बैंक ऑफ़ इंडिया
Bank of India BOI

BY SPEED POST WITH A/D

NOTICE OF SALE TO THE BORROWER UNDER RULE 8 & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Ref. No: CARB:SN:2026-27:191 **Date: 05.11.2026**

To

M/s. Maha Garments,
No.1/4, Indira Nagar,
2nd Street, Moongileri Pallavaram,
Kancheepuram – 600 043.

Mrs Sivasankari (Borrower)
No.1/4, Indira Nagar,
2nd Street, Moongileri Pallavaram,
Kancheepuram – 600 043.

Mrs M Ilavarasi (Guarantor)
Plot No.30, Block No.1,
Annai Sathya Nagar, 1st Street,
Villivakkam, Chennai – 600 049.

Mr Elangeswaran (Guarantor)
No.1/4, Indira Nagar.
2nd Street, Moongileri Pallavaram,
Kancheepuram – 600 043.

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 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) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorized Officer of BANK OF INDIA, will be sold on **"As is where is", "As is what is", and "Whatever there is"** on **09.12.2026**, for recovery of **Rs. 3,32,34,446.00 + UCI Rs.30,41,774.00 [Total Rs.3,62,76,220.00] (contractual dues up to the date of notice)** and cost and other charges due to **BANK OF INDIA, Avadi Branch from M/s. Maha Garments, Mrs Sivasankari (Borrower), Mr Elangeswaran (Guarantor).**

Property - 1

The reserve price will be **Rs. 48,00,000/- (Rupees Forty Eight Lakhs Only)** and the Earnest Money Deposit (EMD) will be **Rs. 4,80,000/- (Rupees Four Lakhs Eight Thousand Only).**

Property – 2

The reserve price will be **Rs. 1,57,00,000/- (Rupees One Crore Fifty Seven Lakhs Only)** and the Earnest Money Deposit (EMD) will be **Rs. 15,70,000/- (Rupees Fifteen Lakhs Seventy Thousand Only).**

Property details are as mentioned hereunder:

DESCRIPTION OF THE IMMOVABLE PROPERTY

Property - 1

All that piece and parcel of land and building, bearing Plot No 30, Door No 30, Annai Sathya Nagar (Villivakkam Scheme), 1st Street, Villivakkam, Chennai 600 049, measuring an extent of **56 Sq.mtr or 602 Sqft** together with building in **Ground Floor of 450 Sqft and first floor of 450 Sqft** comprised in TS No 6 Part, as per TSLR ward No.1, Block No 1, T S No.6/2, S No.249/3A1A3PT, 2PT situated at Villivakkam village, Aminjikarai Taluk Chennai District. **Owned by Mrs M Ilavarasi W/o Mr C Muthuraman.**

Boundaries:

North by : Street
South by : Burial Ground
East by : Plot No 29 A
West by : Canal

BANK OF INDIA ASSET RECOVERY BRANCH CHENNAI

आस्ती वसूली शाखा : "स्टार हाउस", चौथी मंजिल, 30 (पु.17), एर्रबालु स्ट्रीट, चेन्नई-600 001.
Asset Recovery Branch : 'Star House', Fourth Floor, No. 30 (Old No.17), Errabalu Street, Chennai - 600 001.
फोन Phone : 044 - 66777456, 465, 557 ई-मेल E-mail : ARB.Chennai@bankofindia.co.in

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Land Admeasuring:

On the North	: 23 feet
On the South	: 23 feet
On the East	: 26 ft 3 inches
On the South	: 26 ft 3 inches

Property - 2

All that piece of vacant land, bearing Door No 160, Second Vanniar Street, Korattur Chennai 600080, measuring an **extent of 2921 Sq.ft,** comprised in old Survey No 916/2A, New Survey No 916/2A1, as per Ambattur Town Survey Field RPT No 768/2013, T S No 7, Ward No E Block No 62, situated at Korattur Village, Ambattur Taluk, Thiruvallur District **owned by Mrs M Ilavarasi W/o Mr C Muthuraman.**

Boundaries:

North by	: Street
South by	: Property belongs to Mr. Parthasarathy Pattachari and others
East by	: Property belongs to Mr. Murugappa Naicker and others
West by	: Property belongs to Mrs. Chinnammal w/o Ganesan

Land Admesuring:

East West on the Northern Side	: 31Feet and 9 Inches
East West on the Southern Side	: 31Feet and 9 Inches
North South on the Eastern Side	: 92 Feet
North South on the Western Side	: 92 Feet

And situated in the Registration District of Chennai and in the office of Sub-Registration District of Villivakkam.

To the best knowledge and information available with the Authorised Officer, there is no encumbrance on the property referred above. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of the property and to inspect & satisfy them.

The auction will be online E-Auction Sale/Bidding and shall be done only through "Online Electronic Bidding" process through the website **https://BAANKNET.COM** For detailed terms and conditions of the sale, please refer to the link provided in **https://www.bankofindia.co.in/tenders**

Date & Time of E-auction: **09.12.2026 between 11am-5pm** (with unlimited extension of 10 minutes if bidding continues till sale is concluded).

BANK OF INDIA ASSET RECOVERY BRANCH चेन्नई CHENNAI भारती बहुती बैंक बैंक ऑफ इंडिया

Chief Manager & Authorised Officer
Asset Recovery Branch
Chennai Zone

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