

SARB/TVM/ARC/...../2026-27

Date: 30.09.2026

Place: Thiruvananthapuram

Without Prejudice Registered with AD

To	
M/s Lockcare (Proprietor Renjith R J)	Mr. Renjith R J
Mukkola	Nandanam
Nettayam	Yamuna Nagar, Karakulam P.O
Thiruvananthapuram - 695013	Thiruvananthapuram - 695564

APPENDIX- IV-A
[See proviso to rule 8 (6)]
Sale notice for sale of immovable properties

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the State Bank of India, the **physical possession** of which has been taken by the Authorized Officer of State Bank of India, will be sold on "As is where is", "As is what is", and "Whatever there is" basis **on 26.10.2026** for recovery of **Rs 1,29,48,930/- (Rupees One crore Twenty Nine Lakhs Fourty Eight Thousand Nine Hundred and Thirty Only)** as on **30.09.2026** with future interest and cost, due to State Bank of India from Borrower(s) /Guarantor(s) M/s Lockcare (Proprietor Renjith R J), Mukkola, Nettayam, Thiruvananthapuram – 695013 and proprietor Mr. Renjith R J residing at Nandanam, Yamuna Nagar, Karakulam P.O, Thiruvananthapuram - 695564

The reserve price will be **Rs.23,45,000/- (Rupees Twenty Three Lakhs Fourty Five Thousand only)**. The earnest money deposit will be **Rs.2,34,500/- (Rupees Two Lakhs Thirty Four Thousand Five Hundred only)** and Bid Increment will be **Rs 10,000/-**.

Description of Immovable property

Sl No.	Extent	Boundaries as per title deed	
1	As per settlement deed no 2189/2018 dated 22.11.2016, all that part and parcel of the property consisting of 3.03 ares of land and residential building in Block no 34, Re Sy no 685/2 of Karakulam Village, Nedumangad Taluk, Thiruvananthapuram District obtained by Mr Renjith R J vide Settlement deed no 2189/2018 dated 22.11.2016 of SRO Karakulam The extent of land as per latest revenue records and as per ente bhoomi portal (official digital citizen portal launched by the Govt of Kerala as part of the state's digital re-survey mission) is 1.86 ares in Digital Block no 78, Digital Sy no 1 of Karakulam Village, Nedumangad Taluk, Thiruvananthapuram District.	North	Nadavazhy
		South	Property of Noorji
		East	Panchayath Road
		West	Property of Renjini

For detailed terms and conditions of the sale please refer to the link provided in State Bank of India, the secured creditor website <https://www.sbi.bank.in> , <https://baanknet.com>.

अधिकृत अधिकारी / Authorised Officer
 मुख्य प्रबंधक, एस ए आर बी, तिरुवनन्तपुरम
 Chief Manager, SARB, Thiruvananthapuram
(Sharon Joseph)

Authorised Officer, SBI, SARB, Thiruvananthapuram