

Reliance Asset Reconstruction Company Ltd.
Asset Reconstruction
Corp. Office: 11th Floor, North Side, R-Tech Park, Western Express Highway, Gorenge (East), Mumbai- 400063.

Notice for Sale of Secured Assets [See 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/movable properties mortgaged/hypothecated to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of Secured Creditor.

That, Reliagre Housing Development Finance Corporation Ltd., has vide two separate Assignment Agreement dated 29.03.2019 and 29.03.2023 assigned the financial assets/debts of below mentioned loan accounts along with its right, title and interest together with underlying securities in favour of Reliance Asset Reconstruction Company Ltd. (RARC) trustee of RARC 059 (RHDFCL HL) Trust and RARC 080 (RHDFCL HL) Trust. By virtue of the said assignment, we have become your secured creditor and lawfully entitled to recover the entire contractual dues.

Therefore, the undersigned Authorised Officer of Reliance Asset Reconstruction Company Ltd., hereby give you notice of 15 days that the below mentioned mortgaged properties shall be sold by the undersigned by way of E-auction "As is where is", "As is what is", and "Whatever there is" on 26.12.2025, for recovery of amount mentioned in demand notice u/s 13(2) plus future interest and cost due to Reliance Asset Reconstruction Company Limited as a trustee of RARC 059 (RHDFCL HL) Trust and RARC 080 (RHDFCL HL) Trust Secured Creditor from mentioned borrowers/mortgagors. The reserve price and the earnest money deposit (EMD) are as under:

Description of mortgaged property:

Lot No. **Borrowers name, Property Details, demand notice and possession date** **Reserve Price EMD**

RARC 059 (RHDFCL HL) Trust

1 R SAMPATH AND SUHADA SAMPATH BOTH R/O SHOP NO. 7/3, PERANDAPALLI VILLAGE & POST SRI THIRUMALI PHUMATIC COMPANY, UPSTAIRS, HOSUR TLK, KRISHNAGIRI, TAMILNADU-633002 ALSO AT- PATTAN NO.1180, SURVEY NO.211/1A (NEW S.NO.211/1A1), SALEM WEST DISTRICT, SALEM TALUK, KANNANGURUCHI VILLAGE, TAMILNADU-632001 ALSO SURVEY NO.211/1A (NEW S.NO.211/1A1), PUNJAI HECTARE 0.37,0, ASSESSMENT RS.2.05 (PA.0.91 CENTS), ENTIRE AREA OF PA.0.91 CENTS, SURVEY NO.211/1A, PUJAI HECTARE 0.06,0, ASSESSMENT RS.0.38, IN THIS 13RD SHARE, i.e. PA.0.05 CENTS, IN TOTAL AN AREA OF PA.0.96 CENTS OF LAND IN THIS AN AREA OF 1474.72 SQ. FEET, BOUNDED BY- NORTH: SUNDARAJAN AND BANUMATHI LAND, SOUTH: SUBRAMANI PROPERTY AND COMMON PATHWAY, EAST: GANESAN PROPERTY, WEST: RAJA PROPERTY

Demand notice: Rs. 23,49,31.73/- (Rs. Twenty Three Lakhs Forty Nine Thousand Three Hundred Forty One Paise Seventy Three Only) as on 15-02-2019 plus future interest & cost.

Constructive/Physical Possession date: 06/01/2025

Inspection of Property : 23.12.2025 from 11.00 A.M. to 02.00 P.M.

Last date for bid submission : 24.12.2025 till 5.00 PM

Date of e-auction : 26.12.2025 between 11 AM to 1 PM with extension of 5 minutes each

TERMS AND CONDITIONS OF SALE:

1. The property shall not be sold below the reserve price and sale is subject to the confirmation by RARC as a secured creditor. 2. E-auction will be conducted ONLINE through M/s. C1 INDIA PVT LTD at Plot No 68 Gurgaon Haryana pin Code 122003. 3. Before participating in E-auction, the intending bidders should hold a valid e-mail id and register their names at portal www.bankeuctions.com and get their User ID and password from M/s. C1 INDIA PVT LTD. 4. Prospective bidders may avail online training on E-auction from M/s. C1 INDIA PVT LTD. (Contact Person : Mr. Dharni Krishna on Mobile +91 9948182222, Delhi@1india.com or Support@bankeuctions.com) (Helpline No. 729198124,25,26). 5. For RARC 059 (RHDFCL HL) Trust property Earliest Money Deposit (EMD) shall be deposited through RTGS/NEFT fund transfer to Current Account No. 674257088, Name of the Bank: Indian Bank Branch: Santacruz West Branch Mumbai, 400054, Name of the Beneficiary: RARC 059 (RHDFCL HL) Trust, IFSC Code: IDIB0005010. Please note that the Cheques/Demand Draft shall not be accepted towards EMD. 6. For RARC 080 (RHDFCL HL) Trust property Earliest Money Deposit (EMD) shall be deposited through RTGS/NEFT fund transfer to Current Account No. 12250502146 Name of the Bank: ICICI Bank Ltd. Branch: Veera Desai Branch Mumbai, 400058, Name of the Beneficiary: RARC 080 (RHDFCL HL) Trust, IFSC Code: ICIC0001225. Please note that the Cheques/Demand Draft shall not be accepted towards EMD. 7. The bids below reserve price and/or without EMD amount shall not be accepted. Bidders may improve their further bid amount in multiple of Rs. 5000 per lot. 8. The successful bidder shall deposit 25% of the bid amount/sale price (including EMD) immediately after declaration of successful bidder. The successful bidder will deposit balance 75% of the bid amount/sale price within 15 days from the date of declaration of successful bidder. 9. If successful bidder fails to deposit sale price as stated above, all deposits including EMD will be forfeited. 10. The EMD amount of unsuccessful bidders will be returned without interest, after the closure of the E-auction sales proceedings within Seven days. 11. The particulars given by the Authorised Officer are stated to the best of his knowledge, belief and records. Authorized Officer shall not be responsible for any error, misstatement or omission etc. 12. The undersigned Authorised Officer has the absolute right and discretion to accept or reject any bid or adjourn/postpone/cancel the sale or modify any terms and conditions of the sale without any prior notice or assigning any reasons. 13. The bidders should make discreet enquiries as regards to charge/encumbrances/statutory dues on the property and should satisfy themselves about the title, extent, quality of the property before submitting their bid. No claim of whatever nature regarding charges, encumbrances over the property and any other matter etc., shall be entertained after submission of the online bid. 14. As per records available, the undersigned have no information about any encumbrance on the properties as on the date of this notice. 15. Any dues, taxes, VAT, TDS, GST, charges on the property whether statutory or otherwise including stamp duty/registration fees on sale of property shall be borne by the purchaser only.

For any other information, please contact at 18001039711/18602644111/18003099711 may be contacted.

STATUTORY 15 DAYS' NOTICE UNDER RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

The Borrower/C-Borrowers/guarantors/mortgagors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary expenses before E- auction, failing which the e-auction of mortgaged property mentioned above shall take place and balance dues if any shall be recovered with interest/cost. In Case of no bid received in the auction sale on the date fixed for auction, the secured creditor shall be at liberty to sell this property by way of private treaty or on the reserve price fixed above to any prospective buyer. Borrower/C-Borrowers/Guarantors/Mortgagors are hereby called upon to SHIFT/REMOVE ALL HOUSEHOLD ARTICLES / PERSONAL BELONGINGS IF ANY LYING IN THE REPOSSESSED PROPERTY, as per Panchanama/inventory report prepared at the time of taking possession of the mortgaged property, within 7 (seven) days from the date of this notice. On failure to shift household articles/personal belongings within stipulated period of 7 (seven) days from the date of this notice, the company shall be constrained to remove/shift/ dispose off the same "as is where is, as is what is and whatever there is" at Borrower/C-Borrowers/guarantors/mortgagors risk, responsibilities & cost. Company shall not be responsible for any claim raised by any party in this regard.

Place: TAMIL NADU

Authorized Officer
Reliance Asset Reconstruction Co. Ltd.

Note: Amount paid if any after issuance of Demand Notice under Section 13(2) of SARFAESI Act, 2002, would be reckoned for ascertaining the dues payable at the time of realization/settlement.

UGRO
CAPITAL

UGRO Capital Limited
4th Floor, Tower 3, Equinox Business Park, LBS Road, Kurla, Mumbai 400070

CORRIGENDUM TO AUCTION NOTICE

It is hereby informed that the Auction Notice published on 06.11.2025 in Business Standard and Hindu-Tamil Pramukh Company, Upstairs, Hosur TLK, Krishnagiri, Tamilnadu-633002 ALSO AT- PATTAN NO.1180, SURVEY NO.211/1A (NEW S.NO.211/1A1), SALEM WEST DISTRICT, SALEM TALUK, KANNANGURUCHI VILLAGE, TAMILNADU-632001 ALSO SURVEY NO.211/1A (NEW S.NO.211/1A1), PUNJAI HECTARE 0.37,0, ASSESSMENT RS.2.05 (PA.0.91 CENTS), ENTIRE AREA OF PA.0.91 CENTS, SURVEY NO.211/1A, PUJAI HECTARE 0.06,0, ASSESSMENT RS.0.38, IN THIS 13RD SHARE, i.e. PA.0.05 CENTS, IN TOTAL AN AREA OF PA.0.96 CENTS OF LAND IN THIS AN AREA OF 1474.72 SQ. FEET, BOUNDED BY- NORTH: SUNDARAJAN AND BANUMATHI LAND, SOUTH: SUBRAMANI PROPERTY AND COMMON PATHWAY, EAST: GANESAN PROPERTY, WEST: RAJA PROPERTY

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