SAMATA SAHAKARI BANK LTD

Head office :Singh Sadan , A.S. Marg, Santacruz (west), Mumbai- 54

Phone: 9076144244 / 9076172256 Email: santacruz@samatabank.com

Sale notice for sale of Immovable -II

APPENDIX IV-A and II-A

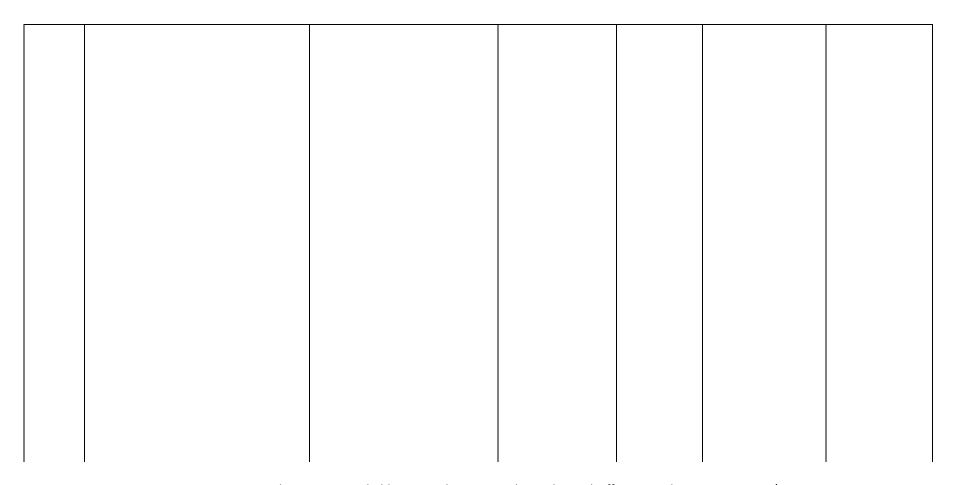
[Provision to Rule 8(6) and 6(2)]

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 provision to rule 8(6) and 6(2) 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 property Mortgaged/ Charged to the Secured Creditors, possession of which has been taken by the Authorised Officer of Samata Sahakari Bank ltd, Secured Creditors, will be sold on "As is what is" and Whatever there is" and "Without recourse basis" for recovery of dues of secured creditors below mentioned account/s. The details of Borrower/s / Guarantor/s/ Secured Asset/s / Dues / Reserve Price/ Auction date and time, EMD and Bid Increase Amount are mentioned below:

9	r./Lot	Name	&	Address	of	Borrower/s	Description of the immovable	Total Dues	Date & Time	(1) Reserve Price &	Status of
N	о.	/Guara	nto	·/s			property with known		of auction	(2) EMD Amount of	possession
							encumbrances, if any			the Property	(Constructive /
										(3) Bid Increase	Physical)
										Amount	

1)M/s Ulka Kreation Prop. Mrs. Ulka Chandrashekhar Nair, (Borrower) Jo Cluwyant Villa, seven bungalow, 2 nd road, versova, Andheri (west), Mumbai- 400061. 2)Mr. Chandrashekhar Nair (Guarantor) Jo Scheme, Near SNDT College, Wieparle (west), Mumbai- 400061. 3)Mr. Romit Chandrashekhar Nair (Guarantor) Jo Scheme, Near SNDT College, Wieparle (west), Mumbai- 400069. 3)Mr. Romit Chandrashekhar Nair (Guarantor) Jo Gunvant villa, seven bungalow, 2 nd road, versova, Andheri (west), Mumbai- 400049. 3)Mr. Romit Chandrashekhar Nair (Guarantor) Jo Gunvant villa, seven bungalow, 2 nd road, versova, Andheri (west), Mumbai- 400049.



Also prospective bidders may also contact the authorized officer on Tel No. 9076144244 / 9076172256 or in person at the Recovery dept.

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT, 2002

Read with Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Note: The borrowers / guarantors are hereby notified that they are entitled to redeem the securities by paying the outstanding dues / costs / charges and expenses at any time before the sale is conducted, failing which the property will be auctioned / sold and the balance dues, if any, will be recovered with interest and cost. The successful bidder on due completion of bid will pay an amount equivalent to 10% of the bid amount inclusive of the EMD amount. The balance amount will be paid by the successful bidder within 45 days of the day of successful bid. Further the successful bidder will get the sale certificate from the authorized officer. The stamp duty, transfer fees, registration fees will be paid by the successful bidder during the registration of the sale certificate. The decision of the authorized officer will be final during the course of the bid and will be binding on the bidders in every respect.

Date: 25/01/2024 Place: Mumbai.

Authorized Officer

SAMATA SAHAKARI BANK LTD.