Indian Overseas Bank

Narasaraopet Branch **Email Id: iob2969@iob.in**

D. No 12-13A/3,Godavarthi Heights,

Vinu konda Road Narasaraopet-522601 **Ph: 08647-231400**

Date:07.11.2026

E-Auction Sale Notice

SALE OF IMMOVABLE PROPERTY MORTGAGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002

Whereas M/s SYED FRUITS COMPANY, Prop: NOOR BASHA SAIDU BABU **(Borrower & Mortgager)** have borrowed monies from Indian Overseas Bank against the mortgage of the immovable property more fully described in the schedule hereunder and on upon classification of the account as NPA, the Bank has issued a **Demand Notice** to the Borrowers under Section 13(2) of the SARFAESI Act, 2002 (Act) on 09.04.2026 calling upon the borrower M/s SYED FRUITS COMPANY, Prop: NOOR BASHA SAIDU BABU to pay the amount due to the Bank, being **Rs.13,26,421.74 *(Thirteen lakhs Twenty Six thousand Four hundred Twenty One and Seventy Four Paisa only)* as on 09.04.2026** payable together with further interest, at contractual rates and rests along with costs and charges etc till date of repayment within 60 days from the date of receipt of the said notice.

Whereas the borrower having failed to pay the amount dues in full to the bank as called for in the said demand notice, the bank has taken possession of the secured assets more fully described in the schedule hereunder on 24.07.2026 under Section 13(4) of the Act with the right to sell the same in "As is where is" and "As is what is" basis under section 13(4) of the Act read with the rules 8&9 of the Security Interest (Enforcement) rules, 2002 for realization of Bank's dues. The dues to the bank as on the date of taking possession was intimated as **Rs.13,54,471.15 (Rupees Thirteen Lakhs Fifty Four Thousand Four Hundred Seventy One and Fifteen Paisa only) as on 30.06.2026** payable together with further interest at contractual rates and rests along with costs, charges etc till date of repayment, after reckoning repayments, if any, since the date mentioned in the demand notice.

The dues of the borrower as on 31.10.2026 is **Rs.14,52,281.47/- (Rupees Fourteen Lakhs Fifty Two Thousand Two Hundred Eighty One and Forty Seven Paisa Only)** after reckoning repayments if any subsequent to the bank issuing the demand notice.

AUTHORISED OFFICER SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT.2002 INDIAN OVERSEAS BANK

The undersigned in exercise of the powers conferred under Sec 13(4) of the said Act proposes to realize the bank's dues by sale of the under mentioned properties.

SCHEDULE OF PROPERTIES

Residential site stands in the name of Mr.Noor Basha Syed Babu property situated at old ward no.3 New ward no.4 present ward no.26 Old survey D.No.3551A TS No.1195 of Narasaraopet Removed D.NO.5-9-48 Block No.116 Assessment No.1291 Near Sindhu vidhyalayam Narasaraopet Palnadu District 522601

Boundaries of the property:

East: Property belongs to SK Chinna Siddaiah

South: Property belongs to Yallamamdala Mahalakshmi

West: Joint wall between this property and Yallamandala Subba Rao

North: Muncipal Galli bazar

Within this four boundaries an extent of 43.15 Sq yards equivalent to 36.24 Sq mt site.

Reserve price: Rs.16,57,000/- **Earnest Money Deposit: Rs. 1,65,700/-**

Date and time of e-auction	Date: 26.11.2026 Between 11.00 A.M To 02.00 P.M with auto extension of TEN minutes each till sale is completed.
EMD Remittance	The intending Bidders /Purchasers are requested to register on Bank Asset Auction Network (BAANKNET) portal URL: https://baanknet.com/ 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 has to transfer the EMD amount using online mode in his Global EMD Wallet account by **25.11.2026 before 4.00 p.m.** Intending bidders shall have a valid email address and should register their name / account by login to the website of the aforesaid service provider.

AUTHORISED OFFICER
SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT.2002
INDIAN OVERSEAS BANK

Bid Multiplier	Rs.50,000/-
Inspection of properties	Date: 09.11.2026 onwards with prior appointment with Bank
Submission of online application for bid with EMD	Dt.09.11.2026 on wards
Last date for submission of online application for BID with EMD	Dt.25.11.2026 BEFORE 4.00 PM

Terms and Conditions

1. The property(ies) will be sold by e-auction through the service provider M/s. **Bank Asset Auction Network (BAANKNET)** having registered office at "Unit 1, 3rd Floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala East, Mumbai- 400 037, email: support.BAANKNET@psballiance.com **Website: https://baanknet.com** under the supervision of the Authorized Officer of the Bank.

2. The intending Bidders /Purchasers are requested to register on portal **https://baanknet.com** 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 has to transfer the EMD amount using online mode in his Global EMD Wallet account by **25.11.2026 before 4.00 p.m** Intending bidders shall have a valid email address and should register their name / account by login to the website of the aforesaid service provider.

3. Earnest Money Deposit (EMD) amount as mentioned above shall be paid online through NEFT/RTGS mode (**After generation of Challan from https://baanknet.com which will provide account details**) in bidders Global EMD Wallet account. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. Bids without EMD shall be rejected summarily. The Earnest Money Deposited shall not bear any interest. The amount of EMD paid by the successful bidder shall be adjusted towards the sale price.

4. The intending participants of e-auction may download copies of the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-auction related to this e-auction from "Bank Asset Auction Network (BAANKNET) " Platform.

INDIAN OVERSEAS BANK
AUTHORISED OFFICER
SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT.2002

5. The submission of online application for bid with EMD shall start from 09.11.2026,**10:00 AM onwards**

6. Bidder's Global Wallet should have sufficient balance (>=EMD amount) at the time of bidding.

7. Online auction sale will start automatically on and at the time as mentioned above. Auction / bidding will initially be for a period of 60 Minutes with auto extension time of 5 minutes each till the sale is concluded.

8. During the e-auction bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted and the minimum increase in the bid amount must be of **Rs.50,000/-**to the last higher bid of the bidders. **10 minutes'** time will be allowed to bidders to quote successive higher bid and if no higher bid is offered by any bidder after the expiry of 10 minutes to the last highest bid, the e-auction shall be closed.

9. The property shall be sold to the successful bidder. The successful bidder (purchaser) as declared by the Authorized Officer shall deposit 25% of the sale price (less EMD amount) immediately on the same day and not later than the next working day in favor of **"SARFAESI SALE PARKING ACCOUNT" to the credit of A/C No: 29690113035001, Indian Overseas Bank, Narasaraopet Branch, Narasaraopet, 522601. Branch Code: 2969, IFSC Code: IOBA0002969.**

10. The balance amount of sale price shall be paid within 15 days from the date of confirmation of auction sale. Failure to remit the entire amount of sale price within the stipulated period will result in forfeiture of deposit of 25% of the bid price to the secured creditor and forfeiture of all claims over the property by the purchaser and the property will be resold.

11. The sale certificate will be issued in the name of the successful bidder (purchaser) only, after payment of the entire sale price amount and other taxes/charges, if any.

12. The purchaser shall bear the charges/ fee payable for conveyance such as registration fee, stamp duty, etc., as applicable as per law.

13. The Authorized Officer has the absolute right to accept or reject any bid or postpone or cancel the sale, as the case may be without assigning any reason whatsoever.

14. The property is being sold on **"As is where is", "As is what is" and "Whatever there is"** basis. The Bank has disclosed only the known encumbrances, statutory liabilities, if any, as above and it is for the purchaser to make their own independent enquiries at their own costs before participating in the auction.

AUTHORISED OFFICER
SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT.2002
INDIAN OVERSEAS BANK

15. As regards the statutory dues stated above, Bank dues will have priority over statutory dues. Without prejudice to the above, statutory liability, if any, shall be borne by the purchaser and the Bank assumes no responsibility in this regard.

16. Sale is subject to confirmation by the secured creditor Bank.

17. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation by the bank. The Authorized Officer/Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.

18. **Applicable GST charges shall recover from the transferee on Plant and Machinery/Equipment.**

19. For verification about the title documents and inspection thereof, the intending bidders may contact D. No 12-13A/3,Godavarthi Heights, Vinu konda Road Narasaraopet-522601during office hours till **25.11.2026** between 10.00 a.m. to 4.00 p.m.

20. The intending bidders are advised to read the sale notice, terms and conditions of e-auction, help manual on operational part of e-auction and follow them strictly. In case of any difficulty or assistant is required before or during e-auction process, the bidder may contact authorized representative of e-auction service provider (**https://baanknet.com/**), details of which are available on the e-Auction portal.

21. Once the e-auction is closed, successful bidder shall be informed by the above referred service provider through SMS/e-mail in the mobile number/e-mail registered with the service provider. However, the sale is subject to confirmation by the secured creditor.

22. Platform (**https://baanknet.com/**) for e-auction will be provided by service provider M/s. **Bank Asset Auction Network (BAANKNET)** having registered office at "Unit 1, 3rd Floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala East, Mumbai- 400 037, email: support.BAANKNET@psballiance.com **Website: https://baanknet.com** The intending Bidders /Purchasers are required to participate in the e-auction process at e-auction Service Provider's website **https://baanknet.com**.

Place: Narasaraopet
Date: 07.11.2026

Authorized Officer

AUTHORISED OFFICER * SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT,2002 * INDIAN OVERSEAS BANK *

Indian Overseas Bank

Narasaraopet Branch **Email Id: iob2969@iob.in**

D. No 12-13A/3,Godavarthi Heights,

Vinu konda Road Narasaraopet-522601 **Ph: 08647-231400**

PUBLIC NOTICE FOR E- AUCTION FOR SALE OF IMMOVABLE PROPERTIES

Sale of immovable properties mortgaged to bank under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (No.54 of 2002)

Whereas, the Authorized Officer **of Indian Overseas Bank** has taken possession of the following property pursuant to the notice issued under Section 13(2) of the Security Interest (Enforcement) Rules 2002 in the following loan account with right to sell the same on **'AS IS WHERE IS BASIS' and 'AS IS WHAT IS BASIS'** for realization of Bank's dues plus interest & costs as detailed here under and whereas consequent upon failure to repay the dues, the undersigned in exercise of power conferred under Section 13(4) of the said Act proposes to realize the Bank's dues by sale of the said property/ies. The sale will be done by the undersigned through e-auction platform provided at the Web Portal https://baanknet.com/.

Name & address of the Borrower:

M/s SYED FRUITS COMPANY, Prop: NOOR BASHA SAIDU BABU (Borrower& Mortgagor**)**
Address: 7-2-78 GALIB COMPLEX,
MARKET STREET, NARASARAOPET,
ANDHRA PRADESH,522601

Date of NPA: 08.04.2026

Date of Demand notice: 09.04.2026

Dues claimed in Demand Notice: Rs.13,26,421.74 *(Thirteen lakhs Twenty Six thousand Four hundred Twenty One and Seventy Four Paisa only)* as on 09.04.2026

Date of Possession Notice: 24.07.2026

Dues claimed in Possession Notice: Rs.13,54,471.15 (Rupees Thirteen Lakhs Fifty Four Thousand Four Hundred Seventy One and Fifteen Paisa only) as on 30.06.2026

1) Outstanding dues of Local Self Government (Property Tax, Water sewerage, Electricity Bills etc) to be ascertained by the prospective bidders and to be paid by the successful bidders

AUTHORISED OFFICER SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT.2002 INDIAN OVERSEAS BANK

DESCRIPTION OF THE IMMOVABLE PROPERTY

Schedule of secured Assets

Residential site stands in the name of Mr.Noor Basha Syed Babu property situated at old ward no.3 New ward no.4 present ward no.26 Old survey D.No.3551A TS No.1195 of Narasaraopet Removed D.NO.5-9-48 Block No.116 Assessment No.1291 Near Sindhu vidhyalayam Narasaraopet Palnadu District 522601

Boundaries of the property:

East: Property belongs to SK Chinna Siddaiah

South: Property belongs to Yallamamdala Mahalakshmi

West: Joint wall between this property and Yallamandala Subba Rao

North: Muncipal Galli bazar

Within this four boundaries an extent of 43.15 Sq yards equivalent to 36.24 Sq mt site.

Reserve price: Rs.16,57,000/-	**Earnest Money Deposit: Rs.1,65,700/-**

Date and time of e-auction: 26.11.2026. Between 11.00 A.M. to 02.00 P.M with auto extension of 10 **minutes** each till sale is completed at the platform of https://baanknet.com/.

EMD Remittance: The intending Bidders /Purchasers are requested to register on portal https://baanknet.com/ 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 has to transfer the EMD amount using online mode in his Global EMD Wallet account by **25.11.2026 before 4.00 p.m.**

Bid increase amount: Rs. 50,000/- Auto extension time: 10 minutes

Known Encumbrance if any: NIL

Inspection Date & Time: 09.11.2026 onwards with prior appointment with Bank

Last date for submission of online application for BID with EMD: 25.11.2026 before 4.00P M

AUTHORISED OFFICER
SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT,2002
INDIAN OVERSEAS BANK

*** Bank's dues have priority over the statutory dues**

For detailed terms and conditions of the sale, please refer to the link provided in service provider's website: **https://baanknet.com/** or Bank's website www.iob.in

For further details please contact:

The Branch Manager, Indian Overseas Bank, Narasaraopet Branch, D.No 12-13A/3 Main Road, Godavarthi Heights, Vinukonda Road, Narasaraopet 522601 Phone 08647-231400

Service Provider M/s. **Bank Asset Auction Network (BAANKNET)** having registered office at "Unit 1, 3rd Floor, VIOS Commercial Tower, Near Wadala Truck Terminal, Wadala East, Mumbai- 400 037, email: support.BAANKNET@psballiance.com
Website: https://baanknet.com

Date: 07.11.2026
Place: Narasaraopet

AUTHORISED OFFICER
SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT.2002
INDIAN OVERSEAS BANK

Authorized Officer
Indian Overseas Bank

Indian Overseas Bank
Narasaraopet Branch **Email Id: iob2969@iob.in**
D. No 12-13A/3,Godavarthi Heights,
Vinu konda Road Narasaraopet-522601 **Ph: 08647-231400**

Date: 07.11.2026

SALE NOTICE OF IMMOVABLE SECURED ASSESTS
Issued under Rule 8(6) and 9(1) of the Security Interest (Enforcement) Rules 2002

To

M/s SYED FRUITS COMPANY, Prop: NOOR BASHA SAIDU BABU (Borrower& Mortgagor)
Address: 7-2-78 GALIB COMPLEX,
MARKET STREET, NARASARAOPET,
ANDHRA PRADESH,522601

Sir/Madam,

1. This has reference to recovery action initiated against you under the provision of the SARFAESI Act,2002.

2. Please refer to the possession notice Dated: 24.07.2026 issued to you regarding taking possession of the secured asset at morefully described in the schedule below and the paper publication of the said notice is done on 26.07.2026 by the authorized officer for the purpose of realization of the secured asset in exercise of the powers conferred on the bank as Secured Creditor under the provisions of the securitization and reconstruction of financial assets and enforcement of security interest act,2002 and the rules there under.

3. You the above named borrowers/mortgagors/guarantors have failed to pay the dues in full save and except payments amounting to Rs.0.00/- after issuance of demand notice dated: 09.04.2026. Hence it is proposed to sell the secured assets mentioned in the schedule below on "as is where is" and "as it is what is" condition under sec 13(4) of the Act read with Rules 8 & 9 of the security interest (Enforcement) Rules, 2002.
4. After appropriating the aforesaid payments, the dues in the loan account as on 30.09.2026(date) is **Rs.14,52,281.47/- (Rupees Fourteen Lakhs Fifty Two Thousand Two Hundred Eighty One and Forty Seven Paisa Only)** along with further interest at contractual rates and rests, besides costs/charges incurred till the date of repayment in full.

5. We hereby give you notice of 15 days that the below mentioned secured assets shall be sold by the undersigned on 26.11.2026 between 11.00 AM and 02.00 PM hours with auto extension of 10 minutes through e-auction using **https://baanknet.com** (web portal).

AUTHORISED OFFICER
SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT,2002
INDIAN OVERSEAS BANK

6. A copy of the E-auction notice inviting offers for e-auction setting out the terms & conditions of sale such as particulars of the secured asset, the dues of the Bank, reserve price, earnest money deposit, date and time fixed for inspection, last date for submission of offers and date, time of sale etc., is enclosed for your ready information. Please also be advised that the said sale notice will also be published in **Sakshi (Telugu) and The New Indian Express (English)** shortly. A Copy of the proposed paper publication is also enclosed.

Schedule of secured Assets

Residential site stands in the name of Mr.Noor Basha Syed Babu property situated at old ward no.3 New ward no.4 present ward no.26 Old survey D.No.3551A TS No.1195 of Narasaraopet Removed D.NO.5-9-48 Block No.116 Assessment No.1291 Near Sindhu vidhyalayam Narasaraopet Palnadu District 522601
Boundaries of the property:
East: Property belongs to SK Chinna Siddaiah
South: Property belongs to Yallamamdala Mahalakshmi
West: Joint wall between this property and Yallamandala Subba Rao
North: Muncipal Galli bazar

Within this four boundaries an extent of 43.15 Sq yards equivalent to 36.24 Sq mt site.

Yours Faithfully

Authorised Officer.

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SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT.2002
INDIAN OVERSEAS BANK

Encl:

1. E-Auction notice containing terms and conditions.
2. Proposed paper publication of E-Auction notice.