Letter Head

Sale Notice For Sale Of Immovable Properties
"APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6)]

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6 (2) & 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), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on **"As is where is"**, **"As is what is"**, and **"Whatever there is"** , **" Without Recourse"** basis for recovery of dues in below mentioned account/s. The details of Borrower/s/Mortgagor/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below -

Sr No.	Name & address of Borrower/s / Guarantor/ Mortgagors	short description of the immovable property with known encumbrances, if any	Total Dues.	Date of e-Auction Time of E-auction -	1.Reserve Price- 2.Earnest Money Deposit (EMD)– 3.Bid Increase Amount	Status of Possession	Property Inspection date & Time.
1 2	Mr. K Arun Zara Hostel 3A, Sebastia Street, Yerevan, Armenia-0078 Mr. K Arun No.12/23A, Indira Nagar, Maramangalthupatti, Mohan Nagar, Salem-636030	**SCHEDULE OF THE PROPERTY** **SCHEDULE "A"** All that piece and parcel of land under **Patta No.2072**, measuring 1 Acre 94.4 cents, Comprised in Survey No.**434/1D**, Chettipunniyam Village, Chengalpet Taluk, Kanchipuram District and bounded on the North by : Forest lands in Survey Nos.381 & 383 and land in Survey No.434/1C, South by : 30 Feet Road and Plot No.70 in Senthil Nagar, East by : Panchayat Road and land in Survey Nos.434/2C & 433/1, West by : Reserve Forest & OSR Land. Situated within the Registration Sub-District & registration district of Chengalpet	Rs. **81,70,528.84**/- (Rupees Eighty One Lakhs Seventy Thousand Five Hundred Twenty Eight and Paisa Eighty Four Only) as on 31.10.2026 together with further interest thereon from 01.11.2026 at the contractual rate plus incidental expenses, cost, charges incurred/ to be incurred till date of payment.	23-11-2026 2pm to 6pm	1)Rs. 65,00,000/- 2)Rs. 6,50,000/- 3)Rs. 10,000/-	Physical	18-11-2026 11am to 1pm

3	Mr. Kabilan Suriyakumar (Guarantor) Plot No. 176, 4th Main Road, Madipakkam, Chennai-600091	**SCHEDULE "B"** (Part of Schedule-A Property) **580 Sq.ft., Undivided Share of land** out of "A" Schedule mentioned property **SCHEDULE "C"** **Flat No.F-3, 3rd Floor, in Block 'A' , 3 BHK** having Super built up area of **1550 Sq.ft.**, including common area and a reserved Covered Car Parking @ Stilt Floor in the Project known as "**Royal Town**" to be constructed in the "A" Schedule Property. and situated within the Registration District of Chengalpet and Sub-Registration of Joint-II, Chengalpet. Security Id : 400083484011 Property Id: BARBCHOOLAARUN26					

For detailed terms and conditions of sale, please refer/visit to the website link **https://www.bankofbaroda.in/e-auction.htm** and online auction portal **https://baanknet.in.** Also, prospective bidders may contact the Authorised officer **89406 97608, 91339 04397;**

Date: 05.11.2026
Place :- Chennai

हेतु बैंक ऑफ़ बड़ौदा / For BANK OF BARODA

मुख्य प्रबंधक/Chief Manager
शाखा, चेन्नै / Choolaimedu Br., Chennai-94

Authorised Officer
Bank of Baroda.