



# CITY UNION BANK LTD.

Administrative Office : No. 24-B, Gandhi Nagar, Kumbakonam - 612 001.

Phone: 0435-2402322, 2401622 Fax: 0435-2431746

## TENDER-CUM-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002

The following property/ies mortgaged to City Union Bank Limited will be sold in Tender-cum-Public Auction by the Authorised Officer of the Bank, under Rule 8 (6) & 9 of the Security Interest (Enforcement) Rules, 2002, under the SARFAESI Act, 2002, for recovery of a sum of Rs.10,16,917/- (Rupees One Crore Ten Lakh Sixty One Thousand Nine Hundred and Seventeen Only) as on 12-03-2019 together with further interest to be charged from 13-03-2019 onwards and other expenses, any other dues to the Bank by the borrowers / guarantors No.1) M/s. Mathusa Home Choice Furnitures, No.10-A, Jannah Street, Thiruvvaru. No.2) Mr. E. Mohd. Rahamathulla, S/o. Mr. Mohammad Yusuf, No.3/109, North Street, Karaipakkam, Enangudi, Nagapattinam Dist. No.3) Mr. A. Mohammad Badrudeen, S/o. Mr. N.M. Abdul Wajeed, No.2-59, Liaquath Ali Street, Adaalaiyul, Enangudi, Nagapattinam Dist. No.4) Mr. S. Mohammad Ali, S/o. Mr. E.M. Mohammad Salim, No.101, Azad Road, Thiruvvaru. No.5) Mr. M. Mohammad Rahamathulla Ansari, S/o. Mr. Mohammad Yusuf, No.3/138, North Street, Karaipakkam, Enangudi, Nagapattinam Dist. No.6) Mrs. M. Samsun Najira, W/o. Mr. Mohammad Kowd, No.3/126, North Street, Karaipakkam, Athalaiyur Village, Enangudi, Nagapattinam Dist. No.7) Mrs. M. Sabura Ammal, W/o. Mr. Mohammad Saleem, No.101, Azad Road, Vijayapuram, Thiruvvaru. No.8) Mrs. A. Hajira Ammal, W/o. Mr. Abdul Rahman, No.5/52 B, Pallvasal Street, Pulivalam, Thiruvvaru. No.9) M/s. Jem Agencies, No.40-I, Vandikkara Street, Vijayapuram, Thiruvvaru - 610 001. No.10) Mr. A. Mohammad Badrudeen, S/o. Mr. N.M. Abdul Waheed, No.2-59, Liaquath Ali Street, Adaalaiyul, Enangudi. No.11) Mr. M.H. Shahul Hameed, S/o. Mr. E.M. Moh. Hussain, No.101, Azad Road, Vijayapuram, Thiruvvaru - 610 001. No.12) Mrs. M.Y. Syed Fathima Beevi, W/o. Mr. MAK Mohd. Yasin, No.8, Pattarai Kara Street, Goripalayam, Madurai.

### Immovable Properties Mortgaged to our Bank

(Properties Owned by Mr. M. Mohammad Rahamathulla, S/o. Mr. Mohammad Yusuf, Mrs. M. Samsun Najira, W/o. Mr. Mohammad Kowd, Mrs. M. Sabura Ammal, W/o. Mr. Mohammad Saleem, Mrs. A. Hajira Ammal, W/o. Mr. Abdul Rahman)

#### Schedule - A

**Item - 1:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai Southern side of Keezhapuram Acre 1. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Vendor Pattammal Nanjai, North of - Voikkal, West of - Keethareeswaran Nanjai, East of - Pattammal Nanjai.

**Item - 2:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai Middle of Keezhapuram Acre 1/3. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Vendor Pattammal Nanjai, North of - Hajirammal Nanjai, West of - Viswanatha Iyer Nanjai and Thidal, East of - Viswanatha Iyer Nanjai and Vendor Pattammal Nanjai.

**Item - 3:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai Northern side of Keezhapuram Acre 1/3. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Road, North of - Saburammal Nanjai, West of - Vendor Pattammal Viswanatha Iyer Nanjai and Thidal, East of - Viswanatha Iyer Nanjai.

**Item - 4:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai Southern side Acre 1. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Pattammal Nanjai, North of - Voikkal, West of - Hajirammal Nanjai, East of - Viswanatha Iyer Nanjai. Entire extent of Survey Number 99-2B property laid a manai in the name of "JSA NAGAR". But borrower mortgaged Plot Nos.13, 14, 21, 22, 23, 24, 37, 39, 45, 46, 47, 50, 51, 52, 53, 55, 56, 58, 59, 60, 61, 64, 65, 66, 67, 68, 69, 70, 74, Total extent 56,801 Sq.feet.

**Extents of Plots:** Plot No.13 - 1,980 Sq.feet; Plot No.14 - 1,980 Sq.feet; Plot No.21 - 1,980 Sq.feet; Plot No.22 - 1,980 Sq.feet; Plot No.23 - 1,800 Sq.feet; Plot No.24 - 1,640 Sq.feet; Plot No.37 - 1,980 Sq.feet; Plot No.39 - 2,000 Sq.feet; Plot No.45 - 1,775 Sq.feet; Plot No.46 - 1,476 Sq.feet; Plot No.47 - 1,724 Sq.feet; Plot No.50 - 1,980 Sq.feet; Plot No.51 - 1,980 Sq.feet; Plot No.52 - 2,000 Sq.feet; Plot No.53 - 2,000 Sq.feet; Plot No.55 - 1,980 Sq.feet; Plot No.56 - 1,980 Sq.feet; Plot No.58 - 1,800 Sq.feet; Plot No.59 - 1,980 Sq.feet; Plot No.60 - 1,980 Sq.feet; Plot No.61 - 2,000 Sq.feet; Plot No.64 - 1,980 Sq.feet; Plot No.65 - 1,980 Sq.feet; Plot No.66 - 1,800 Sq.feet; Plot No.67 - 2,510 Sq.feet; Plot No.68 - 1,800 Sq.feet; Plot No.69 - 1,800 Sq.feet; Plot No.70 - 1,800 Sq.feet; Plot No.74 - 3,136 Sq.feet, Total extent 56,801 Sq.feet.

**Four Boundaries:** Plots 13, 14, 21, 22, 23, 24 situated in same four boundaries: South - 23 feet Road, North - Plot Nos.12, 15 and 23 feet Road, West - Plot No.12 and Nanjai, East - Plot Nos.15 & 20. Plot 37 situated in same four boundaries: South - Plot No. 43, North - 23 feet Road, West - Plot No.36, East - Plot No.38. Plot 39 situated in same four boundaries: South - Plot No.40, North - 23 feet Road, West - Plot No.38, East - 23 feet Road, Plots 45, 46, 47 situated in same four boundaries: South - Nanjai, North - 23 feet Breadth Road, West - Park, East - Plot No.48. Plots 50, 51, 52, 53, 55 situated in same four boundaries: South - 23 feet breadth Road, North - Plot No.54 and 23 feet Road, West - 23 feet Road Plot No.54, East - Plot No.49 & Plot No.57. Plots 67, 68, 69, 70, 74 situated in same four boundaries: South - 23 feet Road, North - Plot Nos.73 and 23 feet Road, West - Plot Nos.71, 73, East - Surya Nagar. Plots 58, 59, 60, 61, 64, 65, 66 situated in same four boundaries: South - 23 feet Road, North - Plot No.62 and 23 feet Road, West - 23 feet Road, East - Surya Nagar.

### Reserve Price: Rs.90,00,000/-

(Rupees Ninety Lakh Only)

#### Schedule - B

**Item - 1:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai

Southern side of Keezhapuram Acre 1. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Vendor Pattammal Nanjai, North of - Voikkal, West of - Keethareeswaran Nanjai, East of - Pattammal Nanjai.

**Item - 2:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai Middle of Keezhapuram Acre 1. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Vendor Pattammal Nanjai, North of - Hajirammal Nanjai, West of - Viswanatha Iyer Nanjai and Thidal, East of - Viswanatha Iyer Nanjai and Vendor Pattammal Nanjai.

**Item - 3:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai Northern side of Keezhapuram Acre 1/3. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Road, North of - Saburammal Nanjai, West of - Vendor Pattammal Viswanatha Iyer Nanjai and Thidal, East of - Viswanatha Iyer Nanjai.

**Item - 4:** Nagapattinam Registration District, Thiruvvaru Sub-Registry, Nagapattinam Taluk, 51, Keezhakoothangudi Vattam, Koodoor Village, J.S.A. Nagar, Re-Survey No.99-2, Nanjai Southern side Acre 1. After Sub-Division New Survey Number is assigned. New Survey No. is 99-2B. Boundaries: South of - Pattammal Nanjai, North of - Voikkal, West of - Hajirammal Nanjai, East of - Viswanatha Iyer Nanjai. Entire extent of Survey Number 99-2B property laid a manai in the name of "JSANAGAR". But borrower mortgaged Plot Nos.1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 31, 32, 33, 34, 35, 36, 44, 48, 49, 57, 75, 76, 77 and owners used Plot 11,728 Sq.feet.

**Extents of Plots:** Plot No.1 - 1,923 Sq.feet; Plot No.2 - 1,580 Sq.feet; Plot No.3 - 1,952 Sq.feet; Plot No.4 - 2,070 Sq.feet; Plot No.5 - 2,160 Sq.feet; Plot No.6 - 2,000 Sq.feet; Plot No.7 - 2,000 Sq.feet; Plot No.8 - 2,000 Sq.feet; Plot No.9 - 2,000 Sq.feet; Plot No.10 - 2,000 Sq.feet; Plot No.11 - 1,937 Sq.feet; Plot No.31 - 2,000 Sq.feet; Plot No.32 - 1,980 Sq.feet; Plot No.33 - 1,980 Sq.feet; Plot No.34 - 1,800 Sq.feet; Plot No.35 - 1,605 Sq.feet; Plot No.36 - 2,355 Sq.feet; Plot No.44 - 1,665 Sq.feet; Plot No.48 - 1,785 Sq.feet; Plot No.49 - 1,800 Sq.feet; Plot No.57 - 1,800 Sq.feet; Plot No.75 - 1,996 Sq.feet; Plot No.76 - 1,800 Sq.feet; Plot No.77 - 1,800 Sq.feet; Owner used Plot 11,728 Sq.feet.

**Four Boundaries:** Plots 1 to 11 situated in same four boundaries: South - 23 feet Road, North - Panchayat Road, West - Nanjai (Land belonging to Pattamal & Viswanathan Iyer), East - 23 feet Road. Plots 31 to 35 situated in same four boundaries: South - 23 feet Road, North - Plot No. 25, 26, 27, 28 and 30, West - Nanjai (Land belonging to Pattamal & Viswanathan Iyer), East - 23 feet Road. Plot 36 situated in same four boundaries: South - Plot No.44, North - 23 feet Road, West - Nanjai, East - Plot No.37. Plot 44 situated in same four boundaries: South - 23 feet Road, North - Plot No.36, West - Nanjai (Land belonging to Pattamal & Viswanathan Iyer), East - Plot No.43. Plot 48 situated in same four boundaries: South - Nanjai/Channel, North - 23 feet Road, West - Plot No.47, East - Surya Nagar. Plot 49 situated in same four boundaries: South - 23 feet Road, North - Plot No.57, West - Plot No.50, East - Surya Nagar. Plot 57 situated in same four boundaries: South - Plot No.49, North - 23 feet Road, West - Plot No.56, East - Surya Nagar. Plots 75, 76, 77 situated in same four boundaries: South - Road, North - Panchayat Road and site in R.S.No.99/2A, West - 23 feet Road, East - Nanjai (Land belonging to Pattamal & Viswanathan Iyer).

**Reserve Price: Rs.86,00,000/-**

(Rupees Eighty Six Lakh Only)

#### AUCTION DETAILS

Date of Tender-cum-Auction Sale	Venue
25-04-2019	City Union Bank Limited, Thiruvvaru-Vijayapuram Branch, No.75, Azad Road (Old Nagai Road), Vijayapuram, Thiruvvaru - 610 001. Telephone No.04366-223197, Cell No.9362711069.

#### Terms and Conditions of Tender-cum-Auction Sale:

(1) The intending bidders should be present in person for the auction and participate personally and give a declaration in writing to the effect that he/she is bidding for himself/herself. (2) The intending bidders may obtain the Tender Forms from **The Manager, City Union Bank Limited, Thiruvvaru-Vijayapuram Branch, No.75, Azad Road (Old Nagai Road), Vijayapuram, Thiruvvaru - 610 001.** (3) The intending bidders should submit their bids only in the Tender Form prescribed in sealed envelopes addressed to **The Authorised Officer, City Union Bank Ltd.**, together with a Pay Order / Demand Draft for an EMD of 10% of the Reserve Price, drawn in favour of "**City Union Bank Ltd.**", on or before **12.00 Noon** on the date of Tender-cum-Auction Sale hereby notified. (4) For inspection of the property and other particulars, the intending purchaser may contact **Telephone No.04366-223197, Cell No.9362711069.** (5) The properties/ies are sold on "As-is-where-is", "As-is-what-is" and "whatever-there-is" basis. (6) The sealed tenders will be opened in the presence of the intending bidders at **01.00 p.m.** on the date of Tender-cum-Auction Sale hereby notified. Though in general the sale will be by way of closed tenders, the Authorised Officer may, at his sole discretion, conduct an Open Auction among the interested bidders who desire to quote a bid higher than the one received in the closed tender process, and in such an event, the sale shall be conferred on the person making highest bid. The sale, however, is subject to confirmation of City Union Bank Limited. (7) The successful bidder shall have to pay **25% (inclusive of EMD paid)** of the Sale amount immediately on completion of sale and the balance amount of **75%** within **15 days** from the date of confirmation of sale, failing which the initial deposit of **25%** shall be forfeited. (8) The Sale Certificate will be issued by the Authorised Officer in favour of the successful purchaser only after receipt of the entire sale consideration within the time limit stipulated herein. (9) The successful purchaser shall bear the charges/fees payable for conveyance, such as stamp duty, registration fee etc., as applicable under law. (10) The successful bidder should pay the statutory dues (lawful house tax, electricity charges and other dues), TDS, GST if any, due to Government, Government Undertaking and local bodies. (11) The Authorised Officer shall have all the powers to accept or reject the bids or postpone or cancel the sale without assigning any reason whatsoever.