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| <b>Stressed Asset Management Large (SAML) Chennai Branch</b><br><b>No.55, Ethiraj Salai, Wellington Estate, 2<sup>nd</sup> Floor, Chennai – 600 008</b>                                                                                               |                                                                                               |
| Ph. No.044-2820 6711, 2820 2333                                                                                                                                                                                                                       | ईमेल/E-Mail: <a href="mailto:armb2chennai@indianbank.co.in">armb2chennai@indianbank.co.in</a> |
| Ref. No.: SAMLC/S VT Earth Movers /S.N.- 05 / 135 / 2026-27                                                                                                                                                                                           | Date: 28.07.2026                                                                              |

### NOTICE OF SALE

**Notice of sale under Rule 9 (1) of The Security Interest (Enforcement) Rules 2002 under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002**

To,

The estate of the deceased Borrower Late M. Ramamoorthy (Proprietor of M/s. SVT Earth Movers and Constructions) son of Mayilasamy represented by legal heirs viz.

|                                                                                                                                                                                      |                                                                                                                                                    |
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| <b>(1) M/s. SVT Earth Movers &amp; Constructions (Borrower)</b><br>(Proprietor : Late Mr. M. Ramamoorthy)<br>Regd. Office: 239/27G, Trichy Trunk Road<br>Villupuram<br>Pin – 605 602 | <b>(2) Mrs. R. Veena (Guarantor)</b><br>Wife of Late M. Ramamoorthy<br>Plot 2-5 Parthasarathy Lay out<br>Vazhudareddy, Villupuram<br>Pin – 605 403 |
| <b>(3) Mr. R. Guru Prasath</b><br>S/o – Late Mr. M. Ramamoorthy<br>Plot 2-5 Parthasarathy Lay out<br>Vazhudareddy, Villupuram<br>Pin – 605 403                                       | <b>(4) Mr. R. Balaji Prasath</b><br>S/o – Late Mr. M. Ramamoorthy<br>Plot 2-5 Parthasarathy Lay out<br>Vazhudareddy, Villupuram<br>Pin – 605 403   |

**Sub: Loan Accounts – Secured Overdraft (A/c No.6597214168) Working Capital Term Loan (A/c. No.6730833074), Funded Interest Term Loan (A/c No.6730836542) in the name of M/s. SVT Earth Movers and Constructions and Home Loan (A/c No.6455342738), represented by legal heirs of deceased Borrower/Proprietor ( Late M. Ramamoorthy ), Mrs. R. Veena wife of Late M. Ramamoorthy, Mr. R. Guru Prasath son of M. Ramamoorthy and Mr. R. Balaji Prasath son of M. Ramamoorthy with Indian Bank, Sacred Heart Convent Branch (now transferred to SAM Large Branch, Chennai).**

Late Mr. M. Ramamoorthy (Proprietor: M/s. SVT Earth Movers and Constructions) S/o – Mayilasamy availed Secured Overdraft, Working Capital Term Loan, Funded Interest Term Loan and Home Loan facilities from Indian Bank Sacred Heart Convent Branch, the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as “the Properties”. The legal heirs of Late Mr. M. Ramamoorthy (Proprietor: **M/s. SVT Earth Movers and Constructions**), **Mrs. R. Veena, Mr. R. Guru Prasath and Mr. R. Balaji Prasath** failed to pay the outstanding **dues to the Bank**. therefore a Demand Notice dated **12.09.2019** under Sec 13(2) of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as “The Act”), was issued by the Authorised Officer calling upon Borrower(s), Guarantor(s) and legal heir(s), Mrs. R. Veena, Mr. R. Guru Prasath and Mr. R. Balaji Prasath and another liable to the Bank to pay the total amount due to the tune of **Rs.5,04,58,784.00 (Rupees Five Crore Four Lacs Fifty-Eight Thousand Seven Hundred Eighty-Four only)** as on 12.09.2019 with further interest, cost and other charges and expenses thereon. All failed to make payment despite Notice dated **12.09.2019**.



As the legal heirs of Late Mr. M. Ramamoorthy (Proprietor: M/s. SVT Earth Movers and Constructions), Mrs. R. Veena, Mr. R. Guru Prasath and Mr. R. Balaji Prasath failed to make payment despite Demand Notice, the Authorized Officer took symbolic possession of the schedule mentioned property under the Act on **10.12.2019** after complying with all legal formalities.

As per Sec.13 (4) of the Act, Secured Creditor is entitled to effect sale of the assets taken possession of and realize the proceeds towards outstanding balance. In accordance with the same, the undersigned / Authorized Officer intends selling the schedule mentioned securities in the following mode:

**THE SALE PROPOSED TO BE HELD IS BY WAY OF PUBLIC TENDER /AUCTION ADOPTING THE e-AUCTION MODE.**

As per Rule 9 (1) of The Security Interest (Enforcement) Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, 15 days notice of intended sale is required to be given and hence we are issuing this notice.

The total amount dues as on **27.07.2026** is **Rs.14,11,22,606.85** (Rupees Fourteen Crore Eleven Lacs Twenty-Two Thousand Six Hundred Six and paisa Eighty-Five only) in the account "**M/s. SVT Earth Movers & Constructions** and group accounts", out of that Rs.12,57,41,251.40 is due in the account of "**M/s. SVT Earth Movers & Constructions**"; Rs.1,53,81,355.45 is due in account of "Mr. M. Ramamoorthy" with further interest, costs, other charges and expenses thereon from **28.07.2026**.

Please take note that this is notice of 15 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 15 days.

**The date of sale is fixed as 17.08.2026 from 11.00 a.m. to 4.00 p.m. which would be by e-auction mode.**

Inspection of the scheduled properties and related documents/up to date EC etc. by the intending purchasers/bidders may be done at their expense from **06.08.2026 to 07.08.2026 between 11.00 am and 4.00 pm.**

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as mentioned in the schedule.

The terms and conditions of e-auction if available in the website (<https://baanknet.com>) and using the provision in the system/software.

The intending Bidders/ Purchasers are requested to register with online portal (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) using their mobile number and email id. Further, after completing their e-KYC, the intending Bidders/Purchasers have to transfer the EMD amount in their e-Wallet by **17.08.2026** i.e. the e-Auction Date and before the e-auction end time in the portal. The registration and eKYC must be completed well in advance, before auction.

Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) **for depositing in bidders EMD Wallet.** NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as **Cheques will not be accepted.** Bidders, not depositing the required EMD



online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason therefor.

The successful bidder shall have to deposit 25% (twenty five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of auction in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of money transfer. The Nodal Bank Account No. / IFSC Code etc. for online money transfer is as under.

| Nodal Bank Account No. and A/c. Name                                                  | Branch name and IFS Code                                       |
|---------------------------------------------------------------------------------------|----------------------------------------------------------------|
| <b>Current Account No.422159631</b><br><b>A/c Name: INDIAN BANK SAM LARGE CHENNAI</b> | <b>Indian Bank, Ethiraj Salai Branch</b><br><b>IDIB000C032</b> |

In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.

If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice.

\*\*\*\*This Notice is without prejudice to any other remedy available to the Secured Creditor.

### **SCHEDULE**

The specific details of the assets which are intended to be brought to sale are enumerated hereunder :

|                                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
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| <b>Details/Description of Mortgaged Assets in the name of M. Ramamoorthy</b> | <p><b><u>Property No. 1 :-</u></b></p> <p>Villupuram Registration District Villupuram Joint II Sub-Registrar Office, Villupuram Taluk, Vazhudhareddy Village, Koliyanur Union, Survey No.276/1A in which Acre 0.93¼ cents out of Acre 0.98 cents was divided into layout named "Parthasarathi Nagar" (new S. No.276/1A1A2-0.06.14 ares) comprised in Patta No.28600 in which -</p> <p><b>Plot No.2</b>, measuring an extent of <b>1987½ sq. ft. (184.64 Sq. mtr).</b></p> <p>Boundaries:-<br/>North by : Adal Nagar Layout, South by : 20 ft. wide Layout Road, East by : Plot No.1, and West by : Plot No.3.</p> <p>Measurements:-<br/>East to West - 30 ft. and North to South - 66¼ ft.</p> <p><b>Plot No.3</b>, measuring an extent of <b>1995 sq.ft. (185.34 Sq. mtr.)</b></p> |
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|----------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                              | <p><b>Boundaries:-</b><br/>North by : Adal Nagar Layout, South by : 20 ft. wide Layout Road, East by : Plot No.2, and West by : Plot No.4.<br/><b>Measurements:-</b><br/>East to West – 30 ft. and North to South – 66.½ ft.</p> <p><b>Plot No.4</b>, measuring an extent of <b>2002.½ sq.ft.</b> (186.03 sq. mtr.).<br/><b>Boundaries:-</b><br/>North by : Adal Nagar Layout, South by : 20 ft. wide Layout Road, East by : Plot No.3, and West by : Plot No.5.<br/><b>Measurements:-</b><br/>East to West Both sides – 30 ft., North to South Eastern side – 66.½ ft. and North to South Western side – 67 ft.</p> <p><b>Plot No.5</b>, measuring an extent of <b>670 sq.ft.</b> (62.2450 Sq. mtr.).<br/><b>Boundaries:-</b><br/>North by : Adal Nagar Layout, South by : 23 ft. wide Layout Road, East by : Ramamoorthy Plot No.4, and West by : North-South Road<br/><b>Measurements:-</b><br/>East to West – 10 ft. and North to South – 67 ft.</p> <p><b>Total – 6655 Sq.ft. (618.26 sq. mtr.)</b><br/>And the building constructed thereon with an approved Plinth area of 5085 sq. ft. (GF-2542.50 sq.ft. and FF – 2542.50 sq. ft. Total – 5085.00 sq. ft.)</p> <p><b><u>Property No.2:-</u></b><br/>Villupuram Registration District, Villupuram No.II Registration Sub-District – At Kandamanadi village, Industrial Estate – within the limits of Koliyanur Panchayat Union. In Dry S. No.44/1 – Plot No.B-18 – site measuring East to West 60 feet and North to South 120 feet – total extent 7200 sq. ft. (668.90 Sq. mtr.)<br/><b>Boundaries:-</b> East of the Plot No.B17, West of the Plot No.B19, North of the 40 feet east west layout road, South of the 40 feet east west layout road.</p> |
| Reserve Price                                | <p><b>For Property No.1 :- Rs.245.00 Lacs</b><br/><b>For Property No.2 :- Rs.50.00 Lacs</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| EMD                                          | <p><b>For Property No.1 :- Rs.24.50 Lacs</b><br/><b>For Property No.2 :- Rs.5.00 Lacs</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Incremental Bid Amount                       | <p><b>For Property No.1 :- Rs. 1,00,000.00</b><br/><b>For Property No.2 :- Rs. 50,000.00</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Date, Time for e-auction and Property ID No. | <p><b>17.08.2026 from 11.00 am to 4.00 pm -</b><br/><b>For Property No.1 :- ID No. IDIB6597214168H1</b><br/><b>For Property No.2 :- ID No. IDIB6597214168L2</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Encumbrance                                  | <p><b>For Property No.1 :- NIL</b><br/><b>For Property No.2 :- NIL</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |

Bidders are advised to visit the website (<https://baanknet.com>) of our e-Auction service provider PSB Alliance Pvt. Ltd. to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd. Help Desk No. **8291220220**, E-Mail ID: **support.baanknet@psballiance.com** and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd. And EMD Status, please contact **support.baanknet@psballiance.com**.



For property details and photograph of the property and auction terms and conditions please visit: <https://baanknet.com> and for clarifications related to this portal please contact Helpdesk No.8291220220.

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://baanknet.com>.

इंडियन बैंक / For INDIAN BANK

**Place : Chennai**  
**Date : 28.07.2026**

मुख्य प्रबंधक / अधिकृत अधिकारी  
Chief Manager / Authorised Officer  
दबावग्रस्त आसित प्रबंधन शाखा, चेन्नै  
**AUTHORISED OFFICER**  
Stressed Assets Management Branch, Chennai

