

Without Prejudice

SARB/TVM/PKR/RAP/2354/2025 - 26

Date : 23.12.2025

To

1. Noble Mathew, S/o Mathew, Edamannil House, Vayyattupuzha P O, Pathanamthitta - 689663
2. Kanakamma Mathew, W/o Mathew, Edamannil House, Vayyattupuzha P O, Pathanamthitta - 689663
3. M/s Grace Granites Gallery, Kumpalampoika P O, Vadasserikkara, Pathanamthitta - 689661

**APPENDIX- IV-A****[See proviso to rule 8 (6)]****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 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 State Bank of India, the Symbolic/Physical possession of which has been taken by the Authorized Officer of State Bank of India, will be sold on "As is where is", "As is what is", and "Whatever there is" on **09.02.2026**, for recovery of **Rs.2,09,94,167/- (Rupees Two Crores Nine Lakhs Ninety Four Thousand One Hundred and Sixty Seven only)** as on **22.12.2025** with future interest and cost, due to State Bank of India from Noble Mathew S/o Mathew and Kanakamma Mathew W/o Mathew, both residing at Edamannil House, Vayyattupuzha P O, Pathanamthitta - 689663.

The reserve price will be **Rs. 39,50,000/-** and the earnest money deposit will be **Rs. 3,95,000/-**. Bid Increment is **Rs. 20,000/-**.

**Description of Immovable property**

All the part and parcel of land and property and improvements thereupon together with all buildings existing and/or to be constructed in 19.99 ares of land in Survey No 954/323/2, 954/323/5 & 954/323/10 Block No 22 of Chittar Seethathode Village, Ranni Taluk, Pathanamthitta District, registered in the name of Smt Kanakamma Mathew, covered by Settlement Deed 4460/1985 dated 29.11.1985 of Ranni SRO, bounded by Thodu in the East, Property of Anandhan in the South, Road in the West and Property of Sajikumar in the North.

Interested bidder may deposit Pre-Bid EMD with baanknet (PSB Alliance) before the close of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment in baanknet's (PSB Alliance) Bank account and updation of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amount well in advance to avoid any last minute problem.

The intending bidders should make their independent enquiries regarding the encumbrance, title to property, any statutory liabilities, arrears of property tax, electricity dues, etc, and to inspect and satisfy themselves. Any encumbrance subsequent to the creation of EM is not binding on the Bank or its auction.

For detailed terms and conditions of the sale please refer to the link provided in web portal of the secured creditor <https://sbi.co.in>. Details also available at <https://baanknet.com/>.

കൂടുതൽ വിവരങ്ങൾക്ക് /For STATE BANK OF INDIA