इंडियन बैंक Indian Bank
इलाहाबाद ALLAHABAD

Branch: Chachani
Phone No: 9954914671

NOTICE OF INTENDED SALE

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,

M/S Swargari Exotic pig Breeding Farm Prop. Debaraj Swargari Address: Amguri Khatowa Gaon PO : Dibruamguri Dist: Dibrugarh, Assam -786601 **(Borrower)**	**Debaraj Swargari** Address: S/O Keshab Chandra Amguri Khatowa Gaon PO : Dibruamguri Dist: Dibrugarh, Assam -786601 **(Borrower cum Proprietor)**
Keshab Chandra Swargari Address: S/O Rikheswar Swargari Amguri Khatowa Gaon PO : Dibruamguri Dist: Dibrugarh, Assam -786601 **(Guarantor Cum Mortgagor)**	

Sub: Loan account – M/S Swargari Exotic pig Breeding Farm (Loan Account No. 50515967890) with Indian Bank (erstwhile Allahabad Bank), Chachani Branch.

M/S Swargari Exotic pig Breeding Farm, Prop. Debaraj Swargari availed Term Loan facility from Indian Bank (erstwhile Allahabad Bank), **Chachani** Branch and the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". **M/S Swargari Exotic pig Breeding Farm, Prop. Debaraj Swargari** failed to pay the outstanding dues to the Bank. Therefore a Demand Notice **05/06/2023** 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 the Borrower and Guarantor **M/S Swargari Exotic pig Breeding Farm,** Prop. Debaraj Swargari, Address: Amguri Khatowa Gaon, PO : Dibruamguri, Dist: Dibrugarh, Assam -786601**(Borrower)**and **Keshab Chandra Swargari**, Address: S/O Rikheswar Swargari**,** Amguri Khatowa Gaon, PO : Dibruamguri, Dist: Dibrugarh, Assam -786601 **(Guarantor Cum Mortgagor)** liable to the Bank to pay the amount due to the tune of being **Rs.17,35,712/- (Rupees Seventeen Lakh Thirty Five Thousand Seven Hundred and Twelve only) as on 05/06/2023** with further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated **05/06/2023.**

As **M/S Swargari Exotic pig Breeding Farm,** Prop. Debaraj Swargari, Address: Amguri Khatowa Gaon, PO : Dibruamguri, Dist: Dibrugarh, Assam -786601**(Borrower)** and **Keshab Chandra Swargari**, Address: S/O Rikheswar Swargari**,** Amguri Khatowa Gaon, PO : Dibruamguri, Dist: Dibrugarh, Assam -786601**(Guarantor Cum Mortgagor)** failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on **20/11/2023** 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:

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

As per Rule 6 (2), 8(6) & 9(1) 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 **05/06/2023** is **Rs.17,35,712/-(Rupees Seventeen Lakh Thirty Five Thousand Seven Hundred and Twelve only)** with further interest, costs, other charges and expenses thereon from **M/S Swargari Exotic pig Breeding Farm,** Prop. Debaraj Swargari, Address: Amguri Khatowa Gaon, PO : Dibruamguri, Dist: Dibrugarh,

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Assam -786601**(Borrower)**and **Keshab Chandra Swargari**, Address: S/O Rikheswar Swargari**,** Amguri Khatowa Gaon, PO : Dibruamguri, Dist: Dibrugarh, Assam -786601 **(Guarantor Cum Mortgagor)**

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 18/04/2024 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 **18/03/2024 to 17/04/2024** between **10.00 am to 04.00 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 **http://www.mstcecommerce.com** and using the provision in the system/software. The tender form and the terms and conditions would be available in the website **from 18/03/2024 to 17/04/2024 from 10.00am to 7.00 pm.**

The intending Bidders/ Purchasers are requested to register with online portal **(https://www.mstcecommerce.com/auctionhome/ibapi)** 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 17/04/2024** 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://www.mstcecommerce.com/auctionhome/ibapi" **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 there for.

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
A/c No:- 98741054068 Routing Account	Chachani IDIB000C505

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.

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This Notice is without prejudice to any other remedy available to the Secured Creditor.

SCHEDULE

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

Detailed description of the Property	**Equitable Mortgage of a plot of land measuring 0B-1K-1.75L covered by Dag No.443(New),98(old), and PP No.280(New), 5 (old) ward No.2 and building thereon situated at Village: Niz Kadamoni Gaon, Mouza: Dibrugarh Town, PS: Dibrugarh, Dist: Dibrugarh, Assam standing in the name of Keshab Chandra Swargari S/O Rikheswar Swargari.** **Butted and bounded by :** **North: part of Dag No.98(63' ft)** **South: Land of Dag No.98 and path of 24' ft wide** **East: Land of Dag No.98(53'6 ft)** **West: Land of Dag No.96(Path) (46' ft)**
Encumbrances on property	Not Known any
Reserve Price	**Rs.39,00,000/- (Rupees Thirty Nine Lakh Only)**
EMD Amount	**Rs.3,90,000/- (Rupees Three Lakh Ninety Thousand Only)**
Bid incremental amount	**₹ 10,000/-**
Date and time of e-auction	**18/04/2024 from 01.00PM to 05:00PM**
Property ID No.	**IDIB50515967890**

Bidders are advised to visit the website (www.mstcecommerce.com) of our e auction service provider MSTC Ltd to participate in online bid. For Technical Assistance Please call MSTC HELPDESK No. 033-23400020/23400021/23400022 and other help line numbers available in service providers help desk. For Registration status with MSTC Ltd, please contact ibapiop@mstcecommerce.com and for EMD status please contact ibapifin@mstcecommerce.com.

For property details and photograph of the property and auction terms and conditions please visit: https://ibapi.in and for clarifications related to this portal, please contact help line number 18001025026' and '011-41106131'.

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with https://ibapi.in and www.mstcecommerce.com.

Place: Dibrugarh **AUTHORISED OFFICER**
Date: .....