



बैंक ऑफ़ बड़ौदा
Bank of Baroda

Royapettah Branch, 353/4, TTK Road, Royapettah, Chennai-600014
Phone : 044-223454388 / 23454389, E-mail : royape@bankofbaroda.com

Sale Notice For Sale Of Immovable Properties
"APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6)]

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**", "**Without Recourse**" basis for recovery of dues in below mentioned account/s. The details of Borrower/s/Mortgagor/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below –

Sr No	Name & address of Borrower/s / Guarantor/ Mortgagor s	Give short description of the immovable property with known encumbrances, if any	Total Dues.	Date of e-Auction Time of E-auction -	1.Reserve Price- 2.Earnest Money Deposit (EMD)- 3.Bid Increase Amount	Status of Possession	Property Inspection date & Time.
1	M/s Advance Safety Management Services Pvt Ltd (Borrower) rep by	<u>SCHEDULE "A"</u> <u>WHOLE PROPERTY</u> All that piece and parcel of Vacant land situated in the sanctioned Plan of TNHB	Rs.80,09,017.59/- (Rupees Eighty Lakhs Nine Thousand Seventeen and	04.06.2026 2pm to 6pm	Rs.82,65,000/- Rs.8,26,500/- Rs.25,000/-	Symbolic	25.05.2026 11am to 1pm



its Director 1: Mr.Satish Kumar C and Director2: Mrs Yamini Vishal Sekar having registered office at No : 334, 6th Block, Valayapathi Salai Mogappair East Chennai – 600037, Guarantor 1: 1) Mr Satish Kumar R/o Old No.170, New no. 11, YOC Street, Devar Nagar, Padi, Chennai-600050 and Guarantor 2: 2) Mrs. Yamini Vishal Sekar w/o Satish Kumar, R/o No.1, Sentamil Nagar, Ammayappan	Mogappair West Scheme, bearing Commercial Plot No.7/CS5, block no.7, JJ Nagar West, Mogappair, Chennai-600037, Land measuring an extent of 1 ground and 85 Square Feet, comprised in survey no.484/1 part of Mogappair village as per Ambattur Town Survey field register TS No.25/2, block no.56, Ward-H, Ambattur Taluk, Chennai District and bounded on the North By : 40 feet Road South By : Mogappair Village Site East By : Survey No.484/2A Part West By : Plot No 7/404 Measuring on the: North By : 90 feet 0 inches South By : 48 feet 0 inches + 33 Feet East By : 35 feet 0 inches West By : 33 feet 0 inches In all measuring 1 Ground and 85 Square Feet of vacant land situated within the registration district of Chennai North and Registration Sub District of Konnur.	Fifty-nine paisa only) as on 26-04-2026, you are also liable to pay further interest with effect from 27-04-2026 at the contractual rate on the aforesaid amount together with incidental expenses, cost, charges etc less recovery if any				
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Street, Nerkundram, Chennai-600107	<u>SCHEDULE "B"</u> <u>(Property -Conveyed)</u> All that piece and parcel of vacant land with building bearing Plot No C (forming a part of Commercial Plot No: 7/CS5), situated in the sanctioned Plan of TNHB Mogappair West Scheme, measuring an extent of 66.05 Square Meter or 711 square feet, Mogappair, Chennai – 600037, sub division is duly approved by the Grater Chennai Corporation vide Number SD/WCN07/00884/2022, Dated 12.12.2022, comprised Survey No. 484/1 Part, as per Ambattur Town Survey Field Register T.S.No.25/2, Block No. 56, Ward – H, Ambattur Taluk, Chennai District bounded on the North By : 40 feet Road South By: Mogappair Village Site East By : Plot No. D (forming a part of Commercial Plot No. 7/CS5) West By : Plot No. B (forming a part of Commercial Plot No. 7/CS5) Measuring on the North By : 21 feet 0 inches South By : 21 feet 0 inches East By : 34 feet 1 inches West By : 33 feet 7 ½ inches				
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		In all measuring 66.05 Square Meter or 711 Square Feet of vacant Land with building situated within the Registration District of Chennai north and Registration Sub District of Konnur CERSAI ID: SECURITY INTEREST ID: 400075546540 Property Id: BARBROYAPE2026001					
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For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction.htm> and online auction portal <https://baanknet.in>. Also, prospective bidders may contact the Authorised officer on **Authorized Officer Mobile No.8548823152; 044-223454388 / 23454389;**

Date : **29.04.2026**
Place : Chennai



कृपे बँक ऑफ बड़ोदा / For Bank of Baroda

(Signature)
(Mr. Jerald Rex B.) Chief Manager
Authorized Officer
Bank of Baroda.