



E-AUCTION SALE NOTICE

**APPENDIX-IV – A [See Proviso to rule 8 (6)]
PUBLIC NOTICE FOR SALE OF IMMOVABLE PROPERTIES ON 09.01.2020
LAST DATE & TIME OF SUBMISSION OF EMD AND DOCUMENTS IS 07-01-2020 UPTO 04:00 PM**

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization 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 properties mortgaged/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorised Officer of Oriental Bank of Commerce Resolution recovery & Law, 103,8-2-248-A, Maharishi House, Road No-3, Banjara Hills, Hyderabad-500034, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on 09.01.2020 Between 11.00 A.M. to 1.00 P.M. for recovery of dues along with interest and other charges / expenses less recoveries if any due to the Authorised Officer of Oriental Bank of Commerce, Resolution recovery & Law, 103,8-2-248-A, Maharishi House, Road No-3, Banjara Hills, Hyderabad-500034, Secured Creditor from the following Borrowers/Guarantors. The reserve price of the properties are shown below along with details of earnest money deposit & Bid Increment amount.

The Encumbrances on the properties known to the Bank is NIL.

The sale will be done by the undersigned through e-auction platform provided at the Web Portal <https://obc.auctiontiger.net>.

DESCRIPTION OF IMMOVABLE PROPERTIES

S.NO	Name of the Branch & Name of the Borrower / Guarantors	Details of property & Name of the owner of the property	Outstanding Amount	Demand Notice Date	EMD SUBMISSION ACCOUNT DETAILS & IFSC	Reserve Price	Date of Inspection	Date/ Time of e-Auction
						EMD Bid Increase Amt		
1.	Ameerpet (Green Lands) M/s. Chemsol Labs Pvt Ltd. Represented by Managing Director. Mr. V. Vamsi Krishna & Director. Mrs. V. Swarna Kumari A/c No. 07064015003224	<p>Lot No-1: All that the residential Flat no.101 bearing municipal no.7-2-1771/101, on Ground Floor of "Navjeevan Apartments", admeasuring 1459 Sq.Ft including common areas and one car parking measuring 150 Sq.ft together with undivided share of 1 and 55.315 Square yards out of 2323.23 Square yards in premises bearing municipal no.7-2-1771, situated at Czech colony, Sanath Nagar, Hyderabad, Telangana and bounded as follows: North: Open to Sky, South: Passage, East: Open to sky, West: Corridor</p> <p>Lot No-2: All that the unit/office space no.102 bearing municipal nos: 7-1-95/4, 5, 6, 96 to 98/102, on first floor, of "Gyan Arcade" admeasuring 1000 sq.ft including common area, together with undivided share of land admeasuring 8 square yards out of 614 Square yards, in the premises bearing municipal nos.7-1-95/4, 5, 6, and 7-1-96, 7-1-97, & 7-1-98 in survey no.228 situated at Ameerpet Hyderabad and bounded by:-North: Passage (Corridor) South: Open to sky- main road, East: Office no.101 belonging to S. Jal Shree, West: Open to sky - Road</p> <p>Lot No-3: All that the Unit/Office no.304 (304A & 304B as per actual) bearing municipal No.7-1-95/4,5,6,96 to 98/304 on third floor of "Gyan Arcade", admeasuring 1400 Square feet including common area together with undivided share in the land measuring 12 Square yards, in premises bearing municipal no.7-1-95/4,5,6, and 7-1-96, 7-1-97 and 7-1-98, in survey no.228, situated at Ameerpet, Hyderabad, Telangana and bounded by:-North: Open to sky & Neighbours of Mrs. Dharam Singh South: Passage & Corridor, East: Seeshmahal Theater, West: Road</p> <p>Lot No-4: All that part & parcel of land marked as plot bearing no.459 in Sy Nos.288 admeasuring an area of 267 Sq.yds or 223Sq.mts Situated at village Chitukula, Patancheru mandal, Madak dist. Registrar Sanga Reddy, Andhra Pradesh. 1st Layout sanctioned by the Executive Officer Chitukula Grampanchayat Vide No.15 Dt:03-06-1997 and bounded by the following boundaries:- North: By Plot No.458, South: By Plot No.460 East: By Plot No.466, West: By 40 Ft wide road</p> <p>Lot No-5: All that part and parcel of land marked as plot bearing no.463 in Sy no. 288 admeasuring an area of 267 Sq.yards or 223 Sq.mts situated at village chitukula, Patancheru mandal, madak dist. Registrar Sanga Reddy, Hyderabad, 1st layout sanctioned by the executive officer chitukula Grampanchayat, Vide no.15 Dt:03-06-1997 and bounded within the following boundaries:- North: By Plot No.462, South: By Open Place, East: By Open Place, West: By 40 Ft wide road</p>	Rs 7,75,70,187.34 + Interest thereon From 01.01.2019	01-01-2019	A/c No. 07061181000077 IFSC Code ORBC0100706	Rs.42,67,000.00	26-12-2019	09.01.2020 at 11.00 A.M. To 1.00 P.M
						Rs. 4,26,700.00		
						Rs.50,000.00		
						Rs.53,38,000.00		
						Rs. 5,33,800.00 Rs.50,000.00		
2.	Srinagar Colony M/s. Logos Travels Represented by Proprietor Mr. Kadari Krishna A/c No. 11104021000011	All that part of House bearing No.1-9/1, admeasuring 97.30 Sq. Yards, or equivalent to 81.35 Sq.mts, Situates at Grama Kantam of Guttabegumpet Village, Serilingampally Mandal and Municipality, Ranga Reddy District, A.P. and bounded as follows: North: 5' Wide Lane, South: Part of House No. 1-9/1, East: Neighbor's House, West: 25' Wide Road	Rs73,86,474.85 + Interest thereon From 01.11.2018	05-11-2018	A/c No. 07061181000077 IFSC Code ORBC0100706	Rs.1,04,76,250.00	26-12-2019	09-01-2020 at 11.00 A.M. To 1.00 P.M
						Rs. 10,47,625.00		
						Rs.50,000/-		

Terms & Conditions of Online Tender/Auction

- The auction sale will be "online e-auction" bidding through website <https://obc.auctiontiger.net> on 09.01.2020 between 11.00 a.m to 01.00 p.m. (IST) with unlimited Extensions of 5 minutes each Bidders are advised to go through the website <https://obc.auctiontiger.net> (E-auction Agency website and Bank's website address) for detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction sale proceeding.
- The EMD shall be payable through NEFT/RTGS on account mentioned in publication
- The interested bidder has to submit their Bid Documents [EMD (not below the Reserve Price) and required documents as given below, on/ before 07.01.2020 upto 16.00 hrs and after going through the Registering Process (One time) and generating User ID & Password of their own, shall be eligible for participating in the e-Auction Process, subject to due verification (of the documents) and/ or approval of the Authorised Officer. The intending purchaser/bidder is required to get the copies of the following documents uploaded in the Web Portal before last date of submission of the bid(s) viz. i) Copy of the NEFT/RTGS Challan; ii) Copy of PAN Card; iii) Proof of Identification (KYC) viz. self-attested copy of Voter ID Card/ Driving License/ Passport etc. Copy of proof of address; without which the bid is liable to be rejected.
- Last Date for the submission of online bids – 09.01.2020 by 04.00 P.M Prospective bidders may avail online training on e-auction from contact M/s. e-Procurement Technologies Limited. (Auctiontiger) H.No: 3-6-259, flat No: 301, 3rd floor, span chambers, Telugu academy Road, Himayath nagar, Hyderabad-500029 Mr. Parthiv Trivedi : 079-41072407 / 405 & Mr. Janardhan Reddy : 09052070217 / 7989449311 and on Email ids: telangana@auctiontiger.net & support@auctiontiger.net and for property related queries contact Shri. K.S. HARI KUMAR, Chief Manager- Ph: 9848037436; 040-23147053/28/49 & For further details, contact the Authorized Officer, Oriental Bank Of Commerce Bank, email: mt_7635@obc.co.in;
- The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, adjusting the EMD already paid, immediately on acceptance of bid price by the Authorised Officer and the balance 75% of the sale price on or before 15th day of sale or within such extended period as agreed upon in writing by and solely at the discretion of the Authorised Officer. In case of default in payment by the successful bidder, the amount already deposited by the offer shall be liable to be forfeited and property shall be put to re-auction and the defaulting borrower shall have no claim/ right in respect of property/ amount.
- Neither the Authorised Officer/ Bank nor M/s. E-Procurement Technologies (Auction Tiger) shall be liable for any Internet Network problem and the interested bidders to ensure that they are technically well equipped for participating in the e-Auction event.
- The purchaser shall bear the applicable stamp duties/ additional stamp duty/ transfer charges, fee etc. and also all the statutory/ non-statutory dues, taxes, rates, assessment charges, fees etc. owing to anybody.
- 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 of 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.
- If the dues of the Bank together with all costs, charges and expenses as may be acceptable to the bank are tendered by/on behalf of the borrowers or guarantors, at any time on or before the date fixed for sale, the sale of asset may be postponed/cancelled.
- The interested bidders who have submitted their EMD not below the Reserve Price through online mode before 04:00 P.M. on 07.01.2020 shall be eligible for participating the e-bidding process. The e-Auction of above properties would be conducted exactly on the scheduled Date & Time as mentioned against each property by way of inter-se bidding amongst the bidders. The bidder shall improve their offer in multiple of the amount mentioned under the column "Bid Increase Amount" against each property. In case bid is placed in the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes (subject to maximum of unlimited extensions of 5 minutes each). The bidder who submits the highest bid amount (not below the Reserve Price) on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by the Authorised Officer/ Secured Creditor
- The Authorised Officer is not bound to accept the highest offer and the Authorised Officer has the absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction without assigning any reason thereof.
- The bidders are advised to go through the detailed Terms & Conditions of e-Auction available on the Web Portal of M/s E-Procurement Technologies (Auction Tiger) website <https://obc.auctiontiger.net> and taking part in the e-Auction.
- All statutory dues payable and any other dues on the property(s), expenses relating to Stamp duty, Registration Charges, Conveyance, Lawyer's Fees etc. will be borne by the auction purchaser.
- As per Income Tax Rules TDS @ 1% of auction price is payable by the successful auction purchaser if the purchase price is more than Rs. 50.00 lacs.

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.

Place: Hyderabad
Date: 04-12-2019.

Authorized Officer,
Oriental Bank of Commerce



