

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST (SARFAESI) ACT, 2002 READ WITH 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 Mortgagor that the below described immovable properties mortgaged/charged to YES Bank Limited (**"the Secured Creditor"**), the physical possession whereof has been taken by the Authorised Officer of the Secured Creditor on September 27, 2019 pursuant to the Demand Notice issued to the Borrower(s) and Mortgagor u/s 13(2) of SARFAESI Act, 2002 dated May 24, 2019, will be sold by way of e-auction on **"As Is Where Is", "As Is What is", "Whatever There is" and "No Recourse" basis on December 26, 2019** (between 2 p.m. to 3 p.m.) for recovery of **Rs.390,92,90,218.20/- (Rupees Three Hundred Ninety Crore Ninety Two Lakh Ninety Thousand Two Hundred and Eighteen and Paise Twenty Only)** as on May 23, 2019 together with further interest, costs, charges and expenses thereon with effect from May 24, 2019 due to the Secured Creditor from SKIL Infrastructure Limited (**"Borrower" and "Mortgagor"**). The details regarding the description of the properties, Reserve Price (below which the properties will not be sold) and the Earnest Money Deposit (EMD) are more particularly stated in the table below:

Name of Borrower/ Mortgagor	Description of Property	Reserve Price (In Rupees)	EMD (10% of Reserve Price)										
SKIL Infrastructure Limited ("Borrower and Mortgagor")	a. All those pieces and parcels of non-agricultural lands or grounds, situated, lying and being at Village Dighode, Taluka Uran, District Raigad comprised in Survey Nos. as more particularly stated herein below:	INR 180,00,00,000/- (Rupees One Hundred and Eighty Crore Only)	INR 18,00,00,000/- (Rupees Eighteen Crore Only)										
	<table border="1" data-bbox="430 816 1491 857"> <thead> <tr> <th data-bbox="430 816 961 857">Survey Nos.</th> <th data-bbox="961 816 1491 857">Area (sq. mt)</th> </tr> </thead> <tbody> <tr> <td data-bbox="430 857 961 898">2/1, 3/1, 3/2, 4,5,6/1-A, 7, 9, 11, 117</td> <td data-bbox="961 857 1491 898">212,990</td> </tr> <tr> <td data-bbox="430 898 961 938">114, 115</td> <td data-bbox="961 898 1491 938">19,600</td> </tr> <tr> <td data-bbox="430 938 961 971">Total</td> <td data-bbox="961 938 1491 971">232,590</td> </tr> </tbody> </table>			Survey Nos.	Area (sq. mt)	2/1, 3/1, 3/2, 4,5,6/1-A, 7, 9, 11, 117	212,990	114, 115	19,600	Total	232,590		
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	114, 115			19,600									
	Total			232,590									
	b. All those pieces and parcels of non-agricultural lands or grounds, situated, lying and being at Village Dighode, Taluka Uran, District Raigad comprised in Survey No. 10, admeasuring 3.72 H.R. equivalent to 37,200 sq. mt., bounded by:												
	<table border="1" data-bbox="430 1149 1491 1190"> <tbody> <tr> <td data-bbox="430 1149 961 1190">On or towards North</td> <td data-bbox="961 1149 1491 1190">Survey No. 11</td> </tr> <tr> <td data-bbox="430 1190 961 1230">On or towards South</td> <td data-bbox="961 1190 1491 1230">Survey No. 9</td> </tr> <tr> <td data-bbox="430 1230 961 1271">On or towards East</td> <td data-bbox="961 1230 1491 1271">Survey No. 7</td> </tr> <tr> <td data-bbox="430 1271 961 1312">On or towards West</td> <td data-bbox="961 1271 1491 1312">Survey No. 117</td> </tr> </tbody> </table>			On or towards North	Survey No. 11	On or towards South	Survey No. 9	On or towards East	Survey No. 7	On or towards West	Survey No. 117		
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c. All those pieces and parcels of non-agricultural lands or grounds, situated, lying and being at Village Belondekhar, Taluka Uran, District Raigad comprised in Survey Nos. as more particularly stated herein below:													
<table border="1" data-bbox="430 1450 1491 1490"> <thead> <tr> <th data-bbox="430 1450 1281 1490">Survey Nos.</th> <th data-bbox="1281 1450 1491 1490">Area (sq. mt)</th> </tr> </thead> <tbody> <tr> <td data-bbox="430 1490 1281 1531">98/1</td> <td data-bbox="1281 1490 1491 1531">4,500</td> </tr> <tr> <td data-bbox="430 1531 1281 1572">97/1A, 98/2, 99/5, 99/2, 99/4, 99/7, 98/4, 99/3, 99/1, 116/1D</td> <td data-bbox="1281 1531 1491 1572">21,740</td> </tr> <tr> <td data-bbox="430 1572 1281 1604">Total</td> <td data-bbox="1281 1572 1491 1604">26,240</td> </tr> </tbody> </table>	Survey Nos.	Area (sq. mt)	98/1	4,500	97/1A, 98/2, 99/5, 99/2, 99/4, 99/7, 98/4, 99/3, 99/1, 116/1D	21,740	Total	26,240					
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97/1A, 98/2, 99/5, 99/2, 99/4, 99/7, 98/4, 99/3, 99/1, 116/1D	21,740												
Total	26,240												

For detailed terms and conditions of the sale, please log on to the website <https://sarfaesi.auctiontiger.net> / www.yesbank.in

TERMS AND CONDITIONS OF THE SALE OF IMMOVABLE PROPERTIES BY WAY OF E-AUCTION:

- **Inspection of the properties:** Interested parties may inspect the property on working days between 2nd December 2019 to 20th December 2019 (both inclusive) between 10:30 am to 5:30 pm with prior intimation to the Authorised Officer.
- Last Date & Time of submitting EMD: **December 24, 2019 upto 5.00 p.m.**
- The Auction Sale will be an Online E-Auction/Bidding through YBL's approved Service Provider **M/s E- Procurement Technologies Limited** Help Line Nos. 079-61200587/538/554/568/587/594/598, Help Line E-mail id: support@auctiontiger.net through the web portal <https://sarfaesi.auctiontiger.net>;
- The Auction Sale will be held on December 26, 2019 (Thursday) between 2 p.m. to 3 p.m. with auto-extensions for 5 (five) minutes in case a bid is placed in the last 5 minutes before the appointed closing time;
- The bid price to be submitted shall be above the Reserve Price fixed by the Authorised Officer ("AO") and the bidders shall further improve their offer in multiples of **Rs. 10,00,000/- (Rupees Ten 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 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 advised to visit the said website / www.yesbank.in for Bid Forms and detailed Terms and Conditions 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 the following KYC documents viz. (i) PAN Card (ii) Aadhar Card/Passport (iii) Current Address proof (iv) valid e-mail id (v) contact number (mobile/landline) (vi) Board Resolution to participate in the auction (for a company) etc. Scanned copies of the said documents shall be submitted to the e-mail id stated above. Earnest Money Deposit (EMD) as mentioned in the accompanying Sale Notice shall be deposited through RTGS/NEFT/FUND TRANSFER to the credit of the following account before submitting the bids online:-

Particulars	Details
Name of Bank & Branch	YES Bank Ltd., Worli Branch
Name of Beneficiary	YES BANK LIMITED- WBCAD MUM REPAYMENT
Account No.	00189900000963
IFSC Code	YESB0000001

- The intending bidder should submit a proof of deposit of EMD to the Bank in such format as may be acceptable to the Bank;
- The bidders shall hold a valid e-mail id as all the relevant information from the Secured Creditor/the Service Provider may be conveyed through email only.
- Prospective intending bidders may contact the Service Provider on the details mentioned above to avail online / in-person training on participating in the e-auction. However, neither the Authorised Officer nor the Secured Creditor nor the Service Provider shall be responsible for any technical lapses/internet outage/power failure etc.

- The EMD of the unsuccessful bidder will be returned within 3 working days from the date of closure of the E-Auction proceedings
- The sale is subject to confirmation by the Bank. If the Borrowers/Guarantor pay the entire amount due to the Secured Creditor before the appointed date and time of e-auction, no sale will be concluded.
- To the best of knowledge and information of the AO, no other encumbrances exist on the aforesaid property, however the prospective tenderers 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 or anybody in respect to the aforesaid properties. 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 reasons thereof.
- On compliance of terms of sale, AO shall issue 'Sale Certificate' in favor of 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 conditions mentioned above.

For any further information on the auction including inspection of the properties, the intended tenderers may contact Mr. Piyush Deora on +91-9920085385 / Mr. Vikrant Mahale on +91 +919820337017 between 10.30 am to 5.30 pm on all working days.

Place: Mumbai

Date: November 21, 2019

Sd/-

Authorized Officer
YES BANK Limited