



Home Loan Centre, Suryapet - 64173
1st Floor, Opp Post Office,
Main Road, Suryapet - 508213
sbi.64173@sbi.co.in

Place: Suryapet
Date: 25-11-2025

NOTICE TO BORROWER
Registered Post with A/D

Home Loan Account No: 37459298079
Top Up Loan Account No: 40617646616
Home Top Up Loan Account No: 43378755758

To
Mr Thota Venkateshwarlu S/o Thota Pullaiah
Residential Address:
• 1-6-29, Alakar Road, Suryapet - 508213

Property Address:

Flat No 304 in H No: 1-6-131 in third floor consisting of built up area of 730 Sq ft including common area of the residential complex "LAXMI SRINIVASAM RESIDENCY" being built on the plot in 1-6-131 A with an undivided share of 25 Sq Yards Equivalent to 20.85 Sq Mts out of its total land area of 602 Sq Yards equivalent to 502 Sq Mts without car parking

SUB: NOTICE UNDER SECTION 13 (2) OF SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 (HEREINAFTER CALLED "ACT")

Dear Sir(s) / Madam (s)

At your request, you have been granted by the Bank, through its **Suryapet (Br Code – 6316)**, from time to time, various credit facilities by way of financial assistance against various assets creating security interest in favor of the Bank. The relevant particulars of the said credit facilities and the security agreement(s)/document(s) executed by you are stated in Schedule 'A' and 'B' respectively excluding pledge of movables. You have availed the financial assistance with an undertaking for repayment of the said financial assistance in terms of the said agreement(s) / document(s).

2. You have also created mortgage by way of deposit of title deeds creating security interest in favor of the Bank. The documents relating to such mortgage are also stated in Schedule 'B'.
3. The relevant particulars of the secured assets are specifically stated in Schedule 'C'.
4. You have also acknowledged subsistence of the liability in respect of the aforesaid credit facilities by executing confirmation of balances and revival letters and other documents from time to time. The operation of and conduct of the above said financial assistance/credit facilities have become irregular and the debt has been classified as Non-Performing Assets on **23.11.2025** in accordance with the directives/guidelines relating to asset classifications issued by the Reserve Bank of India.

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India consequent to the default committed by you in repayment of principal debt and interest thereon.

5. The said financial assistance is also secured by the personal guarantee of NA- towards Housing Loan. Despite repeated requests, you have failed and neglected to repay the said dues / outstanding liabilities.
6. Therefore, the Bank hereby calls upon you u/s 13(2) of the said Act by issuing this notice to discharge in full your liabilities stated hereunder to the Bank within 60 days from the date of this notice. Your outstanding liabilities (in aggregate) due and owing to the Banks is the sum of **Rs. 23,57,417.42/- (Rupees Twenty Three Lakhs Fifty Seven Thousand Four Hundred and Seventeen and Paise Forty Two Only)** as on **25.11.2025**. You are also liable to pay future interest at the contractual rate on the aforesaid amount together with incidental expenses, cost, charges, etc.
7. If you fail to repay to the Bank the aforesaid sum of **Rs. 23,57,417.42/- (Rupees Twenty Three Lakhs Fifty Seven Thousand Four Hundred and Seventeen and Paise Forty Two Only)** as on **25.11.2025** with further interest and incidental expenses, costs as stated above in terms of this notice u/s 13(2) of the Act, the Bank will exercise all or any of the rights detailed under subsection (4) of Section 13 and under other applicable provisions of the said Act.
8. You are also put on notice that in terms of sub-Section 13 of Section 13 you shall not transfer by sale, lease or otherwise the said secured assets detailed in Schedule 'C' of this notice without obtaining written consent of the Bank.
9. We invite your attention to the provisions of sub-section (8) of Section 13 of the SARFAESI Act which speaks about the time available to the borrower/guarantor to redeem the secured assets.
10. The Bank reserves its rights to call upon you to repay the liabilities that may arise under the outstanding Bills Discounted, Bank Guarantees and Letter of Credit issued and established on your behalf as well as other contingent liabilities.
11. This notice is without prejudice to the Bank's right to initiate such other actions or legal proceedings as it deems necessary under any other applicable provisions of Law.

Yours faithfully,



T. Venkateswamy

SCHEDULE 'A'Name of Borrower: **Mr Thota Venkateshwarlu S/o Thota Pullaiah**

No	Nature of Facility	Outstanding Amount as on 25.11.2025 (Outstanding Net of Unrealized Interest (URI/URIPY) reversed as per RBI guidelines)	Un applied interest as on 25.11.2025 to (Inclusive of Unrealized Interest) (URI/URIPY)	Enhanced Interest (Simple)	Cost/ Charges incurred by Bank.
1	Home Loan-TL A/c No - 37459298079	Rs. 8,99,010.42/-	Rs.5,618.00/-	Nil	Nil
2	Home Top Up Loan - TL A/c No - 40617646616	Rs. 8,78,563.00/-	Rs.5,055.00/-	Nil	Nil
3	Home Top Up Loan - TL A/c No - 43378755758	Rs. 5,79,844.00/-	Rs.19,578.00/-	Nil	Nil
	Total	Rs. 23,57,417.42/-	Rs.30,251.00/-	Nil	Nil

SCHEDULE 'B'

List of Documents (Details of Security Documents including all supplementary documents & Documents evidencing creation of mortgage)

Sl. No	Name of the Document	Nature of Security	Date of Execution	Amount Secured (Rs.)
1.	Arrangement Letter Home Loan-HL for individuals	Loan Arrangement Letter	05-01-2018	Rs.12,00,000/- + Interest +Charges+ Legal/ other expenses if any.
2.	Memorandum of loan agreement for home loan granted to public	Loan agreement document	05-01-2018	Rs.12,00,000/- + Interest +Charges+ Legal/ other expenses if any.
3	Agreement to Mortgage	Agreement to mortgage	05-01-2018	Rs.12,00,000/- + Interest +Charges+ Legal/ other expenses if any.
4	Memorandum of Deposit of Title Deed	Memorandum of Deposit of Title Deed 270/2018	06-01-2018	Rs.12,00,000/- + Interest +Charges+ Legal/ other expenses if any.
5	Arrangement Letter Home Top Up Loan-HL for individuals	Loan Arrangement Letter	02-12-2021	Rs.10,00,000/- + Interest +Charges+ Legal/ other expenses if any.
6	Memorandum of loan agreement for home Top Up loan granted to public	Loan agreement document	02-12-2021	Rs.10,00,000/- + Interest +Charges+ Legal/ other expenses if any.
7	Memorandum of Deposit of Title Deed	Memorandum of Deposit of Title Deed Extension 270/2018	01-12-2018	Rs.10,00,000/- + Interest +Charges+ Legal/ other expenses if any.
8	Arrangement Letter Home Top Up Loan-HL for individuals	Loan Arrangement Letter	25-09-2024	Rs.6,10,000/- + Interest +Charges+ Legal/ other expenses if any.
9	Memorandum of loan agreement for home Top Up loan granted to public	Loan agreement document	25-09-2024	Rs.6,10,000/- + Interest +Charges+ Legal/ other expenses if any.
10	Memorandum of Deposit of Title Deed	Memorandum of Deposit of Title Deed Extension	26-09-2024	Rs.6,10,000/- + Interest +Charges+ Legal/ other expenses if any.

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SCHEDULE 'C'

Part - I

(Hypothecation of Movable Properties)

NIL

Part - II

(Equitable Mortgage of Immovable properties)

SCHEDULE OF THE PROPERTY

All that part Flat No 304 of H No: 1-6-131 in third floor consisting of built up area of 730 Sq ft including common area of the residential complex "LAXMI SRINIVASAM RESIDENCY" being built on the plot 1-6-131 in with an undivided share of 25 Sq Yards Equivalent to 20.85 Sq Mts out of its total land area of 602 Sq Yards equivalent to 502 Sq Mts without car parking

Boundaries for Entire Building

North : 30" -0" Road
South : 40" -0" Road
East : 30"-0" Wide Road
West : House of Pendem Chandra Shekar

Boundaries for Flat No 304

North : Open to Sky
South : Stair Case
East : Corridor
West : Open to Sky

Property belongs to Mr Thota Venkateshwarlu S/o Pullaiah, Vide Registered Sale Deed No.266/2018 dated 06-01-2018.

Place: Suryapet

Date: 25-11-2025



T. Venkateshwarlu



STATE BANK OF INDIA
SURYAPET MAIN BRANCH (06316)
SURYAPET District.

POSSESSION NOTICE (Symbolic)

Under Rule 8(1) and (2)
(For immovable property)

WHEREAS

The undersigned being the authorized officer of the State Bank of India Suryapet Main Branch (06316), Suryapet District, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13(12) read with Sec 13(2) of the Act and Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice Dated 25.11.2025 and calling upon the borrower to repay the amount mentioned in the notice being Rs.23,57,417.42/- (Rupees Twenty Three Lakhs Fifty Seven Thousand Four Hundred and Seventeen and Forty Two Paise Only) + interest from the date of 25.11.2025 + interest & expenses within 60 days from the date of receipt of the said notice.

Borrower(s):

TO,

Mr Thota Venkateshwarlu S/o Thota Pullaiah

Residential Address:

1-6-29, Alakar Road, Suryapet - 508213

Property Address:

Flat No 304 in H No: 1-6-131 in third floor consisting of built up area of 730 Sq ft including common area of the residential complex "LAXMI SRINIVASAM RESIDENCY" being built on the plot in 1-6-131 A with an undivided share of 25 Sq Yards Equivalent to 20.85 Sq Mts out of its total land area of 602 Sq Yards equivalent to 502 Sq Mts without car parking

Our Home Loan Account No: 37459298079

Top Up Loan Account No: 40617646616

Home Top Up Loan Account No: 43378755758

The borrowers/guarantors having failed to repay the entire amount, Notice is hereby given to the borrowers/guarantors and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under section 13(4) of the said Act read with Rule 8 of the said rules on Date: 02.02.2026.

The borrower/guarantor in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the State Bank of India Suryapet Main Branch (06316), Suryapet Dist. for an amount of Rs.23,57,417.42/- (Rupees Twenty Three Lakhs Fifty Seven Thousand Four Hundred and Seventeen and Forty Two Paise Only) + interest from the date of 25.11.2025 + interest & expenses thereon.

DESCRIPTION OF IMMOVABLE PROPERTY

All that part Flat No 304 of H No: 1-6-131 in third floor consisting of built up area of 730 Sq ft including common area of the residential complex "LAXMI SRINIVASAM RESIDENCY" being built on the plot 1-6-131 in with an undivided share of 25 Sq Yards Equivalent to 20.85 Sq Mts out of its total land area of 602 Sq Yards equivalent to 502 Sq Mts without car parking

Boundaries for Entire Building

North : 30" -0" Road
South : 40" -0" Road
East : 30"-0" Wide Road
West : House of Pendem Chandra Shekar

Boundaries for Flat No 304

North : Open to Sky
South : Stair Case
East : Corridor
West : Open to Sky

Property belongs to Mr Thota Venkateshwarlu S/o Pullaiah, Vide Registered Sale Deed No.266/2018 dated 01-01-2018.

Place: Suryapet,

Date: 02.02.2026.

T. Venkateshwarlu





STATE BANK OF INDIA

SURYAPET MAIN BRANCH (06316)
SURYAPET DISTRICT.

By Regd. Post Ack. Due

NOTICE PRIOR TO SALE

Date: 12.03.2026.

Borrower(s):

TO,

Mr Thota Venkateshwarlu S/o Thota Pullaiah

Residential Address:

1-6-29, Alakar Road, Suryapet - 508213

Property Address:

Flat No 304 in H No: 1-6-131 in third floor consisting of built up area of 730 Sq ft including common area of the residential complex "LAXMI SRINIVASAM RESIDENCY" being built on the plot in 1-6-131 A with an undivided share of 25 Sq Yards Equivalent to 20.85 Sq Mts out of its total land area of 602 Sq Yards equivalent to 502 Sq Mts without car parking

Our Home Loan Account No: 37459298079

Top Up Loan Account No: 40617646616

Home Top Up Loan Account No: 43378755758

Dear Sir,

NOTICE UNDER RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES

Please take notice that the secured assets mortgaged/charged to the Bank more fully described in the Schedule hereunder shall be sold by public E- Auction. The date of conducting auction in the matter will be fixed after expiry of this notice period and same will be informed to you while publishing the same in news papers as per law

SCHEDULE OF THE PROPERTY

All that part Flat No 304 of H No: 1-6-131 in third floor consisting of built up area of 730 Sq ft including common area of the residential complex "LAXMI SRINIVASAM RESIDENCY" being built on the plot 1-6-131 in with an undivided share of 25 Sq Yards Equivalent to 20.85 Sq Mts out of its total land area of 602 Sq Yards equivalent to 502 Sq Mts without car parking

Boundaries for Entire Building

North : 30" -0" Road
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East : 30"-0" Wide Road
West : House of Pendem Chandra Shekar

Boundaries for Flat No 304

North : Open to Sky
South : Stair Case
East : Corridor
West : Open to Sky

Property belongs to Mr Thota Venkateshwarlu S/o Pullaiah, Vide Registered Sale Deed No. 266/2018 dated 06-01-2018.

Place: Suryapet,

Date: 12.03.2026.

