

- 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.

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| 1 | Name and address of the secured Creditor | : | KERALA GRAMIN BANK, KUMILY BRANCH, PARUNTHRICKAL BUILDING, KUMILY (P.O) ,IDUKKI (DT) - 6865509 |
| 2 | Name of the Mortgagor | : | 1. Smt. Mary Babu W/o Babu Antony |
| 3 | Name and address of the borrower | : | 1. Smt. Mary Babu W/o Babu Antony, Thadathil, Ottakathalamedu, Attapallam (P.O), Idukki-685509 |
| 4 | Total liabilities as on 03-11-2025 | : | Rs.3,03,005/- (plus further interest and charges from 09-10-2025) |
| 5 | a) Date & time of Auction | : | 11-12-2025, 10 AM to 02 PM (with unlimited extension of 5 min. duration each till the conclusion of the sale) |
| | b) Website platform for Auction | : | https://sarfaesi.auctiontiger.net |
| 6 | Details of property/ies | : | 2.43 Ares of property in ReSy. 2/1-305-1-1 of Kumily Village of Peermade Taluk within Peermade SRO and Idukki district belonging to Smt. Mary Babu Bounded on the North : Property of Samkutty on the East : Pathway on the South : Pathway on the West : Property of Samkutty and Pathway |
| 7 | Reserve price | : | Rs.18,36,000/- (Rupees Eighteen Lakh Thirty Six Thousand Only) |
| 8 | Increase in Bid amount | : | Rs. 10,000/- |

9. Other terms and conditions:

- 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
- The property/ies will not be sold below the reserve price.
- The property can be inspected on **08-12-2025** between **10 AM to 4 PM**
- The intending bidders shall deposit Earnest Money Deposit (EMD) of Rs.1,83,600/- (Rupees One Lakh Eighty Three Thousand Six Hundred Only) being 10% of the reserve price, by way of DD favouring Authorised Officer, Kerala Gramin Bank,Regional Office, Kottayam OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Kerala Gramin Bank Kumily Branch, IFSC-**KLGB004389**, Account Number-**403891013050114** on or before **08-12-2025, 4 pm**
- Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor
- 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.
- All charges for conveyance, stamp duty registration and TDS etc. as applicable shall be borne by the successful Bidder only
- Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof

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| 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) / Kumily Branch (94009 99389) /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 : **03-11-2025**

Authorised Officer
Kerala Gramin Bank