

ओरियन्टल बैंक ऑफ कॉमर्स
(भारत सरकार का उपक्रम)

Large Corporate Branch
14th Floor, Maker Tower F
Cuffe Parade, Mumbai – 400005
Tel: 22154656 / 43471539 / 22153836
Email – bm0902@obc.co.in



ORIENTAL BANK OF COMMERCE
(A GOVERNMENT OF INDIA UNDERTAKING)

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E-AUCTION SALE NOTICE

The undersigned as Authorized Officer of Oriental Bank of Commerce has taken over possession of the following properties pursuant to the notices issued under the provisions of the Securitization and Reconstruction of the Financial Assets and Enforcement of Security Interest Act – 2002, in the following loan accounts with a right to sell the same on "AS IS WHERE IS", "AS IS WHAT IS" and "WITHOUT RECOURSE" basis for realization of Bank's dues.

<i>Name of the Borrower.</i>	Ntera Mercantile Pvt. Ltd	
1) <i>Date of Demand Notice</i>	1)30.11.2017	
2) <i>Date of Possession</i>	2) 17.10.2018 & 20.10.2018	
3) <i>Amount of Demand.</i>	3) Rs.41,74,97,061.65 (Rupees Fourty One crore Seventy Four lakhs Ninety Seven Thousand Sixty One and paise Sixty Five only) as on 31/10/2017 plus further interest thereon from 01/11/2017 and Costs, Charges and expenses incurred / to be incurred and less amount of recoveries thereafter.	
<i>Description of the Properties</i>	<p><u>Property No.1</u> - Flat No. 101, admeasuring 1550 sq feet(Built up area) situated on 1st Floor of the building named Pinnacle Pride Building situate on plot No 67, T.P.S-IV, Bandra West, Mumbai standing in the name of Akshata Realtor Pvt. Ltd (UNDER PHYSICAL POSSESSION)</p> <p><u>Property No. 2</u>- Flat No. 102 admeasuring 870 sq. Feet (Carpet Area) equivalent to 960 Sq. Feet built up area on 1st floor of building Known as "Padma Ashish" consisting of ground plus 3 upper Floors situate at plot No 649, 20th Road, Khar(W), Mumbai-400052 , <u>standing in the name of Akshata Realtor Pvt. Ltd (UNDER PHYSICAL POSSESSION)</u></p>	
PARTICULARS	<u>Property No.1</u>	<u>Property No. 2</u>
RESERVE PRICE	Rs. 669.60 Lac	Rs. 259.20 Lac
EMD	Rs. 67.00 Lac	Rs. 26.00 Lac
BID INCREMENTAL AMOUNT	Rs. 6.7 Lac	Rs. 2.6 Lac
Last Date & Time of EMD Deposit	26.02.2019,	26.02.2019
For verification of the property	20.02.2019 From 11.00 a.m. to 1.00 p.m.	20.02.2019 From 3.00 p.m. to 5.00 p.m.
EMD SUBMISSION	<u>A/c No. 09021181000277</u> IFSC CODE: ORBC0100902	
ACCOUNTS DETAILS	Oriental Bank of Commerce, Large Corporate Branch, 14th Floor, Maker Tower, F- Wing, Cuffe Parade, Mumbai 400005	
	Name of the A/c : EMD A/c Ntera Mercantile Pvt Ltd.	
Date & Time of e-auction.	28.02.2019, 11.00 am to 1.00 pm	28.02.2019, 3.00 pm to 5.00 pm

Offers are invited by electronic mode through <https://www.bankeauctions.com>, for the e-auction to be held on 28.02.2019 under SARFAESI Act 2002 by the undersigned from the intending buyer(s)/ bidders for purchase of the above properties on "AS IS WHERE IS" , "AS IS WHAT IS" AND "WITHOUT RECOURSE" BASIS. Auction/ bidding will be done "Online Electronic Bidding" through the Web Portal: <https://www.bankeauctions.com>, on 28.02.2019 as per time schedule mentioned above, with an extension of 5 minutes (unlimited). The intending buyers are requested to register themselves with the portal and obtain Login ID and Password. The interested bidders shall submit their bid along with EMD by accessing the aforesaid Web Portal through the Login ID and Password acquired through the Web Portal. The EMD shall be payable through NEFT/ RTGS to the Accounts as above.

LAST DATE AND TIME OF EMD AND KYC DOCUMENTS SUBMISSION: 26.02.2019 UPTO 05.00 PM.

Only intending bidders holding valid User ID and Password and confirmed payment of EMD through NEFT/ RTGS and submission of required ID Proof (Self attested copies of PAN Card / Aadhar Card / Driving Licence / Passport – Any two) shall be eligible for participating in the online auction. Interested bidders, who require assistance in creating User ID and Password, uploading documents, submitting EMD and seek for training on e-bidding process, may contact Central Help Desk of M/s.C1 India Pvt Ltd.: can be reached to Hareesh Gowda-9594597555, Jaysingh-7738866326, Helpline Nos. 0124 - 4302020 / 21 / 22 / 23 / 24, **email address** : hareesh.gowda@c1india.com, jay.singh@c1india.com; web mail - <https://www.bankeauctions.com>

For any property related query, they may contact Shri Jay Shankar Kumar, Chief Manager, Oriental Bank of Commerce, Large Corporate Branch, 14th Floor, Maker Tower, F-Wing, Cuffe Parade, Mumbai-400005 Ph: 022-43023144 / 43023149, Mail: bm0902@obc.co.in; during the office hours. The said deposit shall be adjusted in the case of successful bidder, otherwise refunded to the unsuccessful bidder(s). The amount of EMD will not carry any interest.

The offer without earnest money deposit or proper documents submission will summarily be rejected. The bidder, whose bid will be found highest at the closure of the e-bidding process, shall be declared as successful bidder and a communication to the effect will be issued through electronic mode, which shall be subject to approval by the Authorised Officer of the Bank. The successful purchaser shall deposit 25% of the amount of sale price, adjusting the amount of EMD paid already, Immediately, latest by next working day of the acceptance of offer by the Authorised Officer in respect of the sale, failing which, the amount of earnest deposit shall be forfeited. The balance 75% of the sale price is payable on or before 15th day of confirmation of the sale by the Authorised Officer or such extended period, as agreed upon in writing by and between the purchaser & secured creditor in any case not exceeding three months and solely at the discretion of the Authorised Officer. In case of failure to deposit the balance amount within the prescribed period, the deposited amount shall be forfeited. In default of payment, the property shall be re-sold and defaulting purchaser shall not have any claim whatsoever. Any statutory and other dues payable and due on the properties shall be borne by the intending purchaser. Further inquiries, if any and/or terms and conditions for sale have been uploaded in the aforesaid Web Portal or can be obtained from Authorised Officer. The offers not conforming to the terms of sale shall be rejected. The successful purchaser, on payment of entire sale price and on completion of sale formalities, shall be issued a Sale Certificate as per format prescribed under SARFAESI Rules. The purchaser shall bear the expenses on Stamp Duty and Registration charges, if any. The Authorised Officer of the Bank reserves the rights to reject any or all the offers or accept offer for one or more properties received without assigning any reasons, whatsoever. This is also a notice to the borrower(s)/Guarantor(s)/Mortgagor(s) of the said loan, u/s 8(6) of rules under the SARFAESI Act-2002, about holding of e-auction sale of the above mentioned property on the above mentioned date, requesting their presence and co-operation.

The intending bidders should make their own independent inquires regarding the encumbrances, title of property/ies & to inspect & satisfy themselves about title of the property.

The interested bidders are informed that the Bank shall not pay any interest, cost, damages, compensation etc on any amount deposited by the bidders, if any, in the event of any court / tribunal / forum grant stay on the auction proceedings. The bank shall also not be liable in any manner in handing over the vacant possession of the property which may be caused due to any delay in handing over the vacant possession which may be caused due to stay/any other restrained order of any court / tribunal / forum.

The borrower(s)/mortgagor(s)' attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available to redeem the secured assets.

FOR DETAILS TERMS AND CONDITIONS PLEASE REFER TO OUR WEBSITE
<https://obcindia.co.in> / <https://publishtenders.gov.in> / <https://www.bankeauctions.com>

THE BANK RESERVES THE RIGHT TO SELL THE PROPERTY THROUGH PRIVATE TREATY, IN THE EVENT OF FAILURE OF THE E-AUCTION.

THIS NOTICE WILL BE TREATED AS NOTICE TO THE BORROWER AS WELL AS GUARANTOR IN COMPLIANCE TO RULE 8(6) AND RULE 9 OF SARFAESI ACT 2002.

Date : January 21, 2019

Place : MUMBAI

AUTHORISED OFFICER