

**“APPENDIX- IV-A”**

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

**SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY**

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 property mortgaged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Aditya Birla Finance Limited, the mortgage property will be sold through E-Auction on “As is where is”, “As is what is”, and “Whatever there is” basis on **3<sup>rd</sup> July 2023 for recovery of Rs. 6,34,03,398.01/- (Rupees Six Crores Thirty-Four Lakhs Three Thousand Three Hundred Ninety-Eight and One Paise Only)** *(This amount is exclusive of TDS Calculation and Pre-Payment Charges, as applicable)* as on **26.05.2021** and further interest and other expenses thereon till the date of realization due to the Secured Creditor from **Borrowers/co-Borrowers** namely, **1. BIJAYA DRUMS PVT LTD, THROUGH ITS DIRECTOR (Borrower), 2. DIPTA SHANKHA CHAKRABORTY (GUARANTOR) 3. RUDRA SHANKHA CHAKRABORTY (GUARANTOR) 4. SHANTI CHAKRABORTY (GUARANTOR), 5. MILAN CHAKRABORTY (GUARANTOR) and 6. CHANDRANI CHAKRABORTY (GUARANTOR).**

The reserve price will be **Rs.96,60,625/- (Rupees Ninety-Six Lakhs Sixty Thousand Six Hundred Twenty-Five Only)** and the earnest money deposit will be **Rs.9,66,062.5/- (Rupees Nine Lakhs Sixty-Six Thousand Sixty-Two and Five Paise Only).**

**Short description of the immovable property:**

**Mortgaged Property located at** ALL THAT the semi-commercial plot open space measuring about 1189 square feet super built-up area on the Ground Floor of the building at the said premises hereinabove together with undivided proportionate share in the land directly underneath the building which is lying and situated at ALL THAT the piece and parcel of land measuring 20 Cottah 12 chittack and 18 square feet be the same a little more or less appertaining to R.S. Dag No. 434 under R.S. Khatian No. 217, corresponding to L.R. Dag No. 1419 Present L.R. Khatian No. 2010 of Mouza Chandnagar, J.L. no. 44, R.S. No. 167, Touzi No. 146, Pargana- Anwarpur, P.S. and A.D.S.R.O. Barasat, District North 24 Parganas within the local limit of Madhyamgram Municipality bearing Holding No. 181/1 (Sodepur Road – East) under Ward No. 8 butted and bounded as follows:

On the North: No.3

On the South: 1A and 1B

On the East: Owner’s space

On the West: 16 feet wide municipal road with drain

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor's website i.e. [www.adityabirlafinance.com](http://www.adityabirlafinance.com) or <https://sarfaesi.auctiontiger.net>

Date: 9<sup>th</sup> June 2023

Place: Kolkata

Authorized Officer

Aditya Birla Finance Limited

Contact No. 7596946467