

The Authorised Officer (AO)

of

IDBI BANK LIMITED

Panampilly Nagar, Ernakulam

TENDER DOCUMENT

For

Sale of Immovable Assets of

Borrower and Guarantor Shri K R Sasikumar

Mortgaged in loan account of Shri K R Sasikumar, Smt Sangeetha Sasikumar, Smt

Omana Sasikumar, Shri Sanjith Sasikumar

Under the provisions of

The Securitisation and Reconstruction of Financial Assets and Enforcement of

Security Interest Act, 2002

and

The Security Interest (Enforcement) Rules, 2002

Date of auction: March 18, 2026

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(I) Public Notice for Sale through e-auction published in the newspapers

 IDBI BANK	IDBI BANK LIMITED
CIN: L65190MH2004CO1445638	Panampilly Nagar, Post Bag No.4263,
Retail Recovery, First Floor, Kochi - 682036; PH: 0484-2317376	
Email: recovery@retailidbi.co.in Website: www.idbibank.in	
PUBLIC NOTICE FOR SALE OF IMMOVABLE PROPERTIES	
E-Auction Base Notice for Sale of Immovable Assets under the Reconstitution and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (5) of the Security Interest (Enforcement) Rules, 2002	
Notice is hereby given to the public in general and in particular to the Borrower/Guarantor that the below described immovable property mortgaged/charged to the Secured Creditor, i.e. IDBI Bank Limited, the physical possession of which has been taken by the Authorized Officer of IDBI Bank Limited, will be sold on "As is where is", "As a whole lot", and "Whatever share or basis on 100/120/20/36, for recovery of due to IDBI Bank Limited from the following borrowers. The details are as follows:	
Name of the Borrowers: 1) K R Sasikumar, 2) Sangeetha Sasikumar, 3) Omama Sasikumar, 4) Sanjith Kumar K S.	
Total Outstanding as on 04-11-2025	Rs. 17,798.00, Rs. 84,43,352.49, Rs. 25,247.30 & Rs. 5,34,811.00

[illegible]

The above notice was published in the following newspapers

S.No.	Newspapers	Edition	Date Published
1	The New Indian Express	Kottayam Edition covering Pathnamthitta Dist	01-03-2026
2	Kerala Kaumudi	Pathanamthitta	01-03-2026

POSSESSION NOTICE
[Under Rule 8(1) of Security Interest (Enforcement) Rules, 2002]

 IDBI BANK IDBI Bank Limited, Retail Recovery, First Floor Panampilly Nagar, Kochi-682036, Ph: 0484-2317326	 IDBI BANK അപ്രതിരോധ നൽകലിന്, സ്വതന്ത്ര അംഗീകാരം ലഭിച്ചു എന്ന് പ്രഖ്യാപിക്കുന്ന തീരുമാനം സെക്ഷൻ 8(1) പ്രകാരം ഏറ്റെടുത്തുകൊണ്ടുള്ള കരാർ
APPENDIX IV [Rule 8 (1)] POSSESSION NOTICE (For Immovable Property) Whereas, The undersigned being the authorized officer of IDBI Bank Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of the powers conferred under Section 13(12) read with rule 3 of Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 16/09/2023 calling upon the borrower K R Sasikumar to repay the amount mentioned in the notice being Rs. 4,19,899.00/- (Rupees Four Lakh Nineteen Thousand Eight Hundred Ninety Nine Only) as on 14.07.2023 plus further interest and charges thereon within 60 days from the date of the receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below, in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this the 9th day of August of the year 2024. The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IDBI Bank Limited for an amount of Rs. 4,19,899.00/- (Rupees Four Lakh Nineteen Thousand Eight Hundred Ninety Nine Only) as on 14.07.2023 plus further interest and charges thereon. The borrower's attention is invited to provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets. DESCRIPTION OF THE PROPERTY All the pieces and parcels of land measuring 7.28 Ares in Sy.No 47/2B2, 2.02 Ares in Sy.No 47/2B3 and 6.47 Ares in Sy.No 47/2B4 of Pathanamthitta village (Total extent 15.77 Ares) belonged to Mr. K.R Sasikumar in the state of Kerala. BOUNDARIES as per Location Sketch No 5221/14: East: Property Owned by K R Sasikumar, West: Property Owned by K R Sasikumar & Punaloor - Moovattupuzha Road. North: Property Owned by Kottoor Krishnan Nair. South: Property Owned by Dasan Kuruvakattu.together with all buildings and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth. Date: 09.08.2024. Place: Ernakulam Sd/- Authorised Officer, IDBI Bank Ltd.	

S.No.	Newspapers	Edition	Date Published
1	The New Indian Express	Pathnamthitta	15/08/2024
2	Kerala Kaumudi	Pathnamthitta	15/08/2024

Borrower: Sangeetha Sasikumar


IDBI BANK

കെ.സി.ബി.എ. ബാങ്ക് ലിമിറ്റഡ്
പനമ്പിള്ളി നഗർ, കൊച്ചി - 682036
ഫോൺ: 0484 2311434

APPENDIX IV [Rule 8(1)] വസ്തു കൈവശമെടുക്കൽ നോട്ടീസ്
(സ്ഥാവര വസ്തുക്കൾക്ക്)

സെക്യൂരിറ്റി രേഖകൾ ആണ് നീ കൈവശമെടുക്കൽ ഉപയോഗിക്കുന്നതെന്ന് അറിയിക്കുന്നതിനായി ഏതെങ്കിലും തരത്തിൽ ഓർഡർ സെക്യൂരിറ്റി ഇൻഷുറൻസ് നിരക്ക്, 2002 (2002ൽ 54) പ്രകാരം കെ.സി.ബി.എ. ബാങ്ക് ലിമിറ്റഡ്. നോട്ടീസ് കൈവശമെടുക്കൽ നോട്ടീസ് എന്ന നിലയിൽ ടി നിയമ ഭരണിന്റെ 13(12) വകുപ്പ് പ്രകാരവും, സെക്യൂരിറ്റി ഇൻഷുറൻസ് ഏറ്റെടുക്കൽ നോട്ടീസ്, 2002-ന്റെ ചുരുക്ക 3 പ്രകാരവും ലഭിച്ച അധികാരപ്രകാരം നോട്ടീസ് നൽകിയിരിക്കുന്നു. അടുത്തുള്ള/പണയപ്പെട്ട കെ. ആർ. അടികൾക്ക് 12.05.2023ൽ വാങ്ങിയ വസ്തുവിന് അനുബന്ധമായി കെ. ആർ. അടികൾക്ക് 60 ദിവസത്തിനകം നോട്ടീസ് പ്രകാരം 31.12.2022 വരെ ഓരോന്നിന് കടത്തേണ്ട തുകയായ ₹3,74,217.00 (രൂപയ്ക്ക് മൂന്നായിരത്തി എഴുപത്തി രണ്ടായിരത്തി ഇരുനൂറ്റ പതിനഞ്ച് രൂപയും മൂപ്പ് രണ്ടുനൂറ്റ പതിനാലു രൂപയും) നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്.

എന്നാൽ നോട്ടീസ് നൽകിയതിനുശേഷം ടി ആകെ തിരിച്ചടയ്ക്കുന്നതിന് വീഴ്ച വരുത്തിയിട്ടുള്ളതിനാൽ താഴെ വിവരിക്കുന്ന വസ്തുവകകൾ ടി നിയമത്തിന്റെ 13(4) വകുപ്പ് പ്രകാരം ടി ഏതെങ്കിലും ചുരുക്ക 8 പ്രകാരവും ബാങ്ക് അധികാരമെടുക്കൽ നോട്ടീസ് 18 നമ്പറിലുള്ള 2023-ാം തീയതി കൈവശമെടുക്കൽ നോട്ടീസ് നൽകിയതിനുശേഷം, പൊതുജനങ്ങളെയും പൊതു സ്ഥാപനങ്ങളെയും അറിയിച്ചുകൊടുത്തു. താഴെ പറയുന്ന വസ്തുവകകളിലേക്ക് താഴെ പറയുന്ന തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്.

അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്.

സ്ഥാവര വസ്തുക്കളുടെ വിവരണം

കേരള സംസ്ഥാനത്തിൽ ടി. കെ. ആർ. അടികൾക്ക് നൽകിയതിനുശേഷം, പൊതുജനങ്ങളെയും പൊതു സ്ഥാപനങ്ങളെയും അറിയിച്ചുകൊടുത്തു. താഴെ പറയുന്ന വസ്തുവകകളിലേക്ക് താഴെ പറയുന്ന തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്.

അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്. അടയ്ക്കേണ്ടതായ തുകയുടെ പലിശയും, മറ്റു ചെലവുകളും നൽകേണ്ടതാണ്.

(ഒപ്പ്/-)

തീയതി : 18.09.2023
സ്ഥലം : കൊച്ചി

അധികാരമെടുക്കൽ നോട്ടീസ് ഉണ്ടാക്കുന്നതിന്
കെ.സി.ബി.എ. ബാങ്ക് ലിമിറ്റഡ്

APPENDIX IV [Rule 8(1)] POSSESSION NOTICE
(For Immovable Property)

Whereas the undersigned being the authorized officer of IDBI Bank Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of the powers conferred under Section 13(12) read with rule 3 of Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 12/05/2023 calling upon the borrower **Sangeetha Sasikumar and Guarantor/Mortgagor K R Sasikumar** to repay the amount mentioned in the notice being **Rs.3,74,217.00/- (Rupees Three Lakh Seventy Four Thousand Two Hundred Seventeen Only)** as on 31.12.2022 plus further interest and charges thereon within 60 days from the date of the receipt of the said notice.

The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below, in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this the **18th day of September of the year 2023**.

The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IDBI Bank Limited for an amount of **Rs.3,74,217.00/- (Rupees Three Lakh Seventy Four Thousand Two Hundred Seventeen Only)** as on 31.12.2022 plus further interest and charges thereon.

The borrower's attention is invited to provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

Description of The Property

All the pieces and parcels of land admeasuring 7.28 Ares in Sy.No 47/2B2, 2.02 Ares in Sy.No 47/2B3 and 6.47 Ares in Sy.No 47/2B4 of Pathanamthitta village (Total extent 15.77 Ares) belonged to Mr. K.R Sasikumar in the state of Kerala and Boundaries as per Location Sketch No 5221/14: East : Property Owned by K R Sasikumar, West : Property Owned by K R Sasikumar & Punaloor-Moovattupuzha Road, North : Property Owned by Kottoor Krishnan Nair, South : Property Owned by Dasan Kuruvakkattu.

Together with all buildings and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth.

Date : 18.09.2023
Place : Kochi

(Sd/-), Authorised Officer
IDBI Bank Limited

The above notice was published in the following newspapers

S.No.	Newspapers	Edition	Date Published
1	The New Indian Express	Pathnamthitta	22/09/2023
2	Kerala Kaumudi	Pathnamthitta	22/09/2023

[illegible]

IDBI BANK Panampilly Nagar, Kochi-682036 Ph: 0484 2311434	
APPENDIX IV [Rule 8(1)] POSSESSION NOTICE (For Immovable Property)	
Whereas the undersigned being the authorized officer of IDBI Bank Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of the powers conferred under Section 13(12) read with rule 3 of Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 12/05/2023 calling upon the borrower Mrs.Omana Sasikumar and Guarantor/ Mortgagee K R Sasikumar to repay the amount mentioned in the notice being Rs.3,72,883.00/- (Rupees Three Lakh Seventy Two Thousand Eight Hundred Eighty Three Only) as on 31.12.2022 plus further interest and charges thereon within 60 days from the date of the receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below, in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this 18th day of September of the year 2023. The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IDBI Bank Limited for an amount of Rs.3,72,883.00/- (Rupees Three Lakh Seventy Two Thousand Eight Hundred Eighty Three Only) as on 31.12.2022 plus further interest and charges thereon. The borrower's attention is invited to provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.	
<u>Description of The Property</u>	
All the pieces and parcels of land admeasuring 7.28 Acres in Sy.No 47/2B2, 2.02 Acres in Sy.No 47/2B3 and 6.47 Acres in Sy.No 47/2B4 of Pathanamthitta village (Total extent 15.77 Acres) belonged to Mr. K.R Sasikumar in the state of Kerala and Boundaries as per Location Sketch No 5221/14: East by Property Owned by K R Sasikumar,West by Property Owned by K R Sasikumar & Punaloor – Moovattupuzha Road, North by Property Owned by Kottoor Krishnan Nair,South by Property Owned by Dasan Kuruvakattu. together with all buildings and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth.	
(Sd/-)	
Date : 18.09.2023 Place : Kochi	Authorised Officer, IDBI Bank Limited

Borrower: Sanjith Kumar K S


IDBI BANK

ഐ.ഡി.ബി.ഐ. ബാങ്ക് ലിമിറ്റഡ്
പനമ്പിള്ളി നഗർ, കൊച്ചി-682036
ഫോൺ: 0484 2311434

**APPENDIX IV [Rule 8(1)] വസ്തു കൈവശപ്പെടുത്തി നോട്ടീസ്
(സ്ഥാവര വസ്തുക്കൾക്കു്)**

സെക്യൂരിറ്റൈസ്ഡ് ആന്റ് റീ കൺസ്ട്രക്ട് ചെയ്റ്റ് ഫിനാൻസിങ്ങ് ആന്റ് എൻഫോഴ്സ്മെന്റ് ഓഫ് സെക്യൂരിറ്റി ഇന്ററസ്റ്റ് നിയമം, 2002 (2002ൽ 54) പ്രകാരം ഐ.ഡി.ബി.ഐ. ബാങ്ക് ലിമിറ്റഡ്-ന്റെ അധികാരപ്പെട്ട ഓഫീസർ എന്ന നിലയിൽ ടി നിയമത്തിന്റെ 13(12) വകുപ്പ് പ്രകാരവും, സെക്യൂരിറ്റി ഇന്ററസ്റ്റ് എൻഫോഴ്സ്മെന്റ് ചട്ടം, 2002-ന്റെ ചട്ടം 3 പ്രകാരവും സിവിൽ അധികാരപ്രകാരം വാഗ്ദാനം ചെയ്ത ശ്രീ.സഞ്ജിത് കുമാർ, ബാലക്കണ്ഠ/പണയക്കാരൻ ശ്രീ.കെ.ആർ.ജെ.കുമാർ എന്നിവർക്ക് 12.05.2023 ന് വിവര നോട്ടീസ് അയക്കുകയും ടി നോട്ടീസ് കൈപറ്റി 60 ദിവസത്തിനകം നോട്ടീസ് പ്രകാരം 31.12.2022 വരെ ബാങ്കിന് കിട്ടാനുള്ള തുകയായ ₹3,04,196.00 (മൂന്ന് ലക്ഷത്തി നാലായിരത്തി ഒമ്പതായിരത്തി രൂപ മാത്രം) യും തുടർന്നുള്ള പലിശയും, മറ്റു ചിലവുകളും ബാങ്കിലേക്ക് അടയ്ക്കണമെന്നും ആവശ്യപ്പെട്ടിരുന്നു.

എന്നാൽ വാഗ്ദാനം ചെയ്ത തുക തിരിച്ചടയ്ക്കുന്നതിന് വീഴ്ച വരുത്തിയിട്ടുള്ളതിനാൽ താഴെ വിവരിക്കുന്ന വസ്തുവകകൾ ടി നിയമത്തിന്റെ 13(4) വകുപ്പും ടി ചട്ടത്തിന്റെ ചട്ടം 8 പ്രകാരവും ബാങ്ക് അധികാരപ്പെടുത്തിയ ഓഫീസർ 2023 സെപ്റ്റംബർ 18-ാം തീയതി കൈവശപ്പെടുത്തിയിരുന്നതായും ഭേദിപ്പാക്കണമെന്നും പൊതുജനങ്ങളെയും പൊതുവായും ഇതിനാൽ അറിയിച്ചുകൊടുക്കുന്നു. താഴെ പറയുന്ന വസ്തു വകുപ്പിലേക്ക് വാഗ്ദാനം ചെയ്ത ഇടപാടുകളും നടത്തപ്പെടുന്നു. എന്തെങ്കിലും വിധം ഇടപാടുകൾ നടത്തുകയായാൽ 31.12.2022 വരെ ഐ.ഡി.ബി.ഐ.ബാങ്ക് ലിമിറ്റഡ്-ന് ഇടാക്കുവാനുള്ള തുകയായ ₹ 3,04,196.00(മൂന്ന് ലക്ഷത്തി നാലായിരത്തി ഒമ്പതായിരത്തി രൂപ മാത്രം) യും തുടർന്നുള്ള പലിശയും,മറ്റു ചിലവുകളും വിധേയമായിരിക്കുമെന്നുള്ള വിവരം ഭേദിപ്പാക്കണമെന്നും പൊതുജനങ്ങളെയും ഇതിനാൽ അറിയിച്ചു കൊടുക്കുന്നു.

കൂടാതെ പണയ വസ്തു വിഭജനപ്പെടുത്തുന്നതുള്ള സമയപരിധിമെമ്പറ്റിയുള്ള നിയമത്തിലെ 13-ാം വകുപ്പിലെ 8-ാം ഉപവകുപ്പിനെ പറ്റി വാഗ്ദാനം ചെയ്ത അടയ്ക്കണമെന്നും.

സ്ഥാവര വസ്തുക്കളുടെ വിവരങ്ങൾ

കേരള സംസ്ഥാനത്തിൽ ശ്രീ. കെ.ആർ.ജെ.കുമാറിന്റെ പേരിലുള്ള പത്തനംതിട്ട വില്ലേജിൽ (ആകെ വിസ്തീർണ്ണം 15.77 ആർസ് സർവ്വേ നമ്പർ 47/284 ൽ പെട്ട 6.47 ആർസ് സ്ഥലവും സർവ്വേ നമ്പർ 47/283 പെട്ട 2.02 ആർസ് സ്ഥലവും സർവ്വേ നമ്പർ 47/282 ൽ പെട്ട 7.28 ആർസ് സ്ഥലവും മറ്റു ചുമയങ്ങളും. ലോക്കേഷൻ ന്റെ ക്ഷേത്രം 5221/14 പ്രകാരമുള്ള അതിരുകൾ: കിഴക്ക് കെ.ആർ.ജെ.കുമാറിന്റെ ഉടമസ്ഥതയിലുള്ള വസ്തു, പടിഞ്ഞാറ് കെ.ആർ.ജെ.കുമാറിന്റെ ഉടമസ്ഥതയിലുള്ള വസ്തുവയും പുതുമ്പുർ- മുവാറ്റുപുഴ റോഡും വടക്ക് കോട്ടൂർ ക്ഷേത്രം നായരുടെ ഉടമസ്ഥതയിലുള്ള വസ്തു, തെക്ക് ദാസൻ കുറുവക്കുട്ടിന്റെ ഉടമസ്ഥതയിലുള്ള വസ്തു. കൂടാതെ ഇടപാടുകളും അവയിലുണ്ടാകാവുന്നതുമായ ബിൽഡിംഗുകളും സിട്രിക് ഫറൂകളും നിർമ്മിതികളും ഈ ഭൂമിയിൽ സ്ഥിരമായി ഘടിപ്പിച്ചിരിക്കുന്ന/ഉറപ്പിച്ചിരിക്കുന്നതായ ആയ വസ്തുക്കളും അടക്കം.

(ഒപ്പ്-)

തീയതി: 18.09.2023
സ്ഥലം: കൊച്ചി

അധികാരപ്പെടുത്തിയിട്ടുള്ള ഉദ്യോഗസ്ഥൻ
ഐ.ഡി.ബി.ഐ. ബാങ്ക് ലിമിറ്റഡ്


IDBI BANK

IDBI Bank Limited
Panampilly Nagar, Kochi-682036
Ph: 0484 2311434

**APPENDIX IV [Rule 8(1)] POSSESSION NOTICE
(For Immovable Property)**

Whereas the undersigned being the authorized officer of IDBI Bank Limited under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of the powers conferred under Section 13(12) read with rule 3 of Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 12/05/2023 calling upon the borrower **Mr.Sanjith Kumar K** and Guarantor /Mortgagor **Mr. K R Sasikumar** to repay the amount mentioned in the notice being **Rs.3,04,196.00(Rupees Three Lakh Four Thousand One Hundred Ninety Six Only)** as on 31.12.2022 plus further interest and charges thereon within 60 days from the date of the receipt of the said notice.

The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below, in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this the **18th day of September of the year 2023.**

The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IDBI Bank Limited for an amount of **Rs. 3,04,196.00/4(Rupees Three Lakh Four Thousand One Hundred Ninety Six Only)** as on 31.12.2022 plus further interest and charges thereon. The borrower's attention is invited to provisions of sub section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

Description of The Property

All the pieces and parcels of land admeasuring 7.28 Ares in Sy.No 47/282, 2.02 Ares in Sy.No 47/283 and 6.47 Ares in Sy.No 47/284 of Pathanamthitta village (Total extent 15.77 Ares) belonged to Mr. K.R Sasikumar in the state of Kerala and **Boundaries as per Location Sketch No 5221/14 : East by Property Owned by K R Sasikumar, West by Property Owned by K R Sasikumar & Punaloor – Moovattupuzha Road, North by Property Owned by Kottor Krishnan Nair, South by Property Owned by Dasan Kuruvakattu.**

together with all buildings and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth.

(Sd/-)

Date : 18.09.2023,
Place : Kochi

Authorised Officer,
IDBI Bank Limited

The above notice was published in the following newspapers

S.No.	Newspapers	Edition	Date Published
1	The New Indian Express	Pathnamthitta	22/09/2023
2	Kerala Kaumudi	Pathnamthitta	22/09/2023

(III) Brief Description of Secured Asset

(a) Details of Immovable Property

Property Description
Description of the Immovable Property All the pieces and parcels of land admeasuring 7.28 Ares in Sy.No 47/2B2, 2.02 Ares in Sy.No 47/2B3 and 6.47 Ares in Sy.No 47/2B4 of Pathanamthitta village (Total extent 15.77 Ares) belonged to Mr. K.R Sasikumar in the state of Kerala and bounded as under On or towards East by- Property Owned by K R Sasikumar, On or towards West by- Property Owned by K R Sasikumar & Punaloor – Moovattupuzha Road, On or towards North by- Property Owned by Kottoor Krishnan Nair, On or towards South by - Property Owned by Dasan Kuruvakattu.

(IV) Outstanding Dues of Secured Creditor (IDBI Bank Ltd)

Outstanding Dues of IDBI Bank in the loan accounts of **Shri K R Sasikumar, Smt Sangeetha Sasikumar, Smt Omana Sasikumar, Shri Sanjith Sasikumar** as on **26/02/2026** is as follows,

(Amount in Rs)

Borrower: K R Sasikumar

Facilities	Amount
Expense A/c	17,768/-
Total	17,768/-

Total dues as 26/02/2026 is **Rs.17,768/- (Rupees Seventeen Thousand Seven Hundred and Sixty Eight Only)** together with further interest and charges thereon with effect from 27/02/2026.

(Amount in Rs)

Borrower: Sangeetha Sasikumar

Facilities	Amount
KCC –A/c	4,43,352.49/-
Expense A/c	0.00
Total	4,43,352.49/-

Total dues as on 26/02/2026 is **Rs.4,43,352.49/-/- (Rupees Four Lakh Forty Three Thousand Three Hundred and Fifty Two and Paise Forty Nine Only)** together with further interest and charges thereon with effect from 27/02/2026

Borrower: Omana Sasikumar

(Amount in Rs)

Facilities	Amount
KCC –A/c	2,75,247.00
Expense A/c	0.00
Total	2,75,247.00

Total dues as on 26/02/2026 is **Rs. 2,75,247.00/- (Rupees Two Lakh Seventy Five Thousand Two Hundred and Forty Seven Only)** together with further interest and charges thereon with effect from 27/02/2026

Borrower: Sanjith Kumar K S

(Amount in Rs)

Facilities	Amount
KCC –A/c	5,34,811.00
Expense A/c	0.00
Total	5,34,811.00

Total dues as on 26/02/2026 is **Rs.5,34,811.00/- (Rupees Five Lakh Thirty Four Thousand Eight Hundred and Eleven Only)** together with further interest and charges thereon with effect from 27/02/2026.

Terms & Conditions

1	The Authorised Officer (AO) exercising the powers under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Security Interest (Enforcement) Rules, 2002 (hereinafter referred to as "the SARFAESI Act") is selling the assets/properties mentioned at Item No.III of the Tender Document (hereinafter referred to as the 'Secured Assets') and the same are being sold free from charges and encumbrances of the secured lender only.
2	Issue of Tender/ Offer / Bid Document The tender document can be downloaded from IDBI website - https://www.idbibank.in →Announcement Notices & Tenders, or →E-auctions from 02/03/2026 and also from E-auction Service Provider i.e PSB Alliance Private Limited (BAANKNET Platform), website - https://baanknet.com.
3	Reserve Price and EMD a) The Reserve Price for the sale of the property is Rs.1,09,35,000/- (Rupees One Crore Nine Lakh Thirty Five Thousand Only) b) The EMD (Earnest Money Deposit) has been fixed at Rs.10,93,500/- (Rupees Ten Lakh Ninety Three Thousand Five Hundred Only)
4.	The sale of Secured Assets is on "As is where is", "As is what is", "Whatever there is", "Without recourse" and "No complaint" basis. The description of the immovable property is based on the mortgage created by the Borrower/s with the secured lender from time to time and the representations made by them. The Authorised Officer (AO) does not take or assume any responsibility for any shortfall of the immovable assets or for procuring any permissions, etc. or for the dues of any authority established by law. All statutory liabilities / taxes / maintenance fee / electricity / water charges etc., outstanding as on date and yet to fall due would be ascertained by the bidder(s) and would be borne by the successful bidder. It is expressly made clear that the AO / Bank do not take any responsibility to provide information on the same. The AO / Bank does not take or assume any responsibility for any dues, statutory or otherwise, of Shri K R Sasikumar, Smt Sangeetha Sasikumar, Smt Omana Sasikumar, Shri Sanjith Sasikumar including such dues that may affect transfer of the assets in the name of the purchaser and such dues, if any, will have to be borne/paid by the purchaser. Details of encumbrances known to the secured creditor are as follows: Nil. However the prospective bidders are advised to satisfy themselves regarding encumbrances, if any, over the above properties.

5.	Inspection of assets The interested parties may, at their own cost and expense, inspect the property with prior intimation from 06-03-2026 to 13-03-2026 from 10 AM to 4PM so that representative of the Authorised Officer would be available at the property site to facilitate the inspection. Please note that ‘inspection can be undertaken with prior appointment only’.
6.	Due Diligence by the Bidders The interested parties may carry out their own comprehensive due diligence in respect of the Secured Assets including any dues relating to the Secured Assets. A bidder shall be deemed to have full knowledge of the condition of the assets, relevant documents, information, etc. whether the bidder actually inspects or visits or verifies or not.
7.	The bidders shall be deemed to have inspected and approved the Secured Assets to their entire satisfaction and for the purpose, the Bidders may, in their own interest and at their own cost, verify the area of the premises and details of immovable assets and any other relevant information before submitting the Bids. It shall be presumed that the bidder has satisfied himself/ herself about the names, descriptions, particulars, quantities, qualities, specifications, measurements, boundaries and abutments of the asset(s)/ properties and that the bidder concurs or otherwise admits the identity of the asset(s)/properties purchased by him/ her notwithstanding any discrepancy or variation, by comparison of the description in the particulars of the asset(s)/ properties and their condition.
8.	The Bidder shall not be entitled to receive re-imbursement of any expenses which may have been incurred in preparation of the Bid/ Offer for submission and/or for carrying out due diligence, search of titles to the assets and matters incidental thereto or for any other purpose in connection with purchase of the assets under reference.
9.	<u>Submission of Tender/Offer</u> The Bidder shall complete in all respects the Profile of the Bidder and Declaration by the Bidder annexed to the Tender Document, and furnish the information called for therein and shall sign and date each of the documents in the space provided therein for the purpose. The Bidder shall initial each page of all the documents. Offers received for sale and / or accepted are not transferable. The Format for submission of “Profile of the bidder” & “Declaration by the Bidder ” are given in Chapter VI & VII of this Tender Documents. Form of appendix to the profile (declaration by the bidder) is given in Chapter VIII. Bids can be submitted in sealed envelopes along with required documents.
10.	The Bid Documents shall be signed by a person or persons duly authorized by the Bidder with the signature duly attested.

11.	The Bid documents shall contain the full address, Telephone No., Fax No., e-mail-ID, if any, of the Bidder for serving notices required to be given to the Bidder in connection with the Offer.
12.	The Bid documents shall not be detached one from the other and no alteration or mutilation (other than filling in all the blank spaces) shall be made in any of the documents attached thereto.
13.	<u>Last date for submission of Bid Document.</u> The interested parties may submit Bid Document duly filled and signed on each page along with EMD and other required documents to the Authorised Officer, IDBI Bank Ltd, Panampilly Nagar, Retail Recovery, First Floor, Kochi – 682036 on any working day but not later than 5 p.m. on 17/03/2026 in a sealed cover which shall be superscripted as “Bid Document and EMD: A/c K R Sasikumar / Sangeetha Sasikumar/ Omana Sasikumar/Sanjith Kumar K S along with Demand Draft/Pay Order with minimum EMD amount in a sealed cover. The DD / PO should be drawn in favour of “IDBI Bank Ltd. - A/c K R Sasikumar/ Sangeetha Sasikumar/ Omana Sasikumar/ Sanjith Kumar K S payable at Pathanamthitta issued by any Nationalized Bank/ Scheduled Bank as Earnest Money Deposit (EMD). <u>Remittance of EMD by way of RTGS.</u> Bidders who prefers to submit the EMD by way RTGS, may remit the EMD amount through WWW.BAANKNET.COM in favor of IDBI Bank Limited, Account No. 33934915010026 IFSC Code: IBKL0000139 Pathnamthitta Branch not later than 5PM on 17/03/2026. Such bidders must indicate RTGS UTR No., Amount remitted and date in the appropriate space in the Profile of the Bidder. The EMD of successful shall be retained towards part sale consideration and EMD amount of unsuccessful bidders shall be returned or transferred back by RTGS. The EMD shall not bear any interest.
14.	Only those bidders will be permitted to participate in the auction whose Bid Document is complete in every respect and whose Demand Draft/ Pay Order for EMD is found to be in order and /or remittance by way of RTGS proceeds is credited into the account indicated well before the cut-off time. Bank does not take any responsibility and will not entertain any complaint for any delay in transfer of funds by way of electronic mode. Form of Bid, if found incomplete in any respect, shall be liable for outright rejection. Bidders, whose forms are found to be in order together with the EMD, submitted by them, will be intimated by e-mail and through mobile. Auction/ Bidding shall only be through “online Auction Mode” through the website of Service Provider https://baanknet.com
15.	<u>Registration with E-Auction Service Provider</u> 1. Participants who are not already registered with the e-auction provider

	M/s. e PSB Alliance Private Limited (BAANKNET Platform) should register themselves by following the procedure mentioned at the website https://baanknet.com - The participants/ intending purchasers are necessarily required to submit following documents/ papers for registration to M/s. e PSB Alliance Private Limited. - Form duly signed & filled up. Please download from https://baanknet.com - Self attested copy of Pan Card - Self attested valid residential proof (Voter Id card, Passport copy, Ration card, telephone bill, electric bill - Any one) - Self attested valid e-mail id and mobile number. The user id and password will then be sent directly to the registered participants / intending purchasers whose Bid Document is complete in every respect and whose Demand Draft/ Pay Order for EMD is found to be in order and /or remittance by way of RTGS proceeds is credited into the account indicated well before the cut-off time and the documents are complete in all the respects, with further directions by the e-auction provider company, if any, for log in and participating in the auction through online process. <u>After receiving the userid / password, in case any bidders feel the need for training / e – auction support, such bidders may contact M/s. e PSB Alliance Private Limited on 82912 20220 Website: https://baanknet.com Office mail Id : support.baanknet@psballiance.com</u> <u>Office Address:</u> PSB Alliance Private Limited Unit 1, 3rd Floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala East, Mumbai-400 037 <u>Help Line Desk:</u> Landline: +91 82912 20220, E-mail- support.baanknet@psballiance.com. Bidding in the last minute/seconds should be avoided by the bidders in their own interest. Neither IDBI Bank nor the service provider will be responsible for any lapses (Internet failure, Power failure, etc) on the part of the vendor, in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary/ alternative arrangements such as backup power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.
16.	The E-auction day: on 18/03/2026 from 11.00 AM to 12.00PM The auction would be held with extensions of 5 minutes each, if required, on e-

	auction platform at website https://baanknet.com. In case no further valid bids are received during the extended period, the last highest bid received would be treated as the successful bid and auction would be treated as closed/ terminated. The decision of Authorized Officer regarding declaration of successful bidder shall be final and binding on all the bidders. <u>Increase in Bid Amount :</u> It may be noted that increase in bid amount, if any, during the e-auction period shall be made in multiples of Rs.20,000/- Increase in bid amount below the said amounts will be rejected. First bid should be of at least equal to or above Reserve Price or increment(s) over the Reserve Price in multiples as above. The property shall not in any case sold below reserve price.
17.	Authorised Officer (AO) reserves the right to retain the EMD of top three bids up to two months from the date of e -auction and the amount of EMD will not carry any interest. The Bids so retained will be valid for 3 months from the date of auction or till further extension of time as may be approved by the AO. The EMD of other bids will be returned within 7 days from the date of auction.
18.	<u>Payment of Sale Price</u> The successful bidder would be informed in writing about the acceptance of his/ her bid/ offer by the AO and will be required to deposit 25% of the sale price (less the amount of EMD) immediately i.e., on the same day or next working day from the date of the valid communication intimating acceptance of his/her bid by way of crossed A/c Payee Demand Draft/ Pay Order drawn in favour of “IDBI Bank Ltd.-A/c K R Sasikumar/ Sangeetha Sasikumar/ Omana Sasikumar/Sanjith Kumar K S payable at Pathnamthitta issued by any Nationalized Bank/ Scheduled Bank or by way of RTGS in favour of IDBI Bank Limited, Account No. 33934915010026 IFSC Code: IBKL0000339 Pathnamthitta Branch. The Balance amount of the sale price shall have to be paid within 15 days from the date of valid communication intimating acceptance of his/ her bid by way of crossed A/c Payee Demand Draft/Pay Order drawn in favour of IDBI Bank Ltd.-A/c Sangeetha Sasikumar/ Omana Sasikumar/Sanjith Kumar K S payable at Pathnamthitta issued by any Nationalized Bank/ Scheduled Bank or by way of RTGS in favour of IDBI Bank Limited, Account No. 33934915010026 IFSC Code: IBKL0000339 Pathnamthitta Branch or such extended period as may be agreed upon in writing between the successful bidder and the AO, as per the SARFAESI Act & Rules.
19.	In case the successful bidder fails to deposit 25% of the sale price within the above stipulated time, the AO shall forfeit the EMD and if the successful bidder backs out after paying 25% of the sale price, then AO shall forfeit the 25% of the sale

	consideration so deposited including the EMD.
20.	All claims of the defaulting successful bidder to the assets or to any part of the sum for which it may be subsequently sold shall stand forfeited.
21.	In the event of the successful bidder failing to pay the consideration amount within the time schedule stipulated, the AO reserves the right to resell the assets with second and third bidder in the manner stated above.
22.	On confirmation of sale and if the terms of payment have been complied with, the AO exercising the power of sale shall issue Certificate of Sale for the immovable property in favour of the purchaser as per the format provided in the Security Interest (Enforcement) Rules, 2002. On issuance of Certificate of Sale, the Auction Sale process will be completed and the Authorized Officer is not responsible for registration of Certificate of sale. It is the responsibility of Successful Bidder to get the Certificate of Sale registered.
23.	The successful Bidder shall, after making full payment of sale price within 15 days of acceptance of bid/ offer or such extended period as may be granted by the AO at his sole and absolute discretion, arrange to take possession of the Secured Assets within a maximum of 10 days. <u>It is explicitly stated that once the Sale Certificate is issued by the AO, the AO shall not be held responsible for security and safe-keeping of the Secured Assets.</u> In case the successful bidder fails to take possession of the secured assets as stated above, the AO reserves the right to revoke the sale confirmed in his/ her favour, forfeit the entire amount paid by the successful bidder and go for re-bidding or sell the secured assets by any of the modes as prescribed in the SARFAESI Act including sale by negotiation with any of the bidders and/or other parties by private treaty. In such an event, the original successful bidder shall have no claims on the secured assets or to any amount/s for which it may be subsequently sold.
24.	The purchaser will be required to bear all the necessary expenses like stamp duty, registration expenses, etc. for transfer of assets in his/ her name. It is expressly stipulated that there are no implied obligations on the part of the AO or the secured lenders and it shall be solely the obligation of the Bidder, at his/ her cost, to do all acts, things and deeds whatsoever for the completion of the sale including payment of all statutory liabilities / housing society tax / maintenance fee / electricity / water charges etc., outstanding as on date and yet to fall due would be ascertained by the bidder(s) and would be borne by the successful bidder to get the assets transferred in his / her/ their name. Bank does not take any responsibility to provide information on the same. The bidder shall deduct and deposit with the concerned department / statutory body,

	tax deducted at source as applicable under Income tax Act. Such TDS shall be considered as part of the offer made by the bidder.
25.	The submission of the Bid/Offer means and implies that the Bidder/ Offerer has unconditionally and irrevocably agreed to and accepted all the above terms and conditions of the Bid/ Offer lay down herein.
26.	The time hereinabove fixed for the observance and performance by the bidder of any of the obligations to be observed by him/ her under these conditions is and shall be deemed to be of the essence.
27.	In the event of IDBI Bank's office remaining closed on the day of bid for any unforeseen reason, the bids shall take place on the next working day of IDBI Bank Ltd.
28.	<u>General Terms and Conditions</u> The AO shall be at liberty to amend/ modify/ delete/ drop any of the above conditions as may be deemed necessary in the light of the facts and circumstances.
29.	The entire procedure of auction, the sequence of inter-se bidding etc. shall be at the sole and absolute discretion of the AO and the intending bidders shall have no right whatsoever to object to the same.
30.	The AO reserves the right and liberty to accept/ reject any (including the highest bid) or all the Bids/Offer and also reserves the right to cancel the entire sale process without assigning any reasons. In case all the bids are rejected or the successful bidder fails to make payments as required in the Bid Document or withdraws his/ her bid, the AO, at the sole and absolute discretion, reserves the right to go for re-bidding or sell the assets by any of the modes as prescribed in the SARFAESI Act including sale by negotiation with any of the bidders and/or other parties by private treaty and the Bidders shall have no right to object to the same.
31.	In the event the said sale in favour of the bidder not being confirmed by AO, otherwise than on account of the willful default of the bidder or if the sale is set aside by an order of the Court/ Tribunal, then in that event the sale shall be void and the bidder shall, in that event be entitled only to receive back his/ her Earnest Money Deposit (EMD) or purchase money as the case may be, but without interest, and the bidder shall not be entitled to be payment of his costs, charges and expenses of and incidental to the said sale and investigation of title or any other costs incurred by him/ her.
32.	Notwithstanding anything stated elsewhere in this Tender Document, the AO reserves the right to call off the sale process at any point of time without assigning any reasons.
33.	Particular specified in schedule above has been stated to the best of the information of the authorized officer/ Bank. Authorized Officer and / or Bank will not be

	answerable for any error, mis-statement or omission in this Public Notice.
34.	<u>Jurisdiction</u> All disputes arising amongst the parties shall be adjudicated according to Indian Law and the Courts in Ernakulum/Thodupuzha shall have jurisdiction to entertain /adjudicate such disputes.

35. Tenderer (s) must ensure the following while submitting the tender:

A. THAT THE TENDER SHOULD BE FILLED IN THE FORMAT OF THE TENDER BIDS ENCLOSED AT ANNEXURE –VI/VII.

B. COPY OF THE PAN CARD OF THE PERSON BIDDING AND IF IT IS A COMPANY/ FIRM THEN COPY OF THE PAN CARD OF COMPANY/FIRM.

C. COPY OF CERTIFICATE OF INCORPORATION OF THE COMPANY/FIRM

D. BOARD RESOLUTION OF THE COMPANY/FIRM AUTHORISING THE PERSON/ PARTNER TO FILE BID FOR THE ASSETS AND COPY OF THE IDENTITY PROOF OF THE SAID PERSON/PARTNER.

E. THAT EVERY PAGE OF THE TENDER DOCUMENT IS DULY SIGNED BY THE TENDERER BEFORE SUBMITTING THE TENDER AND DOCUMENTS SUBMITTED SHALL BE DULY ATTESTED.

F. THAT ALL ALTERATION , ERASURES AND OVER WRITING , IF ANY, IN THE SCHEDULE OR RATE (S) ARE DULY AUTHENTICATED BY THE TENDERER'S SIGNATURE.

VI. FORMAT FOR SUBMISSION OF PROFILE OF THE BIDDER-INDIVIDUAL

For purchase of the below property

Bank Property ID: IBKL339SASIKUMAR

SCHEDULE:

All the pieces and parcels of land admeasuring 7.28 Ares in Sy.No 47/2B2, 2.02 Ares in Sy.No 47/2B3 and 6.47 Ares in Sy.No 47/2B4 of Pathanamthitta village (Total extent 15.77 Ares) belonged to Mr. K.R Sasikumar in the state of Kerala and bounded as under On or towards East by- Property Owned by K R Sasikumar, On or towards West by- Property Owned by K R Sasikumar & Punaloor – Moovattupuzha Road, On or towards North by- Property Owned by Kottoor Krishnan Nair, On or towards South by - Property Owned by Dasan Kuruvakattu.

(Bid Document to be filled and submitted by the Bidder/Offerer for each Property separately)

1	a) Full Name of the Bidder/Offerer (in Block letters)	:	
	b) Complete Postal Address with PIN Code, Telephone Nos.; Fax Nos.; Website, etc.	:	
	c) Mobile Nos.		
	d) E-mail ID		
2	Brief particulars of business (if any)	:	
3	Relationship, if any, the Bidder/Offerer has with any employee of IDBI Bank Limited.	:	
4	Relationship, if any, the Bidder/Offerer has with Borrower/Promoters/ Guarantors/Mortgagors as mentioned in the Tender Document.		
5	Name and particulars of the Company/Firm/Person in whose name the Secured Assets/property are to be purchased	:	
6	Details of Earnest Money Deposit (EMD).	:	

	i) Demand Draft No. / Pay Order No.	:	
	ii) Date of Demand Draft / Pay Order	:	
	iii) Name of the Issuing Bank and Branch	:	
Bidders, who prefer to submit the EMD by way of RTGS, must indicate RTGS UTR No., Amount remitted and date.			
	RTGS UTR NO.	:	
	Amount remitted	:	
	Date	:	
7	Income Tax Permanent Account Number(s) (PAN) of Bidder /Offerer	:	

* Each and every information and documents to be submitted is mandatory.

I/We have read and understood the detailed terms and conditions of the sale and have also read, perused and understood all the relevant papers and have carried out my/our own due diligence. In case any information is found to be incorrect/ incomplete, I/We shall not hold the Authorised Officer or secured lenders responsible for the same and shall not have any claim whatsoever against either of them.

Signature of the duly Authorized official of the Bidder/Offerer

Name and Designation of the Authorised Signatory

Place :

Date :

VII. FORMAT FOR SUBMISSION OF PROFILE OF THE BIDDER

COMPANY/ PARTNERSHIP/ PROPRIETORSHIP

For purchase of the below property

Bank Property ID:IBKL339SASIKUMAR

SCHEDULE:

All the pieces and parcels of land admeasuring 7.28 Ares in Sy.No 47/2B2, 2.02 Ares in Sy.No 47/2B3 and 6.47 Ares in Sy.No 47/2B4 of Pathanamthitta village (Total extent 15.77 Ares) belonged to Mr. K.R Sasikumar in the state of Kerala and bounded as under On or towards East by- Property Owned by K R Sasikumar, On or towards West by- Property Owned by K R Sasikumar & Punaloor – Moovattupuzha Road, On or towards North by- Property Owned by Kottoor Krishnan Nair, On or towards South by - Property Owned by Dasan Kuruvakattu.

(Bid Document to be filled and submitted by the Bidder/Offerer for each property separately)

1.	a) Name of the Company/ Firm/ Party (in Block letters)	
	b) Complete Registered Address	
	c) Complete Correspondence Address with PIN Code, Telephone Nos.; Fax Nos.; Website, etc.	
2.	Date of Incorporation	
3.	Constitution (Private/Public/Joint)	
4.	Name of Chairman	
5.	Name of Managing Director / Partners	
6.	Board of Directors	a)
		b)
		c)
		d)
		e)
7.	Income tax PAN No. (attested copy of PAN card of the company to be attached)	
8.	Date of Last Income Tax Return (Enclose copy of last 3 years' Income Tax clearance certificate)	
9	d) Full Name of the Authorised Person to carry out e- auction on	:

	behalf of the company/firm /party (<i>in Block letters</i>) (Original Authorised letter to be attached to carry out the e- auction process)	
	b) Complete Postal Address of the Authorise person with PIN Code, Telephone Nos.; Fax Nos.; Website, etc.	:
	c) Mobile Nos.	
	d) E-mail ID	
10	Designation of the Authorised Person	:
11	Relationship, if any, the Bidder/Offerer has with any employee of IDBI Bank Limited.	:
12	Relationship, if any, the Bidder/Offerer has with Borrower/Promoters/ Guarantors/Mortgagors as mentioned in the Tender Document.	
13	Details of Earnest Money Deposit (EMD).	:
	i) Demand Draft No. / Pay Order No.	:
	ii) Date of Demand Draft / Pay Order	:
	iii) Name of the Issuing Bank and Branch	:
	Bidders, who prefer to submit the EMD by way of RTGS, must indicate RTGS UTR No., Amount remitted and date.	
	RTGS UTR No.	
	Amount Remitted	
	Date	
14	Income Tax Permanent Account Number(s) (PAN) of the Authorised person	:

* Each and every information and documents to be submitted is mandatory.

I/We have read and understood the detailed terms and conditions of the sale and have also read, perused and understood all the relevant papers and have carried out my/our own due diligence. In case any information is found to be incorrect/ incomplete, I/We

shall not hold the Authorised Officer or secured lenders responsible for the same and shall not have any claim whatsoever against either of them.

Signature:

Name of the Authorised Person:

Designation:

Company Seal

All authorizations should be annexed to this form.

Place:

Date:

VIII. FORM OF APPENDIX TO THE BID/OFFER
(DECLARATION BY THE BIDDER)

(ON STAMP PAPER OF RS.100/-)

FORM OF BID/OFFER FOR PROPERTIES SITUATED AT PATHNAMTHITTA

(Note: This Appendix forms part of the Bid/Offer)

To,

The Authorised Officer,
IDBI Bank Limited.,
Retail Recovery Department.

Sir,

All the pieces and parcels of land admeasuring 7.28 Ares in Sy.No 47/2B2, 2.02 Ares in Sy.No 47/2B3 and 6.47 Ares in Sy.No 47/2B4 of Pathanamthitta village (Total extent 15.77 Ares) belonged to Mr. K.R Sasikumar in the state of Kerala and bounded as under On or towards East by- Property Owned by K R Sasikumar, On or towards West by- Property Owned by K R Sasikumar & Punaloor – Moovattupuzha Road, On or towards North by- Property Owned by Kottoor Krishnan Nair, On or towards South by - Property Owned by Dasan Kuruvakattu.

1. Having fully examined and understood the terms and conditions of the Tender Document and condition and status of the Secured Assets/property, I/We offer to purchase the said Secured Assets strictly in conformity with the terms and conditions of this Tender/Offer Document.
1. I/We understand that if my/our Bid/Offer is accepted, I/We shall be responsible for the due observance and performance of the terms and conditions of the Tender/Offer and acquire the Secured Asset/property. Should I/We fail to execute and perform the terms and conditions when called upon to do so, the Earnest Money Deposit (EMD) shall be forfeited.
2. I/We further understand that if my/our Bid/Offer is accepted, should I/we fail to deposit the balance amount of 75% of the sale consideration (after having paid 25% of the sale consideration) by the stipulated date, the said amount of 25% of the sale consideration (including Earnest Money Deposit) or any further amount/s paid by

me/us shall also be forfeited, as laid down in the terms and conditions of the Tender Document.

3. I/We further understand that if my/our Bid/Offer is accepted, after making full payment of the sale price within 15 days of acceptance of bid/offer or such extended period as may be granted by the AO at her sole and absolute discretion, I/we shall arrange to take possession of the secured assets within a maximum of 10 days. I/We understand that once the Sale Certificate is issued by the AO, the AO shall not be held responsible for security and safe-keeping of the secured assets. We further understand that in the event I/We fail to take possession of the Secured Assets as stated above, the AO reserves the right to revoke the sale confirmed in my/our favour and forfeit the entire amount paid by me/us and I/we shall have no claims on the secured assets or to any amount/s for which it may be subsequently sold.
4. I/We clearly understand and accept that the Authorised Officer or the secured lender do not take or assume any responsibility for any dues, statutory or otherwise, of Borrowers, including such dues that may affect transfer of the assets in the name of the purchaser and such dues, if any, will have to be borne/paid by me/us in case my/our Bid/offer is accepted.
5. I/We understand that you are not bound to accept the highest or any Bid/Offer you may receive. Further, I/we will not raise any objection in case the Authorised Officer goes for re-bidding or sell the assets by any of the modes as prescribed in the SARFAESI Act including sale by negotiation with any of the bidders and/or other parties by private treaty.
6. I/We understand that time is the essence for completing the acquisition formalities of the Secured Assets/property and I/we agree and undertake to abide by it.
7. I/WE hereby confirm that I/We do not have any kind of relationship (professional/personal), with Borrower/Promoters/Guarantors/Mortgagors as mentioned in the Tender Document.
8. I/We also enclose a Demand Draft/Pay Order of value Rs. towards Earnest Money Deposit (EMD) in the name of "IDBI Bank Limited.-A/c _____ " payable at _____

Or

I/ We have remitted Rs..... towards Earnest Money Deposit (EMD) to IDBI Bank Limited by way of RTGS amount in favour of IDBI Bank Limited, Account No. _____ IFSC Code: _____,Branch:_____

9. We understand that the EMD will not carry any interest.
10. We understand that the Bid/Offer should be unconditional and Bid/Offer having conditions contrary to the terms and conditions of the Tender/Offer document can be summarily rejected.

Place:

Dated ...__ day of _____ 2024

Signature in the capacity of.....

Duly authorised to sign Bid/Offer for and on behalf of.....

(Name and address of the Bidder/Offerer)
(IN BLOCK CAPITALS)

WITNESS:

Signature :

Name & Address:

Occupation :
