

The banker to every industry

|                                                                                   |                                                                                                                                             |
|-----------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------|
|  | <p>Stressed Assets Recovery Branch<br/>7<sup>th</sup> Floor, Vankarath Towers<br/>Palarivattom By-pass Junction<br/>Ernakulam – 682 024</p> |
| <p>Tel: 0484 – 2334730</p>                                                        | <p>e – mail: sbi.05182@sbi.co.in</p>                                                                                                        |

#### APPENDIX- IV-A

[See proviso to rule 8 (6)]

#### 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 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 Guarantor (s) that the below described immovable property mortgaged/charged to the State Bank of India (Secured Creditor), the Physical possession of which has been taken by The Authorized Officer of State Bank of India, Stressed Assets Recovery Branch, will be sold on "As is where is", "As is what is"; and "Whatever there is" on **07.07.2026**, for recovery of **Rs.3,24,42,781/-** as on 29.05.2026 due to the State Bank of India, Stressed Assets Recovery Branch (Secured Creditor) from (1) The Managing Director - Mr. Sherifudin Sahib, M/s. Grapplers India Private Limited, XIV/261-A, Chembarakky, South Vazhakkulam P.O, Ernakulam. 683105. (2) Mr. Sherifudin Sahib, XIV/261-A, Chembarakky, South Vazhakkulam P.O, Ernakulam. 683105, Mr. Sherifudin Sahib also residing at 16H, 16 H Shwas Homes, Kaniampuzha Road, Erroor P.O. – 682 306 (3) Mrs. Shiji Sunil, 879, Sunil Villa, 3<sup>rd</sup> Cross, Near Sultan Palaya Bus Stop, Bangalore North, Karnataka. 560032. (4) Mrs. Saleena Sherif, XIV/261-A, Chembarakky, South Vazhakkulam P.O, Ernakulam. 683105, Ms. Saleena Sherif also residing at 16 H Shwas Homes, Kaniampuzha Road, Erroor P.O. – 682 306 (5) Mrs. Tara Rajkumar, House No.349, Bharathidasan Street, T Nagar, Anna Nagar, Chennai, Tamil Nadu. 600040. The Reserve Price will be Rs.256.00 Lakhs and the earnest money deposit will be Rs.25.60 Lakhs. Interested bidder may deposit Pre-Bid EMD with PSB Alliance before the close of 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 updation of such information in the e-auction website. 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.

#### Description of Immovable Property

All that part and parcel of land having an extent of 36.35 Ares of land and residential building together with improvements and all appurtenances thereto in Re Sy No. 390/8/3-2, Block No. 23 of Vazhakkulam Village, Kunnathunad Taluk, Ernakulam District in the name of Mrs. Saleena Sherifudheen more fully described in Sale Deed No. 5431/2015 dated 23.12.2015 and Deed of Right of Way No. 2160/2019 dated 04.06.2019 of SRO Perumbavoor.

#### Boundaries :

| West                    | South             | East                                     | North                           |
|-------------------------|-------------------|------------------------------------------|---------------------------------|
| Property of Aisha Beevi | Property of Salam | Road and Property of Saleena Sherfudheen | Property of Nathekadan Pareeth. |

**Encumbrances:** Nil to the knowledge of bank

For detailed terms and conditions of the sale please refer to the link provided in web portal of State Bank of India, the secured creditor "<https://sbi.co.in>". Details also available at "<https://baanknet.com>".

Date: 29.05.2026

Place: Ernakulam

Authorized Officer

