

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6 (2) & 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), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis for recovery of below mentioned account/s. The details of Borrower (s) / Mortgagor (s) / Guarantor (s) / Secured Asset (s) / Dues / Reserve Price / e-Auction date & Time, EMD and Bid Increase Amount are mentioned below

1 Name & Address of Borrower/s/ Guarantor/s/ Mortgagor (s):- 1) **Mr. Nithin Jose Oommen**, Anson Way, Walsgrave Onsove, Coventry CV2 2LP, United Kingdom, 2) **Mrs. Sruthi Chandran**, Anson Way, Walsgrave Onsove, Coventry CV2 2LP, United Kingdom, 3) **Mr. Jose Varghese**, Nalpanal House, Nallamthanni PO, Pullencherry, Nilambur, Kerala-679330.

Short description of the immovable property with known encumbrance, if any: Equitable mortgage, of land and building of extent **10.92 Ares** of land and house, bearing survey number 8/59 as per T P account no 3018, located at Chelannur village, Maruthad desom Kozhikode Taluk, Kozhikode district SRO Chelannur in the name of Nithin Jose Oommen, **Boundaries: East:** Property of Divakaran Nair, **North:** Property of Kesavan, **West:** Property of Biju, **South:** Private way and Property of Divakaran Nair

Total Dues: [O/S upto 31-03-2026]: Rs.1,59,65,198/- (Rupees One Crore Fifty Nine Lakhs Sixty Five Thousand One Hundred Ninety Eight Only) + Unapplied/Unserviced interest and other charges.

Date & time of E-auction : 24-04-2026 - 2.00 PM to 6.00 PM

Reserve Price, EMD Amount, Bid Increase Amount: The reserve price will be: Rs.91,00,800/- and the Earnest Money Deposit will be : Rs.9,10,080/- Bid Increase Amount : Rs. 25,000/-

Status of Possession : Constructive Possession

Property Inspection date & time : 23-04-2026, 10 AM - 5 PM

2 Name & Address of Borrower/s/ Guarantor/s/ Mortgagor (s):- 1) **Mr. Nithin Jose Oommen**, Anson Way, Walsgrave Onsove, Coventry CV2 2LP, United Kingdom, 2) **Mrs. Sruthi Chandran**, Anson Way, Walsgrave Onsove, Coventry CV2 2LP, United Kingdom, 3) **Mr. Jose Varghese**, Nalpanal House, Nallamthanni P O, Pullencherry, Nilambur, Kerala-679330.

Short description of the immovable property with known encumbrance, if any: Equitable mortgage, of land and building of extent **10.523 Ares** land and house, bearing survey number Re Sy No 8/35 and 8/71 as per Thandaper Account 2568, located at Chelannur village, Maruthad desom Kozhikode Taluk, Kozhikode district SRO Chelannur in the name of Nithin Jose Oommen. **Boundaries: East:** Property of Divakaran Nair, Vasu nambi and Savithri, **South:** Property of Vasu alias Lineesh and way, **West:** Property of Biju and way, **North:** Property of Kesavan and way

Total Dues. [O/S upto 31-03-2026]: Rs.1,09,35,254/- (Rupees One Crore Nine Lacs Thirty five Thousand Two Hundred Fifty four Only) + Unapplied/Unserviced interest and other charges.

Date & time of E-auction : 24-04-2026 - 2.00 PM to 6.00 PM

Reserve Price, EMD Amount, Bid Increase Amount: The reserve price will be: Rs.1,10,49,300/- and the Earnest Money Deposit will be : Rs.11,04,930/- Bid Increase Amount : Rs. 25,000/-

Status of Possession : Constructive Possession

Property Inspection date & time : 23-04-2026, 10 AM - 5 PM

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction> and online auction portal **Baanknet.com**. Also, prospective bidders may contact the Authorised officer on **Tel No. 0495-2302329** **Mobile. 8714606424**