

**FREE COPY-**

**RECOVERY OFFICER -I**  
**DEBTS RECOVERY TRIBUNAL-III, DELHI**

<b>Dated:</b>	<b>18.12.2017</b>	<b>Item No. 1</b>
<b>RC No.</b>	<b>222/15 ( SIB VS. SANDEEP BHARDWAJ )</b>	
<b>Present</b>	<b>Shri S.K. Garg, Counsel for CH Bank.</b> <b>None for CDs.</b> <b>Ms. Subhi, Proxy Counsel for OBC/Objector Bank.</b>	

Counsel for CH Bank submitted that auction has been failed for want of bids and requested to put the mortgaged property on auction fixed the same reserve price. Through physical auction. Court Auctioneer has filed his report vide dy.no.12988 dated 25.10.2017. Request allowed.

**Registry is directed to issue notice for sale proclamation accordingly.**

The CH bank is directed to collect the notice and serve it through all modes i.e. Dasti, Regd A/D, affixation, beat of drum, notice board of DRT premises and also through publication in the newspaper widely circulated in the area. CH bank further directed to file service report by way of affidavit by next date of hearing.

I hereby appoint **Shri Madhav Pathak, Advocate Mobile No.7838808850/9990116759** as Court auctioneer to conduct the auction. CH bank is directed to coordinate with court auctioneer.

The SHO of the concerned area police station is directed to provide adequate police force help including one lady constable to the court auctioneer to maintain law and order during auction proceeding. CH bank is directed to visit the property in question in advance with court auctioneer.

The fee of the court auctioneer is fixed Rs. 25,000/- (50% of which to be paid in advance and 50% plus other misc. expenses after compliance of



19/12/17

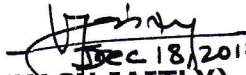
FREE COPY

-2-


assigned task) for the assignment to be borne and paid by CH bank. Court auctioneer is directed to file his report with a copy to the CH bank.


DASTI

List the case on 05.02.2018.

  
Dec 18, 2017  
(VIKASH JAITLEY)  
RECOVERY OFFICER - II  
Additional Charge

Compared by

  
Ms/Shri.....  
Date 20/11/18

  
18/12/17  
20/11/18  
20/11/18

**REGD.A/D/DASTI/AFFIXATION/ ON NOTICE BOARD OF DRT & PROPERTY/ BEAT OF  
DRUM & PUBLICATION IN NEWS PAPER**

**SALE PROCLAMATION**

**OFFICE OF THE RECOVERY OFFICER-I  
DEBTS RECOVERY TRIBUNAL-III, DELHI  
4<sup>th</sup> FLOOR, JEEVANTARABUILDING,  
PARLIAMENT STREET, PATEL CHOWK, NEW DELHI-110001**

R.C. No. 222/15

Dated 18.12.2017

**PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME  
TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL  
INSTITUTIONS ACT, 1993**

**SOUTH INDIAN BANK VS MR. SANDEEP BHARDWAJ & OTHERS.**

To,

CD No.1

Mr. Sandeep Bhardwaj, S/o Late Shri Shiv Kumar Bhardwaj,  
R/o H. No. 143, Near Main Bus Stand, Village & P.O. Barwala,  
Delhi - 110039.

CD No. 2.

Smt. Usha Rani, W/o Shir Sandeep Bhardwaj  
R/o H. No. 143, Near Main Bus Stand, Village & P.O. Barwala,  
Delhi - 110039.

Whereas you have failed to pay the sum of **Rs.30,45,740/- (Rupees Thirty Lac Forty Five Thousand Seven Hundred and Forty Only)** has become due from you as per Recovery Certificate drawn in **O. A. No. 464/2013** dated 14.06.2013 passed by the Presiding Officer, Debts Recovery Tribunal-III, Delhi along with cost, expenses and interest @ 13% simple from the date of filing of this O.A. i.e. 14.06.2013 till its realization in full from sole Certify Debtor.

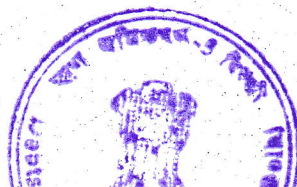
And whereas the undersigned has ordered the sale of property motioned in the Schedule below in satisfaction of the said certificate.

Notice is hereby given that in absence of any order of postponement, the properties as mentioned below shall be sold on **14.03.2018** at the site of property at 11.00 AM by public auction through auctioneer **Shri Madhav Kumar Pathak, Advocate Mob. No. 9990116759. The auctioneer shall accept EMD with documents till 2.30 p.m. and start bidding at 3.00 p.m. For further details contact Mr. Anand Kuriakose, Chief Manager of CH Bank having Mobile No. 9656823116.**

The sale will be of the property of the defendant above named as mentioned in the schedule below and the liabilities and claims attaching to the said property, so far as they have been ascertained, are those specified in the schedule against each lot.

The property will be put up for the sale in the lots specified in the schedule. If the amount to be realized is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale also be stopped if, before any lot is knocked down, the arrears mentioned in the said certificate, interest costs (including cost of the sale) are tendered to the officer conducting the sale or proof is given to his satisfaction that the amount of such certificate, interest and costs have been paid to the undersigned.

No officer or other person, having any duty to perform in connection with sale, however, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the conditions prescribed in Second Schedule of the Income Tax Act, 1961 and the rules made there under and to the further following conditions.



1. The description of properties, Reserve price below which the same will not be sold and EMD is given as under:

S.No.	Description of Property	Name of Floor	Reserve Price	EMD
1.	Property bearing No. 141, ad measuring 1034 sq. ft. together with proportionate share of land underneath Pocket 12, Sector 20, Rohini, Delhi.	Ground Floor	18,06,000/-	1,80,600/-
2.		First Floor	15,48,000/-	1,54,800/-

2. The amount by which the bid is to be increased shall be 50,000/- (Rupees Fifty Thousand Only). In the event of any dispute arising as to the amount of bid, or as to the bidder, the lot shall at once be again put up to auction. In case none of the available bidder come forward to increase their bid, the first EMD received may be retained for further consideration of undersigned.
3. The highest bidder shall be declared to be the purchaser of any lot provided that further that the amount bid by him is not less than the reserve price. It shall be in the discretion of the undersigned to decline/acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so.
4. **EMD shall be deposited on the date of auction with the auctioneer at auction site through DD/Pay order in favour of Recovery Officer-I, DRT-III, Delhi alongwith a copy of PAN card, Address proof and identity proof, E-mail ID, Mobile No. and declaration that they are bidding on their own behalf or on behalf of their principals. In the latter case, they shall be required to deposit their authority, and in default their bids shall be rejected. In case of the company, copy of resolution passed by the board members of the company or any other document confirming representation/attorney of the company be submitted with the court auctioneer.**
5. The successful bidder shall have to deposit **25% of of his final bid amount after adjustment of EMD by next bank working day i.e by 3:00 P.M with this Tribunal .**
6. The purchaser shall deposit the balance **75% of the sale proceeds on or before 15<sup>th</sup> day** from the date of sale of the property, exclusive of such day, or if the **15<sup>th</sup> day be Sunday or other Holiday**, then on the first office day after the 15<sup>th</sup> day by prescribed mode as stated above. In addition to the above the purchaser shall also deposit **poundage fee with Recovery Officer-I, DRT-III @2% upto Rs.1,000/- and @1% of the excess of said amount of Rs.1,000/-through DD in favour of Registrar, DRT-III, Delhi.**
7. In case of default of payment within the prescribed period, the property shall be resold, after the issue of fresh proclamation of sale. The deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which, it may subsequently be sold.
8. The property is being sold on **“AS IS WHERE IS BASIS AND AS IS WHAT IS BASIS”**.
9. There is no detail of revenue assessed/encumbrance or claim against the properties in the knowledge of the undersigned at the stage. However, prospective bidders are advised to make their own due diligence w.r.t dues of electricity/water/house tax bills or any other encumbrance etc., in their own interest, before deposit of EMD.
10. The undersigned reserves the right to accept or reject any or all bids if found unreasonable or postpone the auction at any time without assigning any reason.
11. The particulars specified above have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, mis-statement or omission in this proclamation.

Given under my hand and seal on this 18<sup>th</sup> day of December, 2017.



*(Signature)*  
**Dec 18, 2017**  
**(VIKASH JAITLEY)**  
**RECOVERY OFFICER-II/ DRT - III**