E- AUCTION SALE NOTICE

E- AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES UNDER RULES 8(6) & 9 OF THE SECURITYINTEREST (ENFORCEMENT) RULES 2002.

E- auction sale notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act,2002 and Security (Enforcement) Rules 2002, will be sold by e - auction.

1	**Name and address of the secured Creditor**	**:**	**Kerala State Co-Operative Bank, Kottiyam Branch**
2	**Name of Mortgagor**	**:**	**Sri. Salim Manzoor,**
3	**Name and address of the borrowers/co-obligants/Guarantors**	**:**	**Sri. Salim Manzoor** **Salim Mahal,Umayanalloor P.O Kollam 691589** **Smt. Fathima Salim,** **Salim Mahal,Umayanalloor P.O Kollam 691589**
4	**Total liabilities as on**	**:**	**22-10-2026,Rs. 8579808/- (Rupees Eighty five lakh seventy nine thousand eight hundred and eight only) plus interest and cost**
5	**a) Date & time of Auction**	**:**	**10-11-2026 11.00 Am to 4.00PM**
	b) Website platform for Auction	**:**	**https://www.bankeauctions.com**
6	**Details of property/ies**	**:**	All the part and parcel of the property consisting of **3.03Ares** (in Re Sy.No:282/15-5-2, Block No. 25Thandaper No.22005) **in Eravipuram Village, Kollam Taluk, Kollam Dist.** **Bounded** NORTH : Pathway EAST : Property of Neji SOUTH : Property of Salim WEST : Property of Nizar
7	**Reserve price**	**:**	**Rs. 78,39,000/- (Rupees Seventy eight lakh thirty nine thousand Only)**
8	**Increase in Bid amount**	**:**	**Rs. 10,000/-**

9. Other terms and conditions:

For further details condact Authorised Officer,(8547094445) / Manager, kottiyam Branch (9747710974) during office hours on any working day.

a) The property/ies will be sold on "AS IS WHERE IS, "AS IS WHAT IS" and " WHATEVER THERE IS" condition including encumbrances, if any,(There are no encumbrances to the knowledge of the Bank). For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD) referred to 8 (d) below

b) The property/ies will not be sold below the reserve price.

c) The property can be inspected from 26-10-26 to 09-11-2026 between 10 AM to 5 PM **i**n all working days

d) The intending bidders shall deposit Earnest Money Deposit (EMD) of **Rs. 7,83,900/- (Rupees seven lakhs eighty threethousand nine hundred Only)** being 10% of the reserve price, by way of DD favoring Authorised Officer, **Kerala State Co-operative Bank Kottiyam Branch** OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of **Kerala State Co-operative Bank Kottiyam Branch, IFSC-KSBK0001137, Account Number-11372200503601 on or before 09-11-2026, 4 pm**

e) Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor

f) The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on the sale being knocked down in his/her favour and the balance within 15 days from the date of confirmation of sale. If the successful bidder fails to pay the sale price as stated above, the deposit made by him shall be forfeited.

g) All charges for conveyance, stamp duty, registration and TDS etc. as applicable shall be borne by the successful Bidder only

h) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof

10	**Auction Service Provider**	**M/s. C1 India Pvt. Ltd.,301, 1st Floor, Udyog Vihar–II, Gurgaon, Haryana – 122015. Email: tn@c1india.com/support@bankeauctions.com**
11	**Website**	**https://www.bankeauctions.com**

Place : Chathannoor
Date : 22-10-2026

Authorised Officer
Kerala Kerala State Co-operative Bank