



Yes Bank Ltd.

**Registered and Corporate Office:**

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Email: [communications@yesbank.in](mailto:communications@yesbank.in) CIN:L65190MH2003PLC143249.

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 borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/charged to the Yes Bank Ltd. ("**the Secured Creditor**"), the Physical possession whereof has been taken by the Authorized officer of the secured creditor, will be sold by way of e-auction on "As is where is", "As is what is", and "Whatever there is" and "No recourse" basis on **31<sup>st</sup> July, 2019** for recovery of **Rs. 21,97,11,901.28/- (Rupees Twenty One Crore Ninety Seven Lakh Eleven Thousand Nine Hundred One Rupees and Twenty Eight Paise Only) as on 01<sup>st</sup> July 2019** together with further interests, costs, charges and expenses thereon with effect from July 02<sup>nd</sup>, 2019 due to the secured creditor from **M/s Select Galva India Pvt Ltd and its Directors, Mortgagors & Guarantors Mr. A.R Azam Khan, Mr. A. R. Mohamed Salaieh, Mrs. A.K Kurshid Begum and Mrs. M.S Zahira Banu.** The detail regarding the description of properties, reserve price (below which the properties will not be sold) and the earnest money deposit are more particularly stated in the table below.

Name of Borrower/Mortgagor/Guarantors/Director	Lot no.	Description of Property	Reserve Price (in Rupees)	Earnest Money Deposit(10% of Reserve Price)
1.M/s Select Galva India Pvt Ltd , ( Borrower) Represented by its Directors 2.Mr. A.R Azam Khan, ( Director, Mortgagor & Guarantor ) 3.Mr. A. R. Mohamed Salaieh	1	All that piece and parcel of the land, building and superstructure and premises bearing Plot No.97, Old Door No.2, New Door No.3, First Loop Street, Kottur Gardens, Kotturpuram, Chennai-600085, in the sanctioned plan of Kotturpuram Scheme, comprised in T.S.No.7/2(Part) of Block No.16, Adyar Village, Mambalam-Guindy Taluk, Chennai District, measuring One Ground and 400 Sq.ft ( 2800 Sq.ft. or 260.12 Sq.mtrs) Situated within the Registration District of Chennai South and Sub Registration District Adyar East : Plot No.98,West: Plot No.96,North : 20 Feet Road, South : Plot No.100.	6,25,00,000	62,50,000



(Director, Mortgagor & Guarantor) 4.Mrs.A.K Kurshid Begum (Director Mortgagor & Guarantor) 5.Mrs. M.S Zahira Banu (Director Mortgagor & Guarantor)	2	All that piece and parcel of property bearing Door No.8, Baghirathi Road @ Baghirathi Ammal Street, Srinivas Avenue, Mylapore, Chennai-600028, comprised in S.No.4244/1 and 2 ( as per Patta 4244/53) having land area measuring 2400 Sq.ft, together with building constructed thereon lying within the Registartion District of Chennai Central and Sub Registration District Mylapore. East : Door No.9,West: Door No.7,North : Door No.4,South : Baghirathi Road	5,00,00,000	50,00,000
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**TERMS AND CONDITION OF THE SALE OF IMMOVABLE PROPERTIES BY WAY OF E-AUCTION:**

**Inspection of the properties:** Interested parties may inspect the properties on July 19<sup>th</sup>, 2019 between 10:30 AM to 5:30 PM.

**Last date and time of submitting EMD:** July 30<sup>th</sup>, 2019 up to 5:00 PM

The Auction Sale will be “Online E-Auction/ Bidding” through YBL’s approved *service provider*, M/s E- Procurement Technologies Limited having its Office at B-704-705, Wall Street -II, Opp. Orient Club, Nr. Gujarat College, Ellis Bridge, Ahmedabad - 380 006, Gujarat, help line nos. 079-40270506, and also help line mail id [tamilnadu@auctiontiger.net](mailto:tamilnadu@auctiontiger.net), at the web portal <https://sarfaesi.auctiontiger.net> / also on Auctiontiger Mobile App.

The auction sale will be hold on July 31<sup>st</sup>, 2019 between 11:00 AM to 2:00 PM with auto-extensions for 5 (five) minutes in case bid is placed in the last five minutes before the appointed closing time.

The Bid price to be submitted shall be above the reserve price fixed by the Authorized Officer (“AO”) and bidder shall further improve their offer in multiple of Rs.1,00,000/- (One Lakh only)

The properties will not be sold below the reserve price set by the AO. The Bid quoted below the reserve price shall be rejected and the EMD deposited shall be forfeited.

The successful bidder shall have to pay 25% of the purchase amount (including Earnest Money) already paid within 24 hours of the closure of the E-Auction sale proceedings. The Balance 75% of the purchase price shall have to be paid within 15 (fifteen) days of the confirmation of the sale by the Bank or such extended period as agreed upon in writing by and solely at the discretion of the AO, failing which the bank shall forfeit amounts already paid/deposited by the purchaser.

Bidders are advice to visit the said website [www.yesbank.in](http://www.yesbank.in) for Bid forms and detailed terms and condition of the sale before submitting their bids and participating in the proceedings.

Bids shall be submitted online only in the prescribed format(s) with relevant details duly filled in. Bids submitted in any other format/incomplete bids are liable to be rejected.

All Bid forms shall be accompanied by copies of following KYC documents viz (i) PAN card (ii)Aadhar card/passport (iii) Current Address proof (iv)valid e-mail Id (v) Contact number/s (mobile/landline), etc. Scanned copies of said documents shall be submitted to the email Id stated above. Earnest money Deposit (EMD) as mentioned against each property described in the accompanying Sale Notice shall be deposited through RTGS/NEFT/DD/FUND TRANSFER to the credit of the following account before submitting the bids online:-



Particulars	Details
Name of Bank & Branch	YES Bank Ltd. BB CAD Mumbai Internal Account First Floor, Next to City Bakery, Moti Mahal Bldg, Dr. A. B. Road, Worli, Mumbai - 400018
Name of Beneficiary	YES Bank Ltd. BB CAD Mumbai Internal Account
Account No.	000189900001840
IFSC Code	YESB0000001 - Worli Branch.

The intending bidder should submit a proof of deposit of EMD to the bank in a format as may be acceptable to the Bank. The Bidders should hold the valid e-mail id as all the relevant information from secured creditor/the service provider may be conveyed through email only.

Prospective intending bidders may contact the service provider on the detail mentioned above to avail online/in-person training on participating in the e-auction.

However, neither the Authorized Officer nor the secured creditor or service provider shall not be responsible for any technical lapses/power failure, etc.

The EMD of unsuccessful bidders will be returned within 7 working days from the date of closure of e-auction proceedings.

The sale is subject to confirmation by the Bank. If the borrower/guarantors(s) pay the entire amount due to the secured creditor before the appointed date and time of e-auction, no sale will be conducted.

To the best of knowledge and information of AO, no other encumbrances exist on the aforesaid properties, however prospective tenders are advised to do their own due diligence and conduct independent enquiries in regard to the title/encumbrances, etc. The AO shall not be held responsible for any charge, lien, encumbrances, property tax or any other dues to the Government and anybody in respect to the aforesaid mortgage property. The properties are being sold with all the existing and future encumbrances whether known or unknown to the secured creditor.

The AO has the right to reject any tender/tenders (for either of the property) or even may cancel the e-auction without assigning any reason thereof.

On compliance of terms of sale, AO shall issue a 'certificate of sale' in favor of the purchaser. All expenses relating to stamp duty, registration charges, conveyance, VAT, TDS, etc. shall be borne by the purchaser.

The sale is subject to the conditions prescribed in the SARFAESI Act/Rules 2002 and the condition mentioned above.

For any further information on the auction, including inspection of the properties, the intended tenders may contact **Mr. M.S.Jayakumar** on +91 9841706252 between 10:30 am to 5:30 pm on all working days.

This Notice should also be considered as 15 Days' Notice to the Borrowers under Rule 8(6) of the Security Interest (Enforcement) Rule, 2002

Place: Chennai  
Date: 10.07.2019

Authorized Officer  
Yes Bank Ltd