इंडियन बैंक Indian Bank

इलाहाबाद ALLAHABAD

(Sale Notice format for Borrower/Guarantor/Mortgagor)

NOTICE OF SALE

Branch: MARANDAHALLI

Phone No: 9442247151

Notice of sale under Rule 6(2) & 8(6) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

SN	Name	Address
1	**M/s M R Poly Impex (Borrower)**	Prop. Mrs. M Kanchana W/o Mr. M. N. Mahalingam, #105 D, Koravandahalli Main Road, Marandahalli Post, Palacode Taluk, Dharmapuri Dist-636806
2	**Mrs. M Kanchana (Borrower)**	W/o Mr. M. N. Mahalingam, #105/A, Koravandahalli Main Road, Marandahalli Post, Palacode Taluk, Dharmapuri Dist-636806
3	**Mr. M. N. Mahalingam (Guarantor/ Mortgagor)**	S/o Mr.N.Natarajan #105/A, Koravandahalli Main Road, Marandahalli Post, Palacode Taluk, Dharmapuri Dist-636806

Sub: Loan account:

1. **MSME-SML-MFG-PBILL-TL - A/c No. 6407722400 limit of Rs. 75.00 Lakh dated 03.02.2016**
2. **MSME-SML-MFG-PBILL-CC- A/c No. 6407728796 limit of Rs. 25.00 Lakh dated 03.02.2016, with our Indian Bank, Marandahalli Branch.**

Mrs. M Kanchana, W/o Mr. M. N. Mahalingam, availed the above mentioned Loan facilities from Indian Bank, Marandahalli Branch, the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". **M/s M R Poly Impex 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 **Mrs. M Kanchana** (Borrower) and **Mr. M. N. Mahalingam** (Guarantor) liable to the Bank to pay the amount due to the tune of **Rs.2,99,02,242/- (Rupees Two Crore Ninety-Nine Lakhs Two Thousand Two Hundred and Forty-Two only)** as on with further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated 05.03.2026.

As **Mrs. M Kanchana** failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on **14.07.2026** 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:

INDIAN BANK अंचल कार्यालय ZONAL OFFICE धर्मपुरी Dharmapuri

इंडियन बैंक Indian Bank

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

As per Rule 6 (2) and 8(6) 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 amount due as on **28.10.2026** is **Rs. 3,25,40,951 /- (Rupees Three Crore Twenty-Five Lakhs Forty Thousand and Nine Hundred Fifty-One Only)** with further interest, costs, other charges and expenses thereon from **29.10.2026.**

Please take note that this is notice of **20** days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after **20** days.

The date of sale is fixed as 20.11.2026 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 29.10.2026 to 20.11.2026, at Marandahalli Branch, 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, they are requested to upload requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2 working days), the intending Bidders/ Purchasers have to transfer the EMD amount in his **Global EMD Wallet by 19.11.2026** i.e. before the e-Auction Date and time in the portal. The registration, verification of KYC documents and transfer of EMD in wallet 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 Global 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
61634168841- E- AUCTION EMD ACCOUNT	INDIAN BANK KRISHNAGIRI BRANCH-IDIB000K052

इंडियन बैंक INDIAN BANK अंचल कार्यालय ZONAL OFFICE धर्मपुरी Dharmapuri

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 (*this portion may be retained if it is a non-suit filed account*)

****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/decree obtained/to be obtained. (*This portion may be retained if it is a suit filed account*)

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 (in Lakhs)	EMD (in Lakhs)	Date, Time for e-auction and Property ID No.	Prior Encumbrance
All pieces and parcel property situated at Marandahalli Village of Palacode Taluk and attached to Marandahalli Sub Registration District and Dharmapuri Registration District, Marandahalli Town Natham Sy.No 61/4K3 Door No.105-A, 105-B, 105-C and 105-D, Dry.Ext.Ac.4.59 Asst.Rs.5.00 out of this an area of 5200 Sq Feet of Land bounded by : On the Eastern Side :Koravandahlli Road On the Southern side : Panchayat Road On the Northern side :House belonging to Mr. Chinnasamy & others On the Western side : Property of Mr. Periyannan and others within the above boundaries measuring East to west on the Northern side :100 feet East to west on the southern side :100 feet North to South on the Eastern side :52 feet North to South on the Western side :52 feet Total measuring an area of 5200 square feet, together with RCC Building measuring : East to west :37 feet North to south :13 feet i.e., an area of 481 Sq feet	107.50	10.75	Date- **20.11.2026** Time- **10.00 AM. TO 5.00 PM.** Property 1 ID No. – **IDIB6407722400**	NA



and also ACC sheet building measuring: East to west :37 feet North to South :36 feet i.e., in all measuring an area of 1332 sq. feet and Electricity service connection No 410 PH. Door No 105 D. Rcc Building 3 shops measuring: East to west :25 feet North to South :28 1/2 feet i.e., in all measuring an area of 700 sq. feet and Electricity Service Connection Nos. 405 PH and 345 PH Door Nos.105-A, 105-B and 105-C. including all properties and common rights and easement rights including in this Property. This property is situated in Marandahalli Town Panchayat Limits, ward No.2 Koravandahalli road.				

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 Helpline Number:8291220220.

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

कृते इंडियन बैंक
For INDIAN BANK

Authorised Officer

Place: Marandahalli

Date: 28.10.2026

AUTHORISED OFFICER

इंडियन बैंक INDIAN BANK
अंचल कार्यालय
ZONAL OFFICE
धर्मपुरी Dharmapuri