



**ORIENTAL BANK OF COMMERCE**  
**(A GOVT. OF INDIA UNDERTAKING)**  
**No.769, Spencer Plaza, Anna Salai, RRL Cluster, Ground Floor**  
**Chennai-600002**  
**044-28502030/2033**  
**Email: [rri\\_7618@obc.co.in](mailto:rri_7618@obc.co.in)**  
**APPENDIX-IV – A**

[ See Proviso to rule 8 (6)]

**PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTIES ON 31.01.2020**

**LAST DATE & TIME OF SUBMISSION OF EMD AND DOCUMENTS IS 29.01.2020 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, Oriental Bank of Commerce, RRL Cluster, Chennai-600002, the constructive possession of which has been taken by the Authorised Officer of **Oriental Bank of Commerce RRL Cluster Chennai: No.769, Spencer Plaza, Anna Salai, Chennai-600002, Tel No: 044-28502030/2033**. Secured Creditor, will be sold on “As is where is”, “As is what is”, and “Whatever there is” **on 31.01.2020** 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 , RRL, Cluster Chennai: No.769, Spencer Plaza, Anna Salai, Chennai-600002, Tel No: 044-28502030/2033**. 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 <http://ibapi.in>

Sl No	Name of the Branch & Account	Details of Property & Name of owner of the Property	Outstanding Amount	Demand Notice Date	EMD FOR SARFAESI Auction A/c No.	Reserve Price
						EMD
1	Mr.E.B. Anbu <b>A/c 10856015002237 &amp; 10856051000011</b>  <b>Oriental Bank of Commerce No 25 U I Colony Kodambakkam Chennai-24</b>	All that piece of land measuring 1060 Sq.ft. and building thereon measuring 925 Sq.ft situated at Plot No.1C,Amman nagar, Baraniputhur Village, Sriperumbudur Taluk, Kancheepuram Dist,Chennai 600128 comprised in Survey No.43/1 & 45/1,New Survey No.43/4 & 45/1A1C situated in Baraniputhur Village, Sriperumbudur Taluk, Kancheepuram Dist,Chennai south and sub.Registration Dist of	<b>Rs.45,85,445/-</b> plus interest w.e.f. 01.06.2019 & other charges/expenses less recoveries if any	<b>06.06.2019</b>	EMD ACCOUNT CHENNAI A/c No. 0165118100005 2 IFS Code: ORBC0100165	39,24,000/- 3,92,400/- 50,000/-

		Kundrathur standing in the name of Mr.E.B.Anbu being bounded by <b>North:</b> 24 feet road, <b>South:</b> Plot No.3C, <b>East:</b> Vacant Land <b>West:</b> Plot No.2C				
2	<b>Mr.R.Harish</b> <b>A/c</b> <b>11136011000312</b> Oriental Bank of Commerce Selaiyoor Chennai-73	<b>No.</b> All that piece and parcel of land and building bearing Flat No.G1,Ground Floor,,"Angel Home" Roja Thottam ,2 <sup>nd</sup> Street,No.31, East Irumbuliyur ,Tambaram,Chennai-600 059 Comprised in Survey No 141/2,Old Survey No.141/2(part),Survey Field No.149/6,Ward No."F" Block No.16 measuring an extent of 346 sq.ft UDS out of land extent of 1303 sq.ft,building with built up area of 722 Sq.ft standing in the name of Mr.R..Harish being bounded by: <b>North :</b> Mr.Samuel Wesley and others <b>South:</b> Mr.Shankar's property, <b>East</b> :20 Feet Road, <b>West:</b> Land in Survey No.142	<b>Rs.32, 97, 670.52</b> /- plus interest w.e.f. 01.06.2018 & other charges/expenses less recoveries if any	<b>11.06.2018</b>	EMD ACCOUNT CHENNAI A/c No. 0165118100005 2 IFS Code: ORBC0100165	27,08,100/- <hr/> 2,70,810/- 25,000/-

3	<p><b>Mr.S.Selvan:</b>  <b>A/cNo:52686015002468</b>  <b>,</b>  <b>52686015002887</b>  <b>,52685015001043&amp;</b>  <b>52684011000186</b></p> <p><b>Oriental Bank of  Commerce  Madippakkam  Chennai</b></p>	<p>All the piece and parcel of land bearing Plot No.4, Thanigai Nagar Annexe,Vadapeumbakka m post, Chennai-600060, comprised in Survey No.95/1, of Pullilyne Village,measuring an extent of 1455 sq.ft (37.904 sq meter), Ambattur Taluk Now Madhavaram Taluk,Tiruvallur District with building thereon, standing in the name of Mr. S.Selvan,being Bounded by: <b>North:</b> Plot No.3, <b>South:</b>Plot No. 5, <b>East</b> :Thanigai Nagar Vacant plot, <b>West:</b> 24 Feet Road.  Situated within the Registration Disrict of Noth Chennai and Sub-Registrar Redhills.</p>	<p><b>Rs. 45,45,074.66 plus</b> interest w.e.f. 01.02.2018 And other charges/expenses less recoveries if any</p>	02.02.2018	<p>EMD ACCOUNT  CHENNAI  A/c No.  0165118100005  2  IFS Code:  ORBC0100165</p>	<p>41,22,900/-  4,12,290/-  <u>50,000/-</u></p>
4	<p><b>Mr.P.Gopivardhan</b>  <b>A/c No.</b>  <b>52686016000289</b></p>	<p>All that piece and parcel of land and building bearing Falt No.S-2, IInd Floor,JJR Homes located</p>	<p><b>Rs. 20,33,905/- plus</b> interest w.e.f. 01.06.2018 And other</p>	08.06.2018	<p>EMD FOR  SARFAESI  Auction  A/c No.</p>	<p><u>17,28,000/-</u>  <u>1,72,800/-</u>  25,000/-</p>

	<b>Oriental Bank of Commerce Madippakkam</b>	at Plot No.102,Ganapathy Nagar,Alandur Taluk,Kancheepuram District,Chennai 600070 comprised in Old Survey No. 298 and Re Survey No.298/25, in Anakaputhur Village measuring an extent of 275 sq.ft UDS out of land extent of 2518 sq.ft , building with built up area of 570 sq.ft standing in the name of Mr.P.Gopivardhan, being bounded by: <b>North</b> : 20 Feet Road, <b>South:</b> Plot No 101, <b>East</b> :Vacant land <b>West:</b> 30 Feet Road	charges/expenses less recoveries if any		0165118100005 2 IFS Code: ORBC0100165	
5	<b>Mr. D Lokesh A/c No. 09289011000587</b> Oriental Bank of Commerce, T Nagar Branch, Chennai	All that piece and parcel of the property situated at Plot No.33, Annamalai Nagar, Paruthipattu Village, Poonamallee Taluk, Thiruvallur District admeasuring 360 Sq.ft undivided share of land in the total land measuring 3200 Sq.ft together with a Flat in first floor, bearing Flat No. FB, measuring 593 Sq.ft, super plinth area/built-up area	Rs.16,43,921/- plus interest w.e.f. 01.12.2014 & other charges/expenses less recoveries if any	<b>19.12.2014</b>	EMD ACCOUNT CHENNAI A/c No. 0165118100005 2 IFS Code: ORBC0100165	<u>12,60,000/-</u> <u>1,26,000/-</u> <u>25,000/-</u>

		(inclusive of common areas), of building commonly known as "Maayur", with the fixtures and fittings and other amenities lying thereon, comprised in Survey nos.73/2 & 73/5A being surrounded by North: Road, South: Plot No.34, East: Road, West: Plot No.32				
6	<b>Mr . J Mathan</b> <b>A/c no 09286015001112</b> Oriental Bank of Commerce, T.Nagar branch, Chennai	Residential Flat bearing No.15, 2 <sup>nd</sup> Floor, " <b>GREEN JADE</b> " admeasuring 779.50 sq ft of carpet area, 1047 sq ft of super plinth area (inclusive of common areas) with UDS of 468.75 sq ft out of 1/4 <sup>th</sup> Undivided share of land interest being 3924 sq ft in 15696 sq ft (36 Cents) the enjoyable rights of 15076 sq ft (34.58 Cents) morefully described in the piece and parcel of land in S.No.57/1C, S.K.Nagar, Chettiyar Agaram Village, Ambattur Taluk, Tiruvallur district within the Registration District of	<b>Rs. 25,98,805/-</b> plus interest w.e.f. 01.01.2018 & other charges/expenses less recoveries if any	<b>09.03.2018</b>	EMD ACCOUNT CHENNAI A/c No. 0165118100005 2 IFS Code: ORBC0100165	<u>36,00,000/-</u> <u>3,60,000/-</u> <u>25,000/-</u>

		Chennai South and Sub-Registration District of Chennai South Joint-I, standing in the name of Mr. J Mathan, being bounded by: <b>North:</b> 30 feet Road, <b>South:</b> Land owned by Mr. Chinnasamy Naicker, <b>East:</b> Land owned by Mrs. Gangammal, <b>West:</b> Land owned by Mr. Nandakumar (Partly constructed structuring available for sale flooring ,fixtures ,electrification etc, have to be under taken by the successful bidder				
7	<b>Ms. S Prathima A/c no. 10856015002382 &amp; 10856051000028 Oriental Bank of Commerce Kodambakkam Chennai</b>	All that piece and parcel of residential flat, bearing Flat No. 429, in Third Floor, Sai Engineers Apartments”, situated at No.8, Ayyanchery Village, Chengalpattu Taluk, Kanchipuram District, comprised in Survey No.110/3 measuring 588 sq ft UDS of land out of 2 Acres and 75 Cents or thereabouts out of the total extent of 3 Acres and 49	<b>Rs.41,72,986.6 3 plus</b> interest w.e.f. 01.08.2017 And other charges/expenses less recoveries if any	11.08.2017	EMD FOR SARFAESI Auction A/c No. 0165118100005 2 IFS Code: ORBC0100165	<u>26,10,000/-</u> <u>2,61,000/-</u> <u>50,000/-</u>

		Cents together with Flat measuring 1176 sq ft (inclusive of common area), standing in the name of Mrs. S Prathima, being bounded by: <b>North:</b> Government Waste Land, <b>South:</b> Land in Survey No.110/4, <b>East:</b> Remaining land belongs to T Gajendran in Survey No.110/3 including the common passage, <b>West:</b> Baba Nagar Extension Layout Park and Passage				
8	<b>M/s. Divine Enterprises A/c No 10854011000132</b>  Oriental Bank of Commerce New No.4, Old No.25, United India Colony, Kodambakkam Chennai 600024	All the piece and parcel of land and building bearing Old No.20, New Door No.26, Sarangapani Street, Sholinganallur, Chennai 600119, comprised in Survey No.439/15 of Sholinganallur Village, measuring an extent of 1452 sq ft out of land extent of 5790 sq ft, Sholinganallur Taluk, Kanchipuram District standing in the name of Mr. C Durai, being bounded by: <b>North:</b>	<b>Rs. 82,17,721/-</b> plus interest w.e.f. 01.01.2018 And other charges/expenses less recoveries if any	10.01.2018	EMD FOR SARFAESI Auction A/c No. 0165118100005 2 IFS Code: ORBC0100165	1,02,00,000/ - 10,20,000/- <hr/> 1,00,000



		Veeraiyya's Land, <b>South:</b> Sarangapani Street, <b>East:</b> Property settled to Mr. Kannan, <b>West:</b> Property settled to Mr. Gopal				
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**FOR DETAILS TERMS AND CONDITIONS PLEASE REFER TO OUR WEBSITE [https://obcindia.co.in /](https://obcindia.co.in/)  
<https://publishtenders.gov.in> , & <http://ibapi.in>**

**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.**

Place: Chennai

Date;14-01-2020

Authorized Officer,  
Oriental Bank of Commerce

### **Terms & Conditions of Online Tender/Auction**

1. The auction sale will be "online e-auction" bidding through website <http://ibapi.in> on 31.01.2020 **between 11.00 a.m to 01.00 p.m. (IST) with unlimited Extensions of 5 minutes each**
2. Bidders are advised to go through the website <http://ibapi.in> (E-auction portal 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.
3. The EMD shall be payable through NEFT/RTGS on accounts mentioned in publication.
4. The interested bidder has to submit their Bid Documents EMD (not below the Reserve Price) and required documents as per below, on/ before **29.01.2020 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 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.**
  - iv) **Copy of proof of address; without which the bid is liable to be rejected.**

Last Date for the submission of online bids – 29.01.2020 **upto 16.00 hrs** The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact Sh. M.Velayutham, Chief Manager, RRL Cluster Chennai, Mob. No: 9319540266, E-mail id [rrl\\_7618@obc.co.in](mailto:rrl_7618@obc.co.in) , during office hours on any working days **RRL Cluster Chennai: No.769, Spencer Plaza, Anna Salai, Chennai-600002, Tel No: 044-28502030/2033**. 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, within 24 hours of the acceptance of bid price by the Authorised Officer and the balance 75% of the sale price on or before 15<sup>th</sup> 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 offerer 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.

5. **Neither the Authorised Officer/ Bank 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.
6. 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.
7. To the best of knowledge and information of the Authorized officer there are no encumbrance on the properties. However the intending bidders should make their own independent inquiries regarding the encumbrances of title of properties put on auction and claims/rights/dues/affecting the property prior to submitting their bid.
8. **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.**
9. **Date & Time of inspection of Properties & Document Verification: 22.01.2020 from 10.00A.M. to 4.00P.M. after having prior appointment with concerned Branch Manager.**
10. **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.**
11. The interested bidders who have submitted their EMD not below the Reserve Price through online mode before **04:00 P.M. on 29.01.2020** 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 Authorized Officer/ Secured Creditor

12. 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, within 48 hours of the acceptance of bid price by the Authorized Officer and the balance 75% of the sale price on or before 15<sup>th</sup> day of sale or within such extended period as agreed upon in writing by and solely at the discretion of the Authorized 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.
13. 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.
14. The Authorized Officer is not bound to accept the highest offer and the Authorized 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.
15. 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.
16. 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.
17. GST payable on sale certificate is to be borne by the purchaser.
18. For further details, contact the Branch Manager, Oriental Bank of Commerce, in his mobile number or in office land line number as mentioned above.
19. The Notice is also applicable to the Borrower(s) Guarantor(s) in particular and the public in general.
20. Further details: <https://obcindia.co.in> / <https://publishtenders.gov.in> / <http://ibapi.in>

1. The Notice is also to the Borrower(s) Guarantor(s) of the said loan about holding of e-auction sale on the above mentioned date if the dues are not repaid in full before the date of e-auction.
2. **Considering the Bank's right to go for the Private Treaty, Bank reserve the right to sell the property through Private Treaty, in the event of failure of the e-auction.**

Place: Chennai  
Date: 14.01.2020

Authorized Officer,  
Oriental Bank of Commerce