नदिया मंडल कार्यालय : Nadia Circle Office
Circle SASTRA Nadia
¼ Pandit L.K. Moitra Road, Krishnagar, Nadia – 741101

Ref. No- NCO/ Krishnanagar /SALE/3229/B / 23-24 Date: 29-09-2023

Speed Post with A/D

Notice of Intended Sale

Notice of Intended Sale under Rule 6(2) & 8(6) of Security Interest (Enforcement) Rules, 2002 under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act.

File

TO,

M/S Giriraj Builder, Prop. Mr. Manabendra Kumar Poddar, S/O Mr. Nripendra Nath Poddar, Rudrapara, Gournagar, P.O. - Sreemayapur, P.S. - Nabadwip, Dist - Nadia, PIN - 741313	Mr. Manabendra Kumar Poddar (Proprietor & Guarantor), S/O Nripendra Nath Poddar, Rudrapara, Gournagar, P.O. - Sreemayapur, P.S. - Nabadwip, Dist - Nadia, PIN - 741313
Mrs. Ali Krishna Devi Dasi Alias Anjana Lalwani (Guarantor) D/O Golap Lalwani, vill - Gournagar, P.O. - Sreemayapur, P.S. - Nabadwip, Dist - Nadia, PIN - 741313	Mr. Shyamal Golder (Guarantor) S/O Mr. Haripada Golder, Rudrapara, Gournagar, P.O. - Sreemayapur, P.S. - Nabadwip, Dist - Nadia, PIN - 741313
Asim Ghosh (Guarantor) Vill - Ganga Danga, P.O. - Sreemayapur, P.S. - Nabadwip, Dist - Nadia, PIN - 741313	

Sir/Madam,

Re: Sale of secured assets under SARFAESI Act, 2002 and the Rules framed there under A/c – M/S Giriraj Builder, Prop. Manabendra Kumar Poddar (A/c No. 12807021000041 & 12807025001242)

M/S Giriraj Builder, Prop. Manabendra Kumar Poddar, Borrower, & Guarantors: Mr. Manabendra Kumar Poddar, Mrs. Ali Krishna Devi Dasi Alias Anjana Lalwani, Mr. Shyamal Golder & Asim Ghosh, having failed to pay the outstanding dues of the Bank a Demand Notice u/s 13(2) of the SARFAESI Act, 2002 was issued by undersigned calling upon the borrower and the guarantors, to pay the amount due to the extent of Rs. 4,06,83,605.00 (Rupees Four Crore Six Lakh Eighty-Three Thousand Six Hundred and Five Only) as on 31-03-2017 in the respective accounts as mentioned above with further interest costs and others charges and expenses thereon and M/S Giriraj Builder, Prop. Manabendra Kumar Poddar, Borrower, & Guarantors: Mr. Manabendra Kumar Poddar, Mrs. Ali Krishna Devi Dasi Alias Anjana Lalwani, Mr. Shyamal Golder & Asim Ghosh, having failed to make payment of the same despite the Demand Notice dated 12-04-2017, the undersigned took possession of the Scheduled-I properties under the Act after complying with all legal formalities.

The undersigned as Authorized Officer, in exercise of its power under section 13 (4) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 has decided to sell the

property/ assets described in Schedule-I below for realization of debts due to the Bank from M/S Giriraj Builder, Prop. Manabendra Kumar Poddar, Borrower, & Guarantors: Mr. Manabendra Kumar Poddar, Mrs. Ali Krishna Devi Dasi Alias Anjana Lalwani, Mr. Shyamal Golder & Asim Ghosh, as mentioned in Schedule-II.

Schedule-I

Particulars of Secured Assets:

PROPERTY NO. 1
LAND & BUILDING SITUATED AT J.L. NO. 5, MOUZA - RUDRAPARA, L.R. KHATIAN NO. 6872 & 7062, R.S. PLOT 2279/4888 & 2279/4889, L.R. PLOT NO. 2924 & 2925, MEASURING AREA 12.50 DEC, NATURE - BARI, VIDE DEED NO. I/216 FOR THE YEAR 2013 & I/764 FOR THE YEAR 2005, IN THE NAME OF MANABENDRA KUMAR PODDAR & ALI KRISHNA DEVI DASI ALIAS ANJANA LALWANI.
BUTTED AND BOUNDED BY: -
BY NORTH - 12 FT. WIDE PANCHAYAT ROAD,
BY SOUTH - 12 FT. WIDE PANCHAYAT ROAD,
BY EAST - OTHERS BUILDING,
BY WEST - BUILDING OF LALIT MADHAB DAS

The land property presently has a G+9 storeyed building, in which 11 number of flats have already been sold out with Bank's prior permission, the flat no. being 2A, 2F, 3A, 3F, 4C, 5A, 6A, 6D, 7B, 7C & 7D. The rest of the property is on sale.

PROPERTY NO. 2
VACANT LAND SITUATED AT J.L. NO. 13, MOUZA - MOLLAPARA, KHATIAN NO. 1495 & 1496, PLOT NO. 590, 621, 240/695, 590/712, 590/722, MEASURING AREA 19.34 DEC, VIDE DEED NO. I/2542 FOR THE YEAR 2002, IN THE NAME OF MANABENDRA PODDAR & SHYAMAL GOLDER
BUTTED AND BOUNDED BY: -
BY NORTH - BUNDH ROAD,
BY SOUTH - JALANGI RIVER,
BY EAST - VACANT LAND OF SATTER SK & IMRAN SK,
BY WEST - VACANT LAND OF ITULLA SK & OTHERS

Schedule-II

Rs. 4,06,83,605.00 (Rupees Four Crore Six Lakh Eighty-Three Thousand Six Hundred and Five Only) as on 31-03-2017 with further interest costs and other charges and expenses thereon.

3. Notice is hereby given under Rule 6(2) & 8(6) of the Security Interest (Enforcement) Rules, 2002, that sale of properties described in Schedule-I shall be held by the Authorized Officer as per the details set out hereunder:

i. **Date of Sale : 16-10-2023**
ii. **Time of Sale : 11.00 AM to 4.00 PM**
iii. **Mode of Sale : e-Auction**
iv. **Reserve Price fixed : Property I - Rs. 2,21,81,000.00, Property II - Rs. 21,76,000.00**
v. **Earnest Money : Property I - Rs. 22,18,100.00, Property II - Rs. 2,17,600.00**
vi. **25% of sale price is to be paid immediately by way of DD/PO/RTGS/NEFT/Cash Transfer.**
vii. **75% of sale price is to be paid within 15 days of confirmation of sale.**
viii. **Inspection of property on 04-10-2023 between 2.00 PM to 4.00 PM**
ix. **Sale is made on as is Where is and Whatever There Is Basis'**
x. **No representation and warranties are given relating to encumbrances/statutory liabilities etc.**