

APPENDIX - IV-A

See proviso to rule 9 (1) Security Interest (Enforcement) Rules, 2002

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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 9 (1) of the Security Interest (Enforcement) Rules, 2002 (54 of 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 properties mortgaged/charged to the Secured Creditor, the **Physical Possession** of which has been taken by the **Authorized Officer** of **Aditya Birla Finance Limited**, the Secured Creditor, will be sold on "**As is where is**", "**As is what is**", and "**Whatever there is**" on **11th August, 2023** for recovery of Rs. **2,25,27,209.39/- (Rupees Two Crores Twenty-Five Lakhs Twenty-Seven Thousand Two Hundred Nine and Thirty-Nine Paise Only)**) (*This amount is exclusive of TDS Calculation and Pre-Payment Charges, as applicable*) due to Aditya Birla Finance Limited, the Secured Creditor, as on 26.05.2021 from **1. Ariyant Logistics Private Limited Through Its Directors (Borrower) 2. Shakti Road Liners Through its Proprietor (Co-Borrower). 3. G.M Logistics Private Limited Through Its Directors (Co-Borrower) 4. Sujit Kumar Mishra (Guarantor) 5. Sarita Mishra (Guarantor).**

The Reserve Price will be Rs.48,42,180/- (Rupees Forty-Eight Lakhs Forty-Two Thousand One Hundred Eighty only) and the Earnest Money Deposit will be Rs.4,84,218/- (Rupees Four Lakhs Eighty-Four Thousand Two Hundred Eighteen Only)

Description of the Immovable Property: -

ALL THAT PIECE AND PARCEL ALL THAT OFFICE Unit bearing number ASO – 114, on the 1st Floor having Super Built up Area (Covered Area) of 79.37 sq. mtrs. (854 sq. ft.) which included carpet area/useable area of 50.36 sq. mtrs (542 sq. ft.) delineated in the same building named South Building, which is part of the said complex named “Astra Towers” constructed on the said plot of land and in Part – 2 of property All that Right to Park 1 (one) medium sized car (mechanical) in the covered space in said complex and butted and bounded as follows:

On the North: Street No. 657 (20 m Road),

On the South: Plot No. IIC/2,

On the East: Street No. 642 (20m Road),

On the West: Street No. 4444 (Major Arterial Road, NE 59 m Road)

For detailed terms and conditions of the sale, please refer to the link provided on the website of Aditya Birla Finance Limited ie. <https://mortgagefinance.adityabirlacapital.com/Pages/Individual/Properties-for-Auction-under-SARFAESI-Act.aspx> or <https://sarfaesi.auctiontiger.net>

Date: 21st July 2023

Place: Kolkata

Authorized Officer
Aditya Birla Finance Limited

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