

NOTICE OF SALE

Branch: Tiruppur
Phone No.: 9442631688

Notice of sale under Rule 6(2) & 8(6) / 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,

M/s. S V IMPEX SF No. 556/2 V S Subramaniya Nagar, Ranganathapuram Sirupooluvapatti PO Tiruppur – 641 603	Borrower / Proprietor Firm
Mr. T Srinivasan No 5, Elementary School East, ABT Main Road, Karuvampalayam, Tiruppur- 641 604	(Proprietor/ /Mortgagor) Guarantor

Sub: Loan accounts of M/s SV Impex – OCC (A/c No 483499451), PC (A/c 767907175), TL (A/c 6595791158), TL(A/c6715241545), WCTL (A/c7006754882), FITL (A/c7034507307) and GECLS (A/c 7141110241) with Indian Bank, Tiruppur Branch

M/s **SV Impex** availed OCC, Term Loan, Packing Credit, WCTL, FITL and GECLS facility from Indian Bank, Tiruppur Branch, the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". M/s **SV Impex** failed to pay the outstanding dues to the Bank. Therefore a Demand Notice dated 16.06.2025 under Sec. 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as "The Act"), was issued by the Authorized Officer calling upon Borrower(s), Guarantor(s) **M/s SV Impex, and Mr. T Srinivasan** liable to the Bank to pay the amount due to the tune of **Rs.3,20,29,676 /-** (Rupees Three Crore Twenty Lakhs Twenty Nine Thousand Six Hundred Seventy Six Only) as on **15.06.2025** with further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated 16.06.2025

As M/s **SV Impex** failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on 01.09.2025 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, 15 days' notice for subsequent sale is required to be given and hence we are issuing this notice.

The amount due as on 22.07.2026 is **Rs.3,41,75,332 /-** (Rupees Three Crore Fourty One Lakhs Seventy Five thousand Three Hundred and Thirty Two only) with further interest, costs, other charges and expenses thereon from 23.07.2026.

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 28/10/2026 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 **15.10.2026** to **26.10.2026** between 10.00 am to 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 is available in the website (<https://baanknet.com>).

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 eKYC, the intending Bidders/ Purchasers have to transfer the EMD amount in their e-Wallet by **27.10.2026** 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 confirmation of sale 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
A/c No. 98741002257	TIRUPPUR, INDIAN BANK
A/c Name : INDIAN BANK TIRUPPUR	IFSC : IDIB000T041

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 and without prejudice to rights of the Secured Creditor to proceed with the proceedings presently pending before DRT/RO of DRT/ DRAT/ Court and proceed with the execution of order/decreed obtained/to be obtained.

SCHEDULE

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

Details/ Description of Mortgaged Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encumbrance
COMMERCIAL LAND AND BUILDING In Tirupur Registration District, Tirupur Joint I Sub Registration District, in Tirupur Taluk , Athupalayam, in 11 Chettipalayam village ,presently 4,Chettipalayam Village,in S.F.No:307/2A measuring Hc.0.91.5 kisth assessed at Rs.3.10 corresponding Ac.2.26, out of Punchai Ac.0.69 owned by P.Subramaniam northern portion of land measuring Ac.0.33 ½ cents now comprised in new S.F.No.307/2A3A as per Patta No.2084 is bounded on West by Northern portion of lands in S.F.No:307/2B East by 12 ft width North South Thadam provided in Eastern portion of Punchai Ac.0.69 owned by P.Subramaniam in S.F.307/2A North by Portion of lands in S.F.No:307/2A3, South by Portion of land owned by P.Subramaniam in S.F.No:307/2A3. Amidst this, the aforesaid land measuring Ac.0.33 ½ in entirety, together with right of way over mamool pathways and cart track pertaining to the aforesaid land and right of way over 12 ft. with South Thandam	Rs. 399.87 Lakhs	Rs.39.98 Lakhs	28.10.2026. 11.00 am to 5.00pm. IDIB483499451	Nil

proceeding the North of S.F.No 307/2A1 on the East of P.Subramaniam's land in S.F.No.307/2A upto poromboke Thadam proceeding towards Nallaru situated on Southern side as more fully provided in the Settlement deed and sale deed dt.15.06.2011,registered as Doc.Nos.5487/2011 & 5488/2011. Total Area of Land : 33.1/2 cents as per document. 29.00 cent as per PATTA. Total Building Area: <u>16257 SqFt</u>				
(B) Commercial land and Building Tiruppur Registration District, Tirupur Joint II Sub Registration District, Tirupur Taluk, Old 15 Velampalayam Village SF 556/2, P.Ac.3.21 Kist Rs 4.40, S.F.No.557/2, P.Ac.6.02 Kist Rs 8.25 in these surveys divided into layout sites and named it as V.S.Sivasubramaniam Nagar and got approved from Senior Deputy Director of Town & Country Planning, Coimbatore Periyar Nilgiri Region, Government of Tamilnadu vide L.P./R(CPN) M.No.76/88 in this as per layout plan Site NO. 6 bounded on: East of Site No.1, South of Private Road, West of 23ft breadth North South layout road, North of Site No.5. Totally measuring 2043 ¾ sq.ft. of land with 10yrs old RCC Terraced Ground Floor building constructed thereon measuring 2000sq.ft and First Floor RCC Terraced building constructed thereon measuring 1500 sq.ft with its window, door, fittings and water tap connection with its fittings and EB Service Connection No. 03-169-002-758 with its fittings and with momool right of way. New SF	Rs 171.63 Lakhs	Rs. 17.16	28.10.2026. 11.00 am to 5.00pm. IDIB767907175	Nil

No. 557/2A1A				
(C) Vacant Land and Temporary Shed : Tiruppur Registration District, Tiruppur Joint II Sub Registration District, Tiruppur Taluk, Tiruppur Town, Old Ward No. 17, New Ward NO. 25, present Ward No. 31, Ramasamy Layout, Tiruppur Village, S.F. No. 182/2 for this T.S. No.441/2, Block No. 13, Ward No.2, S.F. No. 178 for this T.S. No. 891, Block No. 19, Ward No.3 in this divided into layout sites in this as per layout plan Site No. 22 measuring 2640 Sq.ft bounded on East of North South Road, West of Periyarathnam's Property, North of Site NO. 23 South of East West 30ft breadth Road. Amidst this measuring both sides East West 44ft, on both sides North South 60ft, totally 2640 sq.ft or 245.256 sq.mtr of land with mamool right of way. As per new Town Survey New T.S. Ward – M, Block No. 15, T.S. No. 51 for Patta No. 4406	Rs 114.40 Lakhs	Rs. 11.44	28.10.2026. 11.00 am to 5.00pm. IDIB767907175	Nil

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 Helpdesk No. 8291220220, email 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>.

Place: Tiruppur
Date: 05.10.2026

AUTHORISED OFFICER PSB ALLIANCE BANK

आथकृत अधिकारी / Authorised Officer
अंचल कार्यालय, तिरुप्पुर / Zonal Office Tiruppur