इंडियन बैंक Indian Bank
इलाहाबाद ALLAHABAD

NOTICE OF SALE

Branch : Zuzuvadi
Date : 22.10.2026

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,

1	M/s RS Auto Components 3/487-5, Rajaji layout, Bederapalli, SIPCOT PO, Hosur – 635126 Represented by Proprietor Mr. Manjunath, #204, Sai Residency, 2nd floor, SIPCOT Housing Colony, Dharga, Hosur - 635109	2	Mr. Manjunath S/o Mr. Ramesh No.204, Sai Residency, 2nd floor, SIPCOT Housing colony, Dharga , Hosur - 635109
3	Mr. Krishnappa S/o Mr. Putappa, 2/112, Balaji Nagar, Zuzuwadi, Hosur – 635126	4.	Mr. RameshS/o Venkatasamy 3/612 Pedda Elasagiri, Nallur Village, Hosur – 635126
5.	Mrs. Sonamma W/o V Ramesh 3/612, Pedda Elasagiri, Nallur Village, Hosur – 635126	6.	Mrs. Shalini W/o Mr. Manjunath No.204, Sai Residency, 2nd floor, SIPCOT Housing Colony, Dharga, Hosur - 635109

Sub: Your (i) OCC Limit acct No. 6091802006 ii) OCC limit acct no.6469503622 iii) Term loan acct no.6428138011 in the name of M/s RS Auto Components with Zuzuwadi Branch - Reg

The 1st of you is a borrower and 2nd is a Sole Proprietor of 1st and 3rd , 4th, 5th and 6th of you are guarantors of the above facilities now and at all material times. The 3rd. 4th and 5th of you are the Mortgagor to the loan facility mentioned above.

Borrowers, details as mentioned above at number 1st in brief hereinafter described as BORROWER had availed MSME OCC and Term loan facilities from Indian Bank, Zuzuwadi Branch, the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". 1st failed to pay the outstanding dues to the Bank. Therefore, a Demand Notice dated 04.02.2019 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 1st, 2nd, 3rd , 4th, 5th and 6th are liable to the Bank to pay the amount due to the tune of Rs.5,13,59,159/- (Rupees Five crore Thirteen lakhs Fifty nine thousand one hundred and fifty nine Only) **as on 04.02.2019** with further interest, costs, other charges and expenses thereon. All of you have failed to make payment despite Demand Notice dated 04.02.2019

As 1st, 2nd, 3rd ,4th,5th and 6th of you failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties mortgaged to OCC and Term loan A/c of M/s R S Auto Components the Act on 26.04.2019 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:

For INDIAN BANK

Authorised Officer

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, 30 days' notice of intended sale is required to be given and hence we are issuing this notice.

The amount due as on 22.10.2026 by M/s RS Auto Components is Rs.11,88,48,953/- (Eleven Crore Eighty eight lakhs forty eight thousand nine hundred and fifty three rupees) with further interest, costs, other charges and expenses thereon from **22.10.2026**

Please take note that this is notice of 30 days and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after 30 days.

The date of sale is fixed as 25.11.2026 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 up to **24.11.2026** between **11.00 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 Tender/bid Form with the Terms and conditions can be had on-line from the website https://baanknet.com and using the provision in the system/software. The tender form and the terms and conditions would be available in the website.

The intending Bidders/ Purchasers are requested to register with online portal (https://baanknet.com 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 **24.11.2026** i.e before the e-Auction Date and time in the portal. The registration, e-KYC 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 **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
6163416884 & E-AUCTION	Indian Bank - Krishnagiri Branch IDIB000K052

For INDIAN BANK
Authorised Officer

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.

SCHEDULE

The specific details of the assets in which security interest is created are enumerated hereunder:

Details/ Description of Mortgaged Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encum - brance
1. All that piece and parcel of immovable property in Zuzuvadi village of Hosur Taluk and attached to Hosur Sub Registration District, Krishnagiri Registration District, Krishnagiri District. Sy.No.142/1, Dry.Ext.Ac.3.34 cents, Asst.Rs.6.68 np., which has been converted into house sites, out of this the site comprising TWO Tak as under: **Tak No.1 Measuring :** East to West on the North : 24.25 feet; East to West on the South : 24.25 feet; North to South on the East : 27 feet; North to South on the West: 27 feet. i.e., an area of 654.75 Sq.feet, **Tak No.2 Measuring :** East to West on the North : 25 feet; East to West on the South : 25 feet; North to South on the East : 35 feet; North to South on the West: 35 feet. i.e., an area of 875 Sq.feet, The total area of TAK Nos.1 & 2 is 1529.75 Sq.feet, together with RCC terraced residential building constructed thereon, bearing Door No.2/105,in the name of Mr Ramesh, S/o C.Venkataswamy and MrsSonnamma, W/o Ramesh and all situated within the following boundaries: East : Land belongs to Nanjappa S/o ChinnaNanjappa; West : Road and Land belongs to Nanjappa, S/o PeriaNanjappa; North : Land belongs to Subbaiah and others;	Rs.44.10 Lakhs	Rs.4.41 Lakhs	25.11.2026 Between 11.00 AM to 4.00 PM IDIB6091802006A	Indian Bank, Zuzuwadi,

For INDIAN BANK

Authorised Officer

South : Property gifted to Sonnamma. Plinth Area: Ground Floor - 1341.40 sqft Plinth Area: First Floor - 1341.40 sqft				
In Zuzuwadi Village of Hosur Taluk, Krishnagiri Dt Attached to Hosur Sub Registration Dt and Krishnagiri registration Dt. Sy No: 181, Dry .Ext. Ac .1.67 cents, Asst Rs.3.50 np., in this New sub division Sy No:181/1A1A Dry.Ext.hec.0.41.0(Ac.1.02 Cents) Asst.Rs.0.06 **1st Bit Measuring** East to West on North side: 206 feet East to West on South side: 206 feet North to south on East side: 46 feet North to south on West side: 21 feet **Total – 6901 Sq.ft** East: Vacant land belonging to Suresh West: Vacant land belonging to Vijayakumar North: Land belonging to Murugesh, Saradha, Ramachandran &Govindaswamy South: 15 ft road in same survey no **2nd Bit Measuring** East to West on North side: 242 feet East to West on South side: 242 feet North to south on East side: 34 feet North to south on West side: 29 feet **Total 7623 Sq.ft together with RCC terraced residential and shop building portion and all situated within following boundaries :** East: Private property West: 25 ft Panchayat road North: 15 ft road in same sy no South: land belonging to Gopal, Raju, Chokkalingam, RajeSivanandham and Mallaiya Plinth Area: B-1 Ground Floor - 499.38 sqft Plinth Area: B-2 Ground Floor - 2978.50 sqft Plinth Area: B-3 Ground Floor - 728.75 sqft Plinth Area: B-3 First Floor - 728.75 sqft Plinth Area: B-3 Second Floor - 195.75 sqft.	Rs.343.00 lakhs	Rs.34.30 lakhs	25.11.2026 Between 11.00 AM to 4.00 PM IDIB6091802006B	Indian Bank, Zuzuwadi,
All that piece and parcel of immovable property in Nallur village of Hosur Taluk, Krishnagiri District attached to Hosur Sub registration date and Krishnagiri registration District in the name of Mr. Ramesh S/o C Venkataswamy **(As per the Document)** S.no.598/1, Dry Ext Hec.0.24.0 or Ac.0.60 cents, Asst Rs.0.67 np East: Land belongs to Sakkappa West: Land belongs to Narayana North : Land belongs to Sampangi South : Road and land belongs to Narayanappa S.No.650/1D1B1, Dry Ext. Hec.0.37.5, Asst Rs.1.85 np, in this Ac 0.10 cents and bounded as	Rs.97.00 lakhs	Rs.9.70 lakhs	25.11.2026 Between 11.00 AM to 4.00 PM IDIB6091802006C	Indian Bank, Zuzuwadi,

For INDIAN BANK

Authorised Officer

East: Land belongs to Sakkappa & Narayanappa West: Land belongs to Narayana North : Land belongs to Sampangi South : Road and land belongs to Narayanappa & Jayapal S.No.724/2, Dry Ext. Hec.0.23.,Ac 0.27 cents, Asst Rs.1.14 in this common 1/3rd share measuring an area of Ac 0.19 cents bounded as East: Land belongs to Sakkappa & Narayanappa West: Land belongs to Sampangi North : Land belongs to V Sampangi South : Land belongs to Narayanappa & Jayapal S.No.624/1C, Dry Ext. Hec.0.28.,Ac 0.69 cents, Asst Rs.1.38 in this an extent of Ac.0.20 cents bounded as follows : East: Road and land belongs to B G Gopalli Reddy West: Land belongs to Thimmarayappa North : Land belongs to V Ramesh South : Land belongs to Sampangi S.No.654/1E, Dry Ext. Hec.0.25.5., Asst Rs.1.26 in this an new sub division S.No.654/1E dry extent Hec 0.005 asst Rs.0.06 Np bounded as follows : East: Road and land belongs to B G Gopalli Reddy West: Land belongs to Thimmarayappa North : Land belongs to V Ramesh South : Land belongs to Sampangi				

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 8291220220. For Registration status and EMD status, please email to 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 PSB Alliance Pvt. Ltd, Contact No. 8291220220.

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

For INDIAN BANK

Authorised Officer

Date: 22.10.2026
Place: Hosur

AUTHORISED OFFICER