

Dy. CSTE/M, Metro Railway, Kolkata for & on behalf of The President of India invites e-Tenders against Open Tender due to open on 04.04.2025 at 15.00 hrs. Manual offers are not allowed against this tender and any such manual offer received shall be ignored. Name of work: Setting up of Metro Railway Training Institute at Noapara. Tender Value : ₹1,41,06,086.96; Earnest Money : ₹2,20,500; Completion Period : 06 (Six) Months. The tender can be viewed at Website https://www.ireps.gov.in The tenderer/bidders must have Class-III Digital Signature Certificate & must be registered on IREPS Portal. Only registered tenderer/bidders can participate on e-Tendering. All relevant paper must be uploaded at the time of participating in e-Tender.

Open Tender Notice No.: S&T/Work/07-2025 Follow us at: @/metrorailwaykol @/metrorailkolkata

पंजाब नैशनल बैंक punjab national bank Sastra Centre, Circle Sastra, PNB House. Trichy Thanjavur Road, Kailasapuram, Trichy 620014. Email: cs8327@pnb.co.in Phone: 0431-2521165.

### SUBSTITUTED NOTICE

A notice is hereby given that the following Borrower/Mortgagor:Mr. lyappa Kannan G, S/o Mr. Gurusamy No. 76 A, 6th Cross, Nesavalar Colony, Nawab Thottam, Trichy 620003, Also at:No 9, Renga Nagar, Cauvery St, Moulivakkam, Porur, Tiruvallur 600116, have defaulted in the repayment of principal and interest of the loans facility obtained by them from the Bank and the loans have been classified as Non-Performing Assets (NPA). The notices were issued to them under Section 13(2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 on their last known addresses, but they have been returned unserved and as such they are hereby informed by way of this public notice.

Name of the	Date of	Date of	Amount Outstanding
Borrower	Notice	NPA	(As on the date of Notice)
Mr. Iyappa Kannan G.	20.02.2025	02.05.2017	Rs.16,34,128.00/-

Details of Properties / Address of Secured Assets to be Enforced Immovable Property In The Name Of Mr. Iyappa Kanna G S/o Mr. Gurusamy. All that piece and parcel of house and plot situated in Tiruchirapalli District, Tiruchirapalli Registration District, Joint No. 1 & 2 Sub Registration District, Srirangam Taluk, K.Kallikudi North Village, land measuring 36.64 Acres in S.Nos. 252/2A, 5B, 5D, 254/3, 5, 6, 7part, 8, 9part, 255, 257/5C were combined together and formed into Layout of house sites as per Approval no. 32/85 known as Rathna Nagaram in which Plot No. 316 which is within the following boundaries: East by North South 30 feet wide Mathews Road; West by Plot Nos. 339 & 340; South by Solomon's Road; North by Plot No. 317; Measurements: East West on the northern side 60 feet and on the southern side 68 feet; North South on the western side 86 feet and on the eastern side 51 feet; Measuring 4384 Sq. Ft (407.28 Sq. Mt) with usual pathway rights accrued thereon. This property lies in S.No. 254/7AS as per present sub division within the limits of K-Kallikudi Village Panchayat Board, Manikandam Panchayat Union.

The above Borrower(s) and /or their Guarantor(s) (whenever applicable) are hereby called upon to make payment of outstanding amount within 60 days from the date of publication of this notice, failing which further steps will be taken after expiry of 60 days from the date of this notice under sub-section (4) of Section 13 of Securitization and Reconstruction of Financial Assets and Enforcement of Security interest Act, 2002.

The borrower's attention is invited to provisions of Sub-section (8) of Section 13 of the Act, in respect of time available to redeem the secured assets. AUTHORISED OFFICER
PUNJAB NATIONAL BANK, CIRCLE SASTRA DATE :10.03.2025 PLACE: Trichy

#### DEBTS RECOVERY TRIBUNAL-III 6th FLOOR, ADDITIONAL OFFICE BUILDING, SHASTRI BHAVAN, HADDOWS ROAD, NUNGAMBAKKAM, CHENNAI-600 006

E-AUCTION SALE The under mentioned property will be sold by online E-Auction through website https://www.bankeauctions.com for recovery of a sum of Rs.21,44,87,465.48/- (Rupees Twenty One Crore Forty Four Lakhs Eighty Seven Thousand Four Hundred Sixty Five and Paise Forty Eight Only) as on 28.02.2025 from M/s.Giriguja Publications Pvt. Ltd & 3 Others payable to Union Bank of India, Chamiers Road Branch in OA No. 640/2015.

DESCRIPTION OF PROPERTY Item No.1; All that piece and parcel of vacant land comprised in S.No.127/3, as per patta No.262, Sub divided S.No.127/3E1, land measuring an extent of 1447 sq.ft in Semmenchery Village, Tambaram Taluk, Kancheepuram District bounded on the, North by: Land of Duraikannu, South by: 10 feet road leading of OMR, East by: Land belonging to Mrs. Neela Koushik and West by: Land belonging to A.Ramadoss and K.Mani in S.No.127/3D2, Situated within the

Sub Registration District of Neelangarai and in the Registration District of South Chennai. Item No.2: All that piece and parcel of vacant land measuring 610 so.ft. comprised in S.No.127/3D2, Situated at No.156, Semmenchery Village, Tambaram Taluk, Kancheepuram District bounded on the, North by: Land Property of Duraikannu, South by: Pathway of width 10 apparoximately East by: Land Property of A.Ramadoss and K.Mani in S.No.127/E1 and West by: Old Mahabalipuram Road, Situated within the Sub Registration District of

Neelangarai and in the Registration District of South Chennai Item No.3: All that piece and parcel of vacant land No.156, Semmenchery Village, of an extent of 5 cents, comprised in S.No.127/3E, [ as per Patta S.No.127/3E21 and 22.11 cents in S.No.127/3F, Situated at Semmenchery Village, Tambaram Taluk, Kancheepuram District bounded on the, North by: Property belonging to Sundararamanuja Naidu & Duraikannu, East by: Panchayat Road, West by: Old Mahabalipuram Road and South by: Land in S.No.127, part owned by R.Lokiah Naidu, Situated within the Sub Registration District of Neelangarai and in the Registration District of South Chennai

Upset Price: Rs. 10,00,00,000/- (Rupees Ten Crore Only) Date and Time of E-Auction | 16.04.2025 between 11:00 hrs and 12:00 hrs with auto time extension of 3 minutes each. till sale is concluded.

**Earnest Money Deposit** 10% of the upset price EMD Remittance & Last Date of submission of Bid form with EMD : On or before 11.04.2025 through FT/NEFT/RTGS Transfer in favour of "The Recovery Officer, DRT-3 Chennai" to the credit of A/c No. 163302000000250 with Indian Overseas Bank, Cathedral Branch, Chennai-2, IFSC Code: IOBA0000109

Minimum Rs.10,00,000/- or multiples of Rs.10,00,000/-Inspection of Property 28.03.2025, From 11.00 AM to 3.00 PM

UNDER ANY CIRCUMSTANCES BIDS IN PHYSICAL FORM WILL NOT BE ACCEPTED BY THE TRIBUNAL & NO ENQUIRIES WILL BE ENTERTAINED.

The other details about the above auction and the e-auction bid form declaration and detailed terms and conditions is available in the website; https://www.bankeauctions.com Service Provider contact person: Mr M Prabakaran - 74182 81709. Further details if any, shall be obtained from Union Bank of India, Chamiers

Road Branch, No.67, Chamiers Road, Chennai - 600 018. (Contact Person: P.S.Arjunkumar, Chief Manager of Union Bank of India, Cell No. 7702300317) E-Mail: ubin0533238@unionbankofindia.bank

(P.PREMKUMAR) RECOVERY OFFICER

TEYNAMPET BRANCH: No.563/1, Anna Salai (Ground Floor), Teynampet, Chennai -600018. Ph: 044 2434 9289 / 2431 2001 / 95142 91965

केनरा बैंक Canara Bank 🖈 Nifelia Synticute Email:cb0416@canarabank.com

E-AUCTION SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) / 9(1) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrowers that the below described immovable property mortgaged/charged to the Secured Creditor, the Possession of which has been taken by the Authorized Officer of Teynampet Branch of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on 29.03.2025 (Time 11.30 a.m. to 12.30 p.m.) for recovery of ₹ 1,00,43,603.44 (Rupees One Crore Forty Three Thousand Six Hundred Three and Paisa Forty Four only) due as on 07.03.2025 to the Teynampet Branch of Canara Bank from the Borrowers/Guarantors mentioned below.

Name of the Borrowers: Mr.R.Gunasekaran S/o.M.Rajamanickam, Mrs.G.Sundari, W/o.R.Gunasekaran, both residing at, No. 13/17, VR Puram, Saligramam, Chennai - 600093, also at, 339, Mathalipalli Unjiya Viduthi,

Karambagudi TK, Pudukottai, Tamil Nadu - 614614. DETAILS OF PROPERTIES

Property No.1: All the piece and parcel of Residential Flat FF1 measuring 1100 Sq.ft. in First Floor, Block B. Plot B along with 500 Sq.ft. of undivided share of land out of total 1940 Sq.ft., with 10 feet passage measuring 450 Sq.ft. comprised in part of Survey No.31/2, present Survey No.31/2A of Madavilagam Village, Poonamallee Taluk, Thiruvallur District, Plot-B in Sub-Division Approval No. 149/2012, dated 29.01.2013, Planning Permit No. 42499, File No.A1/150/2012-13, and Building Approval No.22/2012-13, dated 20.03.2013 located at ARK Vigneswara Nagar, Land Bounded on the, North by: ARK Vigneswara Nagar, South by: Survey No 31/3B, East by: 10 feet common passage and Sub Division Plot-A, West by: Sub Division Plot-C, The property is situated within the Sub Registration District of Poonamalle and Registration District of

RESERVE PRICE: ₹ 38,68,000/-; EMD: ₹ 3,86,800/-; Bid Multiplier: ₹ 25,000/-Property No.2: All the piece and parcel of Residential Flat FF2 measuring 1100 Sq.ft. in First Floor, Block B, Plot B along with 500 Sq.ft. of undivided share of land out of total 1940 Sq.ft., with 10 feet passage measuring 450 Sq.ft. comprised in part of Survey No.31/2, present Survey No.31/2A of Madavilagam Village, Poonamallee Taluk, Thiruvallur Ditrict, Plot-B in Sub-Division Approval No. 149/2012, dated 29.01.2013, Planning Permit No. 42499, File No.A1/150/2012-13, and Building Approval No.22/2012-13, dated 20.03.2013 located at ARK Vigneswara Nagar, Land Bounded on the, North by: ARK Vigneswara Nagar, South by: Survey No.31/3B, East by: 10 feet common passage and Sub Division Plot-A, West by: Sub Division Plot-C. The property is situated within the Sub Registration District of Poonamalle and Registration District of

#### RESERVE PRICE: ₹ 38,68,000/-; EMD: ₹ 3,86,800/-; Bid Multiplier: ₹ 25,000/-The earnest money deposit shall be deposited on or before 28.03.2025 till 5.00 p.m

The properties can be inspected, with Prior Appointment with Authorised Officer, on 27.03.2025 between 11.00 a.m. & 5.00 p.m.

EMD Remittance: The intending bidders shall deposit Earnest Money Deposit (EMD) mentioned above being of 10% of the Reserve Price in E-Wallet of M's PSB Alliance Private Limited (BAANKNET) portal directly. For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or the service provider BAANKNET (M/s PSB Alliance) Pvt. Ltd), (Contact No. 70466 12345 / 63549 10172 / 82912 20220 / 98922 19848 / 81602 05051, Email:support.baanknet@psballiance.com) or may contact Chief Manager, Canara Bank Teynampet Branch (Mob: 95142 91965) or Divisional Manager, Regional Office Chennai South, (Mob: 90252 43215 / 94983 46053) during office hours on any working day.

Portal of E-Auction: https://baanknet.com Date: 07.03.2025. Place: Chennai

Authorised Officer, Canara Bank



# Indian Overseas Bank

### **REGIONAL OFFICE:**

20,21 Kamarajar Street, Kancheepuram - 631501

Ph: 2722 5360, 2722 3165, 2722 3131. Email ID: 2000law@iob.in

### **PUBLIC NOTICE FOR E-AUCTION FOR SALE OF SECURED ASSETS**

E-auction Sale Notice for Sale of Secured Assets under Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (No 54 of 2002) read with proviso to Rule 13(2) and 13(4) of the Security Interest (enforcement) Rules 2002.

Notice is hereby given to the public in general and in particular to the borrowers and guarantors that the below mentioned immovable properties Mortgaged / Charged to the secured creditor, the Possession of which has been taken by the Authorized Officer of Indian Overseas Bank, the Secured Creditor will be sold on "As is where is", "As is what is" and "Whatever there is" on 27.03.2025 for recovery of Bank's dues from the borrowers / guarantors. Details of Present dues, Name of Borrower and Guarantor, Reserve Price, Earnest Money Deposit etc., are given below.

#### 1. Acharapakkam Branch - Phone: 044- 2752 2339

(1) Name of the Borrower: 1. The Legal Heirs of Mr. B.S. Rajesh (Deceased-Borrower), 2. Mr. K. Subramaniyan (Borrower & Mortgagor ), No. 1/47, PerumalKoil Street, Agili Village, Sendivakkam Post, Madurantagam TK, Chengalpattu District.

Short Description of the Property with known encumbrance, if any: All that part and parcel of the property consisting of Land at in New S.No.326/58, old S.No. 23/1 part, No.125, Agili Village, Maduranthagam Taluk with the total extent of 14402 sq.Ft owned by Shri K Subramanian, S/o Krishnasamy. Boundaries: East by: Narayanan Vacant site, West by: Tank, North by: Natham Vacant Site, South by: Mr Elumalai Pillai terraced house.

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.) A/c No. where the EMD to be deposited / IFSC Codes	Bid Multiplier	Name of the Branch & Contact Number
<b>30,76,830</b> /- as on <b>06.03.2025</b>	22,67,000/-	<b>2,26,700</b> /- Please refer to E-Auction portal	Rs.50,000/-	Acharapakkam Branch 044 - 2227006 Muklesh Kumar 8925950214

(2) Name of the Borrower: 1. Mr. B.S. Vignesh (Borrower) 2. K. Subramaniyan (Borrower) 3. Narayanan S/o Krishnasamy (Gurantor / Mortgagor) All are residing at No.1/47, Perumal Koil Street, Agili Village, Sendivakkam Post, Madurantagam Taluk, Chengalpattu District

Description Of The Immovable Property: All that part and parcel of the property consists of Land at in New S No. 326/48 old S.No. 23/1 part, No. 125, Agili Village, Maduranthagam Taluk with total extent of 14655 Sa.ft (1362 Sq.meter or 34 cents) owned by Shri K Narayanan S/o Krishnasamy. North by: A V Manivanan's house, South by: Cement road, East by: Way to Mathur Road, West by: Subramanian's vacant sites.

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.) A/c No. where the EMD to be deposited / IFSC Codes	Bid Multiplier	Name of the Branch & Contact Number
<b>30,87,569</b> /- as on <b>06.03.2025</b>	21,10,400/-	<b>2,11,040/-</b> Please refer to E-Auction portal	Rs.50,000/-	Acharapakkam Branch 044 - 2227006 Muklesh Kumar 8925950214

#### 2. Alapakkam Branch - Phone: 044- 2279 4235 Name & address of the Borrower: 1.M/s TKM Marketing, (Borrower) Prop: Mr.B.Kareem Plot No 6, Devaraj Nagar,

Nedungundram, Chennai – 600 127. 2. Mr. B Kareem (Borrower and Mortgagor) No.14B, Perumalpuram, Phase 3, Puthur, Mappedu, Chennai- 600126.

Short Description of the Property with known encumbrance, if any: All that piece and parcel of vacant house site, bearing Plot No.6 measuring an extent of 1882 Sq.Ft comprised in survey no. 287/1, Patta No. 562 in the approved layout bearing No.9/2009, "Sri Lakshmi Nagar", Polambakkam Village, Chevoor Taluk, Kancheepuram Dist, The above said layout approved by President of Polambakkam First Grade Panchayat, Chithtamoore Union, Resolution No.9/2009, Dt.11.02.2009. Boundaries: North by: PlotNo.5, South by: 23 feet Road, West by: Plotno.7 and 8 and East by: vacantland.

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
<b>Rs. 5,81,914</b> /- as on 07.03.2025	Rs. 3,50,000/-	Rs. 35,000/- for Loan A/c No & IFSC code see website	Rs.50,000/-	Alapakkam Branch Mr. Muthukkumaran Ph: 89259 53596

### 3. Guduvancherry Branch - Phone: 044-2746 1050

Name & address of the Borrower: Mr. Saravanana.V. S/O P. Venkatachalam Plot No.LIG48, New Door No.48, NH-1, Dr.Ambedkar Street, Ninnakkarai Village, Maraimalai Nagar, Kanchipuram, Pin - 603209.

Short Description of the Property with known encumbrance, if any: All that Piece and Parcel of house site measuring an extent of 585 sq feet with constructed building area of 325 sq ft comprised in old sy. no.388/part in TamilNadu Housing Board at Ninnakkarai Village, NH-1, Dr.Ambedkar Street, LIG -48, No.83, Maraimalai Nagar, Chengelpet Taluk, bounded on the North by: LIG Plot No 49, South by: Plot No 45, East by: 17 Feet Road and West by: LIG Plot No 47. Measuring North by: 30 Feet; South by: 30 ft; East by: 19 ½ Feet; West by: 19 ½ Feet. Within the Registration Sub-District and Registration District of Chengelpet.

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
<b>Rs. 25,89,849.43</b> as on 07.03.2025	Rs. 17,32,000/-	Rs. 1,73,200/- for Loan A/c No & IFSC code see website	Rs.50,000/-	Guduvanchery Branch Mrs.K.Rubavathi Ph: 98849 80295

### 4. Kannathur Reddykuppam Branch - Phone: 044-2744 4255

Name & address of the Borrower: 1. M/s Valavan's Super Market, Repreented by its Properiotor Mr M. Rajasekar, S/o. Mr. Mani, Old Door No. 2/52 New Door No 3/116, Bajanaikoil Street, Kovalam, Chengalpattu District - 603112. Short Description of the Property with known encumbrance, if any: All the piece and parcel of land and building measuring an extent of 1035 sq ft and constructed building area of 1000 sq ft comprised in Gramanatham Old S.No 50/1B1A1 as per patta no 159, bearing New S.No 81/20 at building at Old No 2/52, New No 3/116 Bajanai Koil Street,

Kovalam (erstwhile No.16, Kovalam Village) Thiruporur Taluk Within the registration Sub- District of Thirupporur and Registration District of Chengelpet, standing in the name of Mr.M. Rajasekar. Bounded - North By: Sandhu (Small Way), South by: Road, East by: House Belongings to Mr.Desingu, West by: Bajanai Koil Street.

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
<b>Rs. 41,79,829.83</b> as on 30.05.2022	Rs. 29,00,000/-	Rs. 2,90,000/- for Loan A/c No & IFSC code see website	Rs.50,000/-	Kannathur Reddykuppam Branch Mr. K Prakash, Ph: 99656 32222

### 5. Kumaran Kundram Branch - Phone: 044- 2223 4455

Name & address of the Borrower: (1) M/s.Aravind Garments, Proprietor Mr. M Jayapaul, D No:37-B, 2<sup>nd</sup> Road, Purushotham Nagar, Hasthinapuram Chennai- 600 044. (2) Mr. M Jayapaul, D No:37-B, 2nd Road, Purushotham Nagar, Hasthinapuram, Chennai- 600 044

Short Description of the Property with known encumbrance, if any: Schedule of Property: All that piece and parcel of land and building bearing New Door No.6 and old Door No.20 at Plot No.248, measuring 2340 Sq.ft., with building thereon (Ground Floor 1317 Sq.ft & 1226 Sq.ft in First Floor), EB Service connection, fittings etc., comprised in Survey No.52/2, Ward No. F, Block No.76, Survey Field No.28, Old Survey No.52/39, Situated in "Vinobhaji Nagar" 13th Street at No.127, Hasthinapuram Village, Tambaram Taluk, Kancheepuram District, Registration District of South- Chennai, Sub-Registration District of Pallavaram. Bounded on: North by Plot No 249; South by Plot No 247, East by 13th Street and West by Plot No 252 & 253 part. Measuring on: North by 60 Feet; South by 60 Feet; East by 39 feet; West by 39 feet.

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
<b>Rs. 31,04,210</b> /- as on 21.03.2019	<b>Rs.1,16,16,200/-</b> (Inclusive of 1% TDS)	Rs. 11,61,120/- for Loan A/c No & IFSC code see website		Kumaran Kundram Branch Mr. R S Vinayan Ph: 70947 53626

### 6. Maduranthakam Branch - Phone: 044- 2755 2417

Name & address of the Borrower: 1. Shri. S. Ramesh Kumar (Deceased) (Borrower & Mortgagor), S/o Shri Sundarraj, No.6/73, RK Nagar, Karunagaravilagam, Morapakkam, Maduranthakam Taluk, Chengalpattu District – 603306. 2. Mr. G.Mariyappan (Guarantor), No.30/23(3), North Street, Mocherri, Maduranthakam, Chengalpattu District – 603306 & To All Legal Heirs of Shri S. Ramesh Kumar (Deceased), No.6/73, RK Nagar, Karunagaravilagam, Morapakkam, Maduranthakam Taluk, Chengalpattu District – 603306.

Short Description of the Property with known encumbrance, if any: Schedule of Property: Plot No.4 North portion, R.K.Nagar, Village No. 136 of Karunagaravilagam Village with the land measuring to an extent of 1676.5 Sq. Ft of land and building thereon in the name of Mr S.Ramesh Kumar, Situated in S.No. 17/5A and New S.No. 17/67 situated at Karunagaravilagam Village and within the limits of Achirapakkam Panchayat union, Maduranthakam Registration Sub District, Chengalpattu Registration District. Boundaries: North by: Plot No.3 of Mrs. Vijaya, South by: Remaining part

			• •	30.
Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
<b>Rs. 13,56,589.22</b> as on 07.03.2025	Rs.10,40,000/-	Rs. 1,04,000/- for Loan A/c No & IFSC code see website	Rs.50,000/-	Maduranthakam Branch Mr. Mathan Ph: 96552 70344

\*\*\* Payable together with further interest as applicable, expenses, costs etc...

epaper.newindianexpress.com

Place: Kancheepuram

Date: 10.03.2025

The sale will be done by the undersigned through e-auction platform provided at the Web Portal (https://baanknet.com/eauction-psb/bidder-registration). This may be treated as notice under Rule 8(6)/ Rule 9(1) of security interest (Enforcement) Rules, 2002 to the borrower/s and guarantor/s of the said loan about holding of e-auction on the above mentioned date.

\* As Per Section 194 1A of IT Act 1961, the bidder has to bear 1% of TDS additionally wherever the property value/ reserve price/ bid amount is Rs.50 Lakh and above.

## Date & Time of E-auction: 27.03.2025 from 11.00 am to 4.00 pm with auto extension of 10 minutes till Sale is Completed

Inspection of properties: 11.03.2025 to 26.03.2025 between 11.00 am and 3.00 pm With prior appointment Submission of online application for bid with EMD: 11.03.2025 onwards

Last date for submission of online application for BID with EMD: 26.03.2025 upto 4.00 pm For terms and conditions of auction sale please visit website:

(1) https://baanknet.com/eauction-psb (2) www.iob.in

**AUTHORISED OFFICER Indian Overseas Bank** 



### Name & address of the Borrower: 1. M/s. Jai Sai Heavy Engineering (Borrower), Prop: S.M.Lakshmanan, D No: 1/480, old S No: 121/2, Perumal Koil Street, Nanmangalam, Tambaram, Chennai – 600117. 2. Mr. S.M.Lakshmanan

7. Madambakkam Branch - Phone: 044-2228 0065

(Borrower & Mortgagor), D No: 1/480, Old S No: 121/2, Perumal Koil Street, Nanmangalam, Tambaram, Chennai -600117, 3. Mrs. Nagammai, W/o. S M Lakshmanan (Borrower & Guarantor & Mortgagor) D No: 1/480, old S No: 121/2, Perumal Koil Street, Nanmangalam, Tambaram, Chennai – 600117. **Total Outstanding Dues** as on 07.03.2025: **Rs. 1,49,58,787.50** 

Short Description of the Property with known encumbrance, if any: Property 1: Residential Flat which is located at Flat No: G1, Ground floor, Block A, "Ashok Manor Apartments", Plot No. 1, 2 & 3, Medavakkam Main Road, Kovilambakkam, Chennai- 600117 in S.No: 135/1-D1, 135/2-D1, 135/3-D1, 135/4-D1 and 135/5 of Kovilambakkam Village, Tambaram Taluk, Chengalpattu District property standing in the name of Mr. S.M Lakshmanan. Measuring an extent of 722 Sq ft. UDS 347 Sq.ft Boundaries: North: Property owned by Mr.Ramachandra Naicker, South: Property owned by Mr. Pandia Nadar, East: Plot no: 4 and existing house, West: Medavakkam Main road.

Reserve Price Rs. <b>30,00,000</b> /-	EMD Rs. <b>3,00,000</b> /-	Bid Multiplier Rs.50,000/-				
Property 2: Residential Flat which is located at Flat no.46, Second Floor, 'B' wing, "Bhadra Gokulam", Plot no: 6,						
Nettu street, Rani Anna Nagar, Guduvanchery, Chennai – 603202 in S.No: 261/5A, Nandhivaram Village, Vandalur						
Faluk Chengalnattu District property s	standing in the name of Mr S M Laks	hmanan Measuring an extent of 589				

Sq ft. UDS 444 Sq.ft. Boundaries: North: Road (Mettu street), South: Patta Land, East: Vedagiri Nadar's land, West: Road. **Reserve Price Bid Multiplier** Rs. 16,00,000/-Rs. 1,60,000/-Rs.50,000/-

Property 3: Residential Vacant land Plot No: 134, Sri Ponniamman Nagar, Aranvoyal village- 602 025 in

S.No: 129/9, Aranvoyal Village, Thiruvallur Taluk, Thiruvallur District property standing in the name of Mr. S.M

	•	<b>Lakshmanan.</b> Measuring an extent of 3363 Sq ft. <b>Boundaries: North:</b> Plot No: 133, <b>South:</b> Approved Layout, <b>East:</b> Approved Layout, <b>West:</b> 30' feet Layout Road.					
200	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number			
ľ		Rs.1,25,000/-		Madambakkam Branch			

#### 8. Maraimalai Nagar Branch - Phone: 89259 50761

Rs.50,000/-

Mrs. M Dhanalakshmi

Ph: 89259 52852

Name & address of the Borrower: Mrs. Revathi. P (Borrower & Mortgagor), W/o Premkumar, No.6/33, NH-3, Silapatharam Street, Maraimalainagar.

Rs.12,50,000/-

Short Description of the Property with known encumbrance, if any : SCHEDULE 'A' PROPERTY (Whole Property): All that piece and parcel of house site plot, bearing Plot No.41A- to an extent of 1425 Sq.ft., & Plot No.41Bto an extent of 1405 Sq.ft., totally 2830 Sq.ft., comprised in Old S.No.107/2 & 108, Patta No.3349 as per patta New S.No.107/5 & 108/2, in the layout name known as "Sri Ayya Nagar" under approved LP/DTCP.No.29/2002, situated at Gu-dalur Village, Chengalpattu Taluk, Kancheepuram District, within Registration District of Chengalpattu and Sub Registration District of Joint-II Chengalpattu. Bounded on the: North by: 40 feet road & Plot No.12; South by: Plot No.42; East by: Plot No.40; West by: 40 feet road. Measuring on the: North by: 60 feet; South by: 60 feet; East by : 47 feet; West by: 49 feet.

SCHEDULE 'B': (Conveyed UDS): 358 Sq.ft., of UDS out of 'A' Schedule property.

for Loan A/c No & IFSC

code see website

SCHEDULE 'C': (Conveyed Property): Flat No.S2 having Built up area of 714 Sq.ft. (inclusive of common area) at Second floor in the building Prabha Sapphire, comprised in Plot No.41A in Old S.No.107/2 & 108, Patta No.3349 as per patta New S.No.107/5 & 108/2, in the layout name known as "Sri Avya Nagar" under approved LP/DTCP.No.29/2002. situated at Gudalur Village, Chengalpattu Taluk, Kancheepuram District, within Registration District of Chengalpattu and Sub Registration District of Joint-II Chengalpattu

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
<b>Rs. 33,71,653.85</b> as on <b>04.03.2025</b>	Rs. 24,30,000/-	Rs. 2,43,000/- for Loan A/c No & IFSC code see website		Maraimalainagar Branch Mr. M Karthik Kumar Ph: 6382788983

### 9. Medavakkam Branch - Phone: 044 - 2277 2200

Name & address of the Borrower: 1. Ms. A. Amalorpavam, D/o. Mr. Antony Pitchai, 2. Mr. A. Arokia Anantharaj (Guarantor & Mortgagor) S/o. Mr. Antony Pitchai, Flat No D,1st Floor, Plot no 85/5A and 85/5B, Padmavathy Nagar Main Road, Madambakkam, Chennai-600126. Short Description of the Property with known encumbrance, if any: Residential Flat bearing No D,

in first floor, with plinth area 963 sq.ft., together with an Undivided share of land measuring an extent of 626 sq.ft.,out of the property bearing Plot Nos 85/5A & 85/5B in Padmavathy Nagar, comprised in S.No.747/1,measuring an extent of 2200 sq.ft,situated at Madambakkam Village,Tambaram Taluk, Kancheepuram District and bounded on the North by: 40 feet. Road, South by: Plot No.85/6, East by: 20 feet. Road, West by: Plot No.85/4.

Outs	tanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
	<b>5,87,318.17</b> n 07.03.2025	Rs. 23,40,000/-	Rs. 2,34,000/- for Loan A/c No & IFSC code see website	Rs.50,000/-	Medavakkam Branch Bhuvanadevi M Ph: 8925951822

#### 10. Sembakkam Selaiyur Branch - Phone: 044 2227006 Name & address of the Borrower & Mortgagor: Mr.S.Tamil Selvan & Mrs. T.Latha, Flat no.1, First Floor, Plot no.6,

Jaya lakshmi Nagar Main Road, Thirumullaivoyal, Avadi Municipality, Thiruvallur District. Short Description of the Property with known encumbrance, if any: SCHEDULE-A: All that Piece and

Parcel of Vacant Land, bearing Plot No. 6, Jayalakshmi Nagar First Main Road, Thirumullaivoyal, Avadi Municipality Thiruvallur District, comprised in Survey No. 866/1B, as per Patta No. 8A/1148/1418, situated in No. 51 Thirumullaivoyal Village, Ambattur Taluk, Thiruvallur District, measuring an extent of 2730 sq.ft., bounded on the North by: 30' Road; **South by:** Plot No.14; **East by:** 24'Road; **West by:** Plot No.5 All measuring an extent of 2730 sq.ft., of land, situated within the Registration District of Chennai North and Sub Registration District of Ambattur. SCHEDULE - B: 434 sq.ft., Undivided Share of Land out of schedule 'A' mentioned property. SCHEDULE - C: Flat No . 1A, in the First Floor, having an extent of 1050 sq.ft..

Outstanding Dues (Rs.)***	Reserve Price (Rs.)	EMD (Rs.)	Bid Multiplier	Name of the Branch & Contact Number
<b>Rs. 59,45,700</b> /-as on 24.03.2024	Rs. 32,50,000/-	Rs. 3,25,000/- for Loan A/c No & IFSC code see website	Rs.50,000/-	Sembakkam Selaiyur Branch Mr. Sandeep B Ph: 8925952821

#### 11. Thirukalukundram Branch - Phone: 044 2744 7070 Name of the Borrower: 1. Mr. E Rajvendhan S/o Elumalai (Borrower) No 12, Kuselar Street, Paramasivam Nagar,

Thirukalukundram, Chengulpattu District -603109. 2. Mr. T K Elumalai S/o Kanniyappan (Co Borrower) No 12, Kuselar Street, Paramasivam Nagar, Thirukalukundram, Chengulpattu District -603109. 3. Ms. E Ramanchi W/o Elumalai (Guarantor and Mortgagor) No. 12, Kuselar Street, Paramasivam Nagar, Thirukalukundram, Chengulpattu District -603109 Short Description of the Property with known encumbrance, if any: 1) All the piece and parcel of vacant land measuring an extent of 1472 Sq. ft., along with 0.55 Sq.ft., of vacant land (Out of 00282 Sq.mt.,) comprised in Gramanatham Old Sy. No. 48/13-part, New Sy.No. 660/9 , bearing Patta No. 2045, Kuselar Street, 11th Ward, at No. 42, Paramasivam Nagar , Thirukalukundram Village &Taluk , bounded on the **North by :** House and Plot belongs to-Mr. T .K Elumalai, **South by :** Remaining extent of Mr. Kumaraswamy, **East by :** Kuselar Street and West by: Gramanatham vacant land.

2) All that piece and parcel of vacant land measuring an extent of 16 Sq. ft., and extent of 1614 Sq. ft., measuring a total extent of 1630 Sq. ft., of vacant land (out of 00282 Sq.mt,) comprised in Gramanatham Old Sy. No 48/13-part, New Sy.No.660/9, bearing pattaNo.2045, Kuselar Street, 11th Ward, at No: 42, Paramasivam Nagar, Thirukkalukkundrum Village & Taluk bounded on the North by: Mrs. E. Ramanchi's purchased property, South by: House and plot belongs to Mr Umapathy Vagairah East by: Kuselar Street and West by: Gramanatham vacant land.

Ì.	(Rs.)***	(Rs.)	IFSC Codes	Multiplier	Contact Number
	<b>Rs. 33,61,422.59</b> as on 06.03.2025	Rs. 24,75,000/-	Rs. 2,47,500/- for Loan A/c No & IFSC code see website	Rs.50,000/-	Thirukalukundram Branch Ph: 044-27447070 Mrs Maheswari S 8925952729,9486775113