ahmedabad-380006 Gujarat(India)
11	Website	https://sarfaesi.auctiontiger.net

For further details, Authorised Officer, KGB RO Kottayam (94009 99848) / Ayamkudy Branch (94009 99591) /HO RL& FP Wing (94009 99020) / auction service provider (+917418281709/0124-4302000) may be contacted during office hours on any working day.

Place : Kottayam
Date : 29-01-2025

Authorised Officer
Kerala Grameena Bank