

ASSET RECOVERY BRANCH, ERNAKULAM

Ground Floor- Pallippadan Highlight, Opposite to St. George's Church, Edapally PO- 682024

Email: ARB.Ernakulam@bankofindia.bank.in

Ref No: EZO/RD/NG/2026-27/062

Date: 18.06.2026

**NOTICE OF SALE TO THE BORROWER UNDER RULE 8 & 9
OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002**

BY SPEED POST WITH A.D

To,

Borrower:

Mr. Jayakrishnan P Nair

S/o. Pankajakshan Nair

Pullayil Veetil

Ezhikkara P.O

Ernakulam – 683513

Sir/Madam,

**NOTICE FOR SALE OF SECURED ASSETS UNDER THE SARFAESI ACT 2002
AND THE RULES FRAMED THERE UNDER**

The undersigned being Authorised officer of the Bank of India is having full powers to issue this notice prior to sale of secured assets and exercise all the powers of sale under SARFAESI Act, 2002 and the Rules framed there under hereby gives you this notice as under:

Name of Borrower/ Guarantor	Contractual Dues
Borrower: Mr. Jayakrishnan P Nair S/o. Pankajakshan Nair	856375110000056 – Home Loan I Rs. 47,14,737.74/- (Rupees Forty-Seven Lakhs Fourteen Thousand Seven Hundred Thirty Seven and Seventy-Four Paise [Contractual dues up to 18.06.2026]) + plus further interest thereon @ 9.60% p.a from 19.06.2026 along with monthly rests & other charges
	856375110000061 – Home Loan II Rs. 20,54,827.40/- (Rupees Twenty Lakhs Fifty Four Thousand Eight Hundred Twenty-Seven and Forty Paise [Contractual dues up to 18.06.2026]) + plus further interest thereon @ 9.60% p.a from 19.06.2026 along with monthly rests & other charges
	856362610000016 – Loan Against Property Rs. 17,90,445.00/- (Rupees Seventeen Lakhs Ninety Thousand Four Hundred and Forty Five [Contractual dues

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Name of Borrower/ Guarantor	Contractual Dues
	up to 18.06.2026]] + plus further interest thereon @ 10.10% p.a from 19.06.2026 along with monthly rests & other charges
Aggregating to Rs. 85,60,010.14/- (Rupees Eighty-Five Lakhs Sixty Thousand Ten and Fourteen Paise [Contractual dues up to 18.06.2026]) plus interest as mentioned above with all costs, charges and expenses.	

2. You have committed default in payment of dues of the **Bank of India, Ezhikkara Branch (Presently transferred to Asset Recovery Branch, Ernakulam)** as above, the authorized officer of the Bank issued a demand notice dated 08.09.2025 to you under S.13 (2) of the SARFAESI Act, 2002 and in exercise of the powers conferred under S.13 (4) read with Enforcement of Securities (Interest) Rules 2002, the Authorised Officer took symbolic possession of the secured assets, more particularly described in the schedule hereunder on 10.12.2025.

3. The undersigned hereby informs you by this notice of sale under sub rule (6) of Rule 8 of the said Rules that the Authorised Officer shall put the aforesaid secured asset for sale by way of **by public auction through e-auction** with reserve price of immovable property as under:

Description of Immovable property	
EQM of 4.82 Ares of land & two stories residential building (Building No. X/39B, Pullayil Veetil, Ezhikkara PO, Ernakulam – 683513) situated at Sy No. 78/8A – 1.62 Ares, Sy No. 78/8C – 3.20 Ares (1.95 Ares + 1.25 Ares) in Ezhikkara Village, Paravur Taluk, Ernakulam District owned by Mr. Jayakrishnan P Nair , S/o. Pankajakshan Nair.	
Boundaries: North : Property of Ramachandran Nair South : Property of Tharammel East : Property of Palliakkal SCB, Way and Property of Shyamala West : Property of Tharammel	
Reserve Price	Rs 81,00,000/- (Rupees Eighty One Lakhs)
Earnest Money (EMD)	Rs. 8,10,000 /- (Rupees Eight Lakhs Ten Thousand)

4. Please note that all expenses pertaining to demand notice, taking possession, paper publication charges, valuation charges, insurance charges and other expenses etc., shall be first deducted from the sale proceeds that will be realized by the Authorised Officer and balance of the sale proceeds will be appropriated towards your liability as aforesaid. Please take important note that as per section 13(8) of the SARFAESI Act, the right of redemption of

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Secured assets will be available to you only till the date of publication of notice for public auction or inviting quotations or tender from public or private treaty for transfer by way of lease, assignment or sale of secured assets. However you are at liberty to participate in Online E-Auction/Bidding to be held on terms & conditions thereof including deposit of earnest money.

Secured assets on **“AS IS WHERE IS, AS IS WHAT IS & WHATEVER THERE IS CONDITION”** will be sold by **public auction through ‘on line E- Auction’ on 09.07.2026.**

Please look for the sale advertisement that will appear in two newspapers in due course. You may, if so desire participate in the E-Auction/Bidding or may bring suitable buyers.

Mode of Sale : By holding public auction through ‘on line E- Auction/ Bidding’

Website Details : <https://baanknet.com>

Date of sale : 09.07.2026

Time of sale : 11.00 am to 5.00 pm (with unlimited extension of 10 minutes if bidding continues till sale is concluded)

Yours faithfully,

**CHIEF MANAGER & AUTHORISED OFFICER
BANK OF INDIA**