STATE BANK OF INDIA **STRESSED ASSETS MANAGEMENT BRANCH** **COIMBATORE**	
Authorised Officer's Details: Name: Shri. T G Rama Subramanian Mobile No: 9445860125 e-mail ID: sbi.16454@sbi.co.in	Raja Plaza, First Floor No.1112, Avinashi Road **COIMBATORE 641 037** Land Line No: 0422-2245452

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES 14.05.2026

E-Auction Sale Notice for Sale of Immovable 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 to the Borrower and Guarantor(s) in particular that the below described immovable properties mortgaged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of State Bank of India, the Secured Creditor, will be sold on "As is Where is", "As is What is" and "Whatever there is" basis on **10.06.2026**, for recovery of **Rs. 28,07,28,401 /- (Rupees Twenty eight crore seven lakh twenty eight thousand four hundred and one only)** as on 10.05.2026**,** with future interest and expenses and costs due to the State Bank of India for the Housing Loan availed by **Mr. C Padmakumar** and various credit facilities availed by **M/s. Peejay Agro Foods Private Limited** now represented by its Liquidator Shri. R. Raghavendran, having its registered office at Ayyappankavu Road, Karayoor, Kottapadi PO Thrissur - 680505 and guarantors **(1) Shri. C Padmakumar** S/o C P Padmanabha Menon, Chathanath House, West Nada, Guruvayur, Thrissur – 680101 **(2) Shri. KK Joshi** S/o K J Kochappen, Kuruthukulam House, Enamakkal (PO), Thrissur- 680510.

DESCRIPTION OF PROPERTIES

PROPERTY ID: SBINPEEJAYAGROP6
(Physical Possession with the Bank)
All that part and parcel of property having extent of 7.11 Ares comprised in Re.Sy.No. 88/14 together with residential building in Guruvayur Muncipality in Mammiyur Desom, Guruvayur Village, Chavakkad Taluk, Kottappadi Sub District and Thrissur District registered in the name of Mr. C Padmakumar, by virtue of Partition Deed No.376/2009 dated 28.02.2009 and Partition Deed 371/1977 dated 18.04.1977, of SRO Kottapadi.
Boundaries (as per sale deed):

North: Property of Shri. Santhosh Kumar	East: Property of Kesavan
West: Municipal Road	South: Property of Sunny and property sold by Padmini

Reserve Price: Rs.2,75,00,000/-

Encumbrance known to the Bank, if any: Nil

DETAILS OF E-AUCTION SALE:

RESERVE PRICE:-	Rs.2,75,00,000/-
Earnest Money Deposit (EMD) :-	Rs. 27,50,000/-
Last Date and Time within which EMD be remitted	10.06.2026 & 10.59 A.M. (Being the 10% of Reserve price to be remitted to M/s. PSB Alliance, e-Auction Portal wallet in https://baanknet.com portal by intending bidders through their Bank account. This may take some time as per Banking process and hence, bidders, in their own interest, are advised to submit the Pre-Bid EMD amount well in advance to avoid any last-minute problem).
BID MULTIPLIER:-	Rs. 5,00,000/-
INSPECTION OF PROPERTIES	29.05.2026, between 11:00 am and 4:00 pm
DATE OF E-AUCTION:- 10.06.2026	
TIME OF E-AUCTION: 11:00 AM to 04:00 PM	

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India, the secured Creditor website https://sbi.bank.in or the website of service provider for e-Auction M/s. PSB Alliance https://baanknet.com (Toll free No: +91 8291220220, Email ID: support.BAANKNET@psballiance.com)

Date: 14.05.2026
Place: Coimbatore

(T.G.Rama Subramanian)
Authorised Officer & Chief Manager
State Bank of India- SAMB Coimbatore

STATE BANK OF INDIA **STRESSED ASSETS MANAGEMENT BRANCH** **COIMBATORE**	
Authorised Officer's Details: Name: Shri. T G Rama Subramanian Mobile No: 9445860125 e-mail ID: sbi.16454@sbi.co.in	Raja Plaza, First Floor No.1112, Avinashi Road **COIMBATORE 641 037** Land Line No: 0422-2245452

THE TERMS AND CONDITIONS OF SALE

Properties will be sold on "AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS" Basis

1	Name and address of the Borrower	**Mr. C Padmakumar** S/o C P Padmanabha Menon, Chathanath House, West Nada, Guruvayur, Thrissur – 680101 **M/s. Peejay Agro Foods Private Limited** now represented by its Liquidator Shri. R.Raghavendran, having its registered office at Ayyappankavu Road, Karayoor, Kottapadi PO Thrissur – 680505.
2	Name and address of Branch, the secured creditor	State Bank of India, Stressed Assets Management Branch, No.1112, Raja Plaza, First Floor, Avinashi Road, Coimbatore – 641 037
3	Description of the movable / immovable secured assets to be sold.	**PROPERTY ID: SBINPEEJAYAGROP6** **(Physical Possession with the Bank)** All that part and parcel of property having extent of 7.11 Ares comprised in Re.Sy.No. 88/14 together with residential building in Guruvayur Muncipality in Mammiyur desam, Guruvayur Village, Chavakkad Taluk, Kottappadi Sub District and Thrissur District registered in the name of Mr. C Padmakumar, by virtue of Partition Deed No.376/2009 dated 28.02.2009 and Partition Deed 371/1977 dated 18.04.1977, of SRO Kottapadi. **Boundaries (as per sale deed):** North: Property of Shri. Santhosh Kumar — East: Property of Kesavan West: Municipal Road — South: Property of Sunny and property sold by Padmini **Reserve Price: Rs.2,75,00,000/-**
4	Details of the encumbrances known to the secured creditor.	Nil
5	The secured debt for recovery of which the property is to be sold	**Rs. 28,07,28,401 /- (Rupees Twenty eight crore seven lakh twenty eight thousand four hundred and one only)** as on 10.05.2026 with future interest and expenses and costs there on
6	Deposit of earnest money	Rs. 27,50,000/- (Rupees Twenty seven lakh fifty thousand only) Being the 10% of Reserve price to be remitted to M/s. PSB Alliance, e-Auction Portal wallet in https://baanknet.com portal by intending bidders through their Bank account. This may take some time as per Banking process and hence, bidders, in their own interest, are advised to submit the Pre-Bid EMD amount well in advance to avoid any last minute problem.

7	(a) Reserve price of the immovable secured assets: Bank account in which EMD to be remitted. (b) Last Date and Time within which EMD to be remitted:	(a) Rs.2,75,00,000/- (Rupees Two crore seventy-five lakh only) **In case of successful bid, the remaining part of successful bid amount should be paid through RTGS/NEFT/NET BANKING/FUND TRANSFER to** A/c No. : **33112183302** IFSC : **SBIN0070319** A/c Name : SBI SAMB Coimbatore No Lien Account Bank : State Bank of India **Address** : Pappanaickenpalayam Branch, Coimbatore. (b) 10.06.2026 & 10:59 A.M. (Being the 10% of Reserve price to be remitted to M/s. PSB Alliance, e-Auction Portal wallet in https://baanknet.com portal by intending bidders through their Bank account. This may take some time as per Banking process and hence, bidders, in their own interest, are advised to submit the Pre-Bid EMD amount well in advance to avoid any last-minute problem).
8	Time and manner of payment	The successful bidder shall deposit 25% of sale price, after adjusting the EMD already paid, immediately, i.e. on the same day or not later than next working day, as the case may be, after the acceptance of the offer by the Authorised Officer, failing which the earnest money deposited by the bidder shall be forfeited. The Balance 75 % of the sale price is payable on or before the 15th day of confirmation of sale of the secured asset or such extended period as may be agreed upon in writing between the Secured Creditor and the e-Auction purchaser not exceeding three months from the date of e-Auction.
9	Time and place of public e-Auction or time after which sale by any other mode shall be completed.	Online e-Auction date: 10.06.2026 (Time: Between 11:00 AM and 04:00 PM)
10	The e-Auction will be conducted through the Bank's approved service provider M/s. PSB Alliance at the portal https://baanknet.com The sale notice containing the terms and conditions of sale is uploaded in the Bank's websites **https://sbi.bank.in/web/sbi-in-the-news/auction-notices/sarfaesi-and-others** and https://baanknet.com . The steps to be followed by the bidder for registration with e-auction portal and for e-Auction tender documents containing online e-auction bid form, Declaration etc. are available in the website of the service provider as mentioned above	
11	i) Bid increment amount: ii) Auto extension times. iii) Bid currency & unit of measurement	(i) **Rs.5,00,000/- (Five lakh only)** (ii) In case bid is placed in the last 10 minutes of the closing time of the e-auction, the closing time will automatically get extended for 10 minutes (unlimited times). (iii) INR
12	Date and Time during which inspection of the movable / immovable secured assets to be sold and intending bidders should satisfy themselves about the assets and their specification. Contact person with mobile number	Inspection Date: 29.05.2026 between 11:00 AM and 4:00 PM with prior appointments. Contact Persons: i) Shri. T.G. Rama Subramanian Chief Manager Mobile No: 9445860125 ii) Shri. A.R.S. Logesh, Deputy Manager Mobile No: 9840651168, iii) Email Id:- sbi.16454@sbi.co.in

13	(a) Bidders shall hold a valid digital signature certificate issued by competent authority and valid KYC and email. Email ID is absolutely necessary for the intending bidder as all relevant information and allotment of ID and password by M/s. PSB Alliance may be conveyed through email. (b) The intending bidder have to get themselves registered on M/s. PSB Alliance, e-auction portal https://baanknet.com (Toll free No: +91 8291220220, Email ID: support.BAANKNET@psballiance.com) for participating in the e-auction process and the bidders shall register with the e-auction portal well in advance, to create their user ids and passwords. Registration is one time activity and a bidder can participate in any number of e-auctions with one registration only. Registration involves a process of the bidder filling up an online form and then submitting KYC Documents. (c) The intending bidder shall submit the EMD through M/s. PSB Alliance. Note: Interested bidders may deposit Pre-Bid EMD with M/s. PSB Alliance one day before the e-Auction. Credit of Pre-Bid EMD shall be given to the bidder only after receipt of payment in PSB Alliance's Bank Account and updating of such information in the e-auction website. This may take some time as per the banking process and hence bidders, in their own interest are advised to submit the EMD amount well in advance to avoid any last minute problem. (d) The successful bidder shall be required to submit the final prices, quoted during the e-Auction as per the annexure after the completion of the e-Auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of e-Auction. (e) In case of unsuccessful/failed bid, the bidder has to give request for refund of EMD in the M/s. PSB Alliance website and it will be refunded in next three working days. Please note that the bidders will not be entitled to claim any interest, cost, expenses and any other charges. (f) During e-Auction, if no bid is received within the specified time, State Bank of India at its discretion may decide to revise opening price / scrap the e-Auction process / proceed with conventional mode of tendering. (g) The Bank / service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the causes. (h) The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction. (i) The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder. (j) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders. (k) The Authorised Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason. (l) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price. (m) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained. (m) The EMD of the unsuccessful bidder will be refunded to their respective A/c numbers shared with the Bank. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any). (n) The Authorised Officer is not bound to accept the highest offer and the Authorised officer has absolute right to accept or reject any or all offer(s) or adjourn / postpone / cancel the e-Auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor. (o) In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the property nor on any part of the sum for which may it be subsequently sold.

	(p) The successful bidder shall bear all the necessary expenses like applicable stamp duties / additional stamp duty / transfer charges, Registration expenses, fees, GST etc. for transfer of the property in his/her name. (q) The payment of all statutory / non- statutory dues, taxes, GST, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only. (r) The bidders are advised to in their own interest to satisfy themselves with the title and correctness of other details pertaining to the immovable secured assets including the size/area of the immovable secured assets in question. They shall independently ascertain any other dues / liabilities / encumbrances in respect of the property from the concerned authorities to their satisfaction before submitting the bids. It would not be open for the Bidder(s) whose bid is accepted by the Authorised Officer to withdraw his bid, either on the ground of discrepancy in size / area, defect in title, encumbrances or any other ground whatsoever. (s) In case of any dispute arises as to the validity of the bid (s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by the Bank. For any kind of dispute, bidders are required to contact the concerned authorised officer of the concerned bank branch only. (t) The sale certificate shall be issued after receipt of entire sale consideration and confirmation of sale by secured creditor. The sale certificate shall be issued in the name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid / participated in the e-Auction will be entertained. (u) The sale will attract the provision of Sec 194-IA of the Income Tax Act.
14	Details of pending litigation, if any, in respect of property proposed to be sold: Nil

Date: 14.05.2026
Place: Coimbatore

(T.G.Rama Subramanian)
Authorised Officer & Chief Manager
State Bank of India- SAMB Coimbatore