

Asset Recovery Management Branch, Vaishnavi Tower, bypass Road, Kumarichanta,
Thiruvananthapuram-695026, Email: cs8326@pnb.bank.in;

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 PROVISIO TO RULE 9(D) 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 properties mortgaged/charged to the secured creditors, the constructive possession of which has been taken by the Authorized officer of Punjab National Bank, secured Creditor, will be sold on "As is where is", "As is what is" and "Whatever there is" on **17.07.2026** for recovery of amount, as mentioned below due to Punjab National Bank secured creditors from below Named Borrower(s), Mortgagor(s) and Guarantor(s).

Borrower / Mortgagor:

M/s Woodman Prop. Tom George Industrial Estate Muttom PO Thodupuzha Idukki 685587			Mrs. Tom George Thakarappallil House Vengalloor PO Thodupuzha Idukki 685584		Smt. Ann Maria Tom Thakarapallil House Vengalloor Po Thodupuzha 685584			
Sl. No.	Name of Borrower / Guarantor	Name of Mortgagor of Properties	Description of Mortgaged Properties	Details of Encumbrances known to the secured creditor	Date of Notice under Section 13(2) of SARFAESI ACT	Date of Notice under Section 13(4) of SARFAESI ACT	Reserve Price (in lakhs)	EMD (in lakhs)
1	M/s Woodman Prop. Tom George Industrial Estate Muttom PO Thodupuzha Idukki 685587. Mrs. Tom George Thakarappallil House Vengalloor PO Thodupuzha Idukki 685584	Mr. Tom George Thakarappallil House Vengalloor PO Thodupuzha Idukki 685584 Mrs. Ann Maria Tom Thakarapallil House Vengalloor Po Thodupuzha 685584	Property 1 EM of all that part and parcel of land having an extend of 1048 ares of property which is comprised in resy No 58/2 (Old sy no 996/1A) in block 6 in Kodikulam village Thodupuzha Taluk In the name of Mr Tom George Alias Thomas VM Boundaries:- North: Property of Thakarapallil Fredy and Mud road. South: Property of Kochukudiyl Vakkachan. East: Property of Kochu Kudiyl vakkachan. West: Property of Kochu Kudiyl vakkachan.		19.04.2023	13.07.2023	6.98	0.698
2	Smt Ann Maria Tom Thakarapallil House Vengalloor Po Thodupuzha 685584 Smt Ann Maria Tom Thakarapallil House Vengalloor Po Thodupuzha 685584	Smt Ann Maria Tom Thakarapallil House Vengalloor Po Thodupuzha 685584	Property 2: EM of all part and parcel of land and building having an extend of 4.05 Ares (10 cents) of property which is comprised in Re sy No 17 (Old Sy No 233/13, 233/1-4 and 233/2- in block no 17 of Muttom Village Thodupuzha Taluk, Idukki District in the name of Mr. Tom George Alias Thomas VM. Boundaries: North- Property of Crumb factory. South -Road. East- Property of Print				25.38	2.538

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			Finish Industries. West -Property of Packing case Industries.					
Last Date for Depositing EMD						16.07.2026		
Inspection of Property with Prior Appointment with Authorized Officer						15.07.2026		
Date of e auction and Time of E auction						Date 17.07.2026 From 11.00 AM to 05.00 PM		
BID MULTIPLIER (Minimum incremental Bid Value)						Rs 10,000.00 (Ten Thousand only)		

TERMS AND CONDITIONS OF E-AUCTION SALE

- The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions.
The auction sale will be "online through e-auction" portal <https://www.Baanknet.com>
- The intending Bidders/ Purchasers are requested to register on portal (<https://Baanknet.com>) using their email-id and mobile number. The process of eKYC is to be done through Digilocker. Once the e-KYC is done, the intending Bidders/ Purchasers may transfer the EMD amount to their e-Wallet using online/challan mode before the e-Auction Date and time in the portal. The registration, verification of e-KYC, transfer of EMD in wallet and linking of wallet amount to Property must be completed well in advance, before auction.
- Earnest Money Deposit (EMD) amount as mentioned above shall be paid online/challan mode and will be credited in bidders e-Wallet. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposited shall not bear any interest.
- Platform (<https://Baanknet.com>) for e-Auction will be provided by e Auction service provider M/s PSB Alliance Pvt. Ltd. having its Registered office at Unit 1, 3rd Floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala East, Mumbai-400037 (Helpdesk Number +91 8291220220, Email Id: support.Baanknet@psballiance.com). The intending Bidders/ Purchasers are required to participate in the e-Auction process at e-Auction Service Provider's website <https://Baanknet.com> This Service Provider will also provide online demonstration/ training on e-Auction on the portal.
- The Sale Notice containing the General Terms and Conditions of Sale is available / published in the following websites/ web page portal.
(i) <https://Baanknet.com>
(ii) www.pnbindia.in
- The intending participants of e-auction may download free of cost, copies of the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-Auction related to this e-Auction from e-auction portal (<https://Baanknet.com>).
- Bidder's e-Wallet should have sufficient balance ($\geq$ EMD amount) at the time of bidding.