

The South Indian Bank Ltd, Regional Office - Kozhikode, 1st Floor, Happy Towers,
Vaikom Mohammed Basheer Road, Mananchira, Kozhikode, Kerala - 673001.
Phone No: 0495-2726725,26&27, Email: ro1004@sib.co.in, Website: www.southindianbank.com

Ref: RO/CLT/SN/EJ/36/24-25**Date: 21-10-2024****E - AUCTION SALE NOTICE****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) and 9(1) of the Security Interest (Enforcement) Rules, 2002.**

WHEREAS, the Authorised Officer of the Bank had issued Demand Notices dated 08-07-2021, calling upon the borrower/guarantor (1) Mrs. Beena KP (Proprietrix: M/s Sumix Kids Wear) at Door No. TP/13/304E, Cheenippadi, Pathiriyal P.O, Thiruvalli, Malappuram-676123 and Guarantors (2) Mr. Muraleedharan P, and (3) Mr. Srihari M addressee No:1 to 3 among you residing at Muralika House, Puthukudi Road, Manjeri, Malappuram – 676121 (4) Mr. Krishnakumar P residing at Palliyali Madathil House, Narukara P.O, via Manjeri, Pookkottur, Malappuram-676517 and (5) Mr. Krishnakumar V R residing at Vazhuvellil Vadakkethil House, Malamekara, Adoor P.O, Pathanamthitta-691523 and also issued demand notice dated 08/07/2021 calling up on borrower/guarantour Mrs.Beena KP(W/o Muraleedharan,Muralika House,Puthukkudi Road,Manjeri,Malappuram-676121) and Mr.Muraleedharan P(S/o Late Gopinathan Nair,Muralika House,Puthukkudi Road,Manjeri,Malappuram-676121),under section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as 'The Act') and has taken Physical possession of the immovable property/ies, more fully described in the schedule hereunder under Section 13(4) of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002.

AND WHEREAS, the borrower/guarantor have failed to pay the amount, Notice is hereby given to the public in general and in particular to the borrower(s) and guarantor(s) that the immovable property/ies mortgaged to the Secured Creditor more fully described in the Schedule hereunder will be sold on "as is where is" basis, "as is what is" and "whatever there is" condition, on the date and at the place mentioned herein below for realization of a sum of Rs 18,80,41,990.56 (Rupees Eighteen Crores Eighty Lakhs Forty One Thousand Nine Hundred and Ninety and Paise Fifty Six Only) as on 18-10-2024, with future interest, costs and expenses etc. thereon, in the account/s M/s Mrs. Beena KP (Proprietrix: M/s Sumix Kids Wear) and Rs 2,25,07,520.89, (Rupees Two Crores Twenty Five Lakhs Seven Thousand Five Hundred and Twenty and Paise Eighty Nine Only) as on 17-10-2024, with future interest, costs and expenses etc. thereon ,in the name account/s of Mrs. Beena KP and Mr. Muraleedharan P(SIB ML Loan) with Perinthalmanna Branch of the Bank. All the scheduled items properties are security in the account of M/s Sumix Kids Wear and the scheduled Item No.1 and Item No.2 properties are also general security in the account/s of Mrs. Beena KP and Mr.Muraleedharan P(SIB ML Loan) , subject to the following terms and conditions: -

Item no.1

Name of Property Owner	Mrs. Beena K P
Description of property	All that part and parcel of land admeasuring 4.05 Ares (i.e 10 Cents) along with three storied commercial building bearing No XIII/304A admeasuring 10500 sq.ft (approximately) and all other usufructs and improvements thereon in Re-Sy.No. 244/12-1 (Old Sy. No. 393/4) situated in Thiruvalli Village, NilamburTaluk, Malappuram District, owned by Mrs. Beena K P, more particularly described in Registered



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	Jenmam Deed No. 7458/2011 dated 07.12.2011 of SRO Wandoor, with following boundaries:- North : Property of Mohandas East : Panchayath Road South : Panchayath Road West : Property of Mohandas
Nature of possession	Physical Possession
Reserve Price	Rs. 49,41,000.00 (Rupees Forty Nine Lakhs Forty One Thousand Only)
Earnest Money Deposit (EMD)	Rs 4,94,100.00 (Rupees Four Lakhs Ninety Four Thousand One Hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of RTGS to Account No.0412073000000541 “ IFSC Code : SIBL0000412, Account Name : The Authorized Officer” maintained with Kozhikode S M Street Branch /DD drawn in favour of “ The Authorized Officer, The South Indian Bank Ltd.”, payable at Kozhikode
Last date and time for submission of Bid along with EMD	on or before 11-11-2024 by 5.00 PM.
Property Inspection	From 10.00 AM to 3.00 PM on working days with prior appointment.
Bid incremental amount	Rs 10,000.00
Date and time of E-auction	12-11-2024 from 10.00 AM to 12.00 Noon (with 5 minute unlimited auto extensions till sale is concluded)
E-auction service provider	M/s 4 Closure, Website Name: https://bankauctions.in Contact Official: Mr.Dinesh Mobile : 8142000735 Email : dinesh@bankauctions.in

Item no.2

Name of Property Owner	Mr. Muraleedharan P
Description of property	All that part and parcel of land admeasuring 2.60 Ares (i.e 6.50 Cents) along with three storied residential building bearing number XIII/208A, XIII/208A1 of Manjeri Municipality admeasuring 2800 sq.ft (approximately) and all other usufructs and improvements thereon in Re-Sy.No. 39/4 4 (Old Sy. No. 72/2) situated in Manjeri Village, Eranad Taluk, Malappuram District, owned by Mr. Muraleedharan P, more particularly described in Item No 5 of Registered Partition Deed No. 3391/1997 dated 11.09.1997 of SRO Manjeri, with following boundaries:- North : Property of Baby Sreekumar East : Share of of Bala Saraswathy



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	South : Road West : Property of Bhaskaran Nair and Way
Nature of possession	Physical Possession
Reserve Price	Rs. 71,38,000.00 (Rupees Seventy One Lakhs Thirty Eight Thousand Only)
Earnest Money Deposit (EMD)	Rs. 7,13,800.00 (Rupees Seven Lakhs Thirteen Thousand Eight Hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of RTGS to Account No.0412073000000541 “ IFSC Code : SIBL0000412, Account Name : The Authorized Officer” maintained with Kozhikode S M Street Branch /DD drawn in favour of “ The Authorized Officer, The South Indian Bank Ltd.”, payable at Kozhikode
Last date and time for submission of Bid along with EMD	on or before 11-11-2024 by 5.00 PM.
Property Inspection	From 10.00 AM to 3.00 PM on working days with prior appointment.
Bid incremental amount	Rs 10,000
Date and time of E-auction	12-11-2024 from 10.00 AM to 12.00 Noon (with 5 minute unlimited auto extensions till sale is concluded)
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Item No. 3(a) & Item No. 3(b)

Name of Property Owner	Mr. Srihari M
Description of property	Item No. 3(a) All that part and parcel of land admeasuring 31.45 Ares (i.e 77.70 Cents) and all other usufructs and improvements thereon in Re-Sy.No. 239/7-1-1 situated in Thiruvalli Village, Nilambur Taluk, Malappuram District, owned by Mr. Srihari M, more particularly described in Registered Jenmam Deed No. 1398/2018 dated 19.03.2018 of SRO Wandur, with following boundaries:- North : Way having 3 feet width East : Way having 10 feet width South : Property of the heirs of Meniyil Gopalan and Property of Kattekkadan Marakkar West : Property lying in Sy No. 239/4



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	<p><u>Item No. 3(b)</u> All that part and parcel of land admeasuring 64.98 Cents and all other usufructs and improvements thereon in Re-Sy.No. 239/4 situated in Thiruvalli Village, Nilambur Taluk, Malappuram District, owned by Mr. Srihari M, more particularly described in Registered Jenmam Deed No. 1609/2018 dated 21.03.2018 of SRO Wandoor, with following boundaries:-</p> <p>North : Way having 3 feet width East : Property assigned to Srihari South : Property of the heirs of Meniyil Gopalan and Property of Kattakkadan Marakkar West : Way having 3 feet width</p> <p><u>Common Boundaries of Item No. 3(a) & 3(b)</u> North : Way having 3 feet width East : Way having 10 feet width South : Property of the heirs of Meniyil Gopalan and Property of Kattakkadan Marakkar West : Way having 3 feet width</p>
Nature of possession	Physical Possession
Reserve Price	Rs. 64,22,000.00 (Rupees Sixty Four Lakhs Twenty Two Thousand Only)
Earnest Money Deposit (EMD)	Rs. 6,42,200.00 (Rupees Six Lakhs Forty Two Thousand Two Hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of RTGS to Account No.0412073000000541 “ IFSC Code : SIBL0000412, Account Name : The Authorized Officer” maintained with Kozhikode S M Street Branch /DD drawn in favour of “ The Authorized Officer, The South Indian Bank Ltd.”, payable at Kozhikode
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Property Inspection	From 10.00 AM to 3.00 PM on working days with prior appointment.
Bid incremental amount	Rs 10,000
Date and time of E-auction	12-11-2024 from 10.00 AM to 12.00 Noon (with 5 minute unlimited auto extensions till sale is concluded)
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Item no.4

The South Indian Bank Ltd., Regd. Office: Thrissur, Kerala
Head Office: S.I.B. House, T.B. Road, P.B. No: 28, Thrissur - 680001, Kerala
(Tel) 0487-2420 020, (Fax) 91 487-244 2021, e-mail: sibcorporate@sib.co.in
CIN: L65191KL 1929PLC001017, Toll Free (India) 1800-102-9408, 1800-425-1809 (BSNL)
www.southindianbank.com



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Name of Property Owner	Mrs. Beena K P
Description of property	All that part and parcel of land admeasuring 92.60 Cents along with commercial building no XIII/304F admeasuring 15000 sq.ft (approximately) and all other usufructs and improvements thereon in Re-Sy.No. 239/8-2 and 239/8-3 (Old Sy. No. 394/2) situated in Thiruvalli Village, Nilambur Taluk, Malappuram District, owned by Mrs. Beena K P, more particularly described in Registered Jenmam Deed No. 4372/2017 dated 26.10.2017 and Registered Jenmam Deed No. 4463/2017 dated 01.11.2017 of SRO Wandoor, with following boundaries:- North : Panchayath Road East : Panchayath Road and Way having 9 feet width South : Property set apart to the way West : Property belongs to heirs of Mattayi Aboobacker Haji
Nature of possession	Physical Possession
Reserve Price	Rs.2,66,98,000 (Rupees Two Crores Sixty Six Lakhs Ninety Eight Thousand Only)
Earnest Money Deposit (EMD)	Rs. 26,69,800 (Rupees Twenty Six Lakhs Sixty Nine Thousand Eight Hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of RTGS to Account No.0412073000000541 " IFSC Code : SIBL0000412, Account Name : The Authorized Officer" maintained with Kozhikode S M Street Branch /DD drawn in favor of " The Authorized Officer, The South Indian Bank Ltd.", payable at Kozhikode
Last date and time for submission of Bid along with EMD	on or before 11-11-2024 by 5.00 PM.
Property Inspection	From 10.00 AM to 5.00 PM on working days with prior appointment.
Bid incremental amount	Rs 10,000
Date and time of E-auction	12-11-2024 from 10.00 AM to 12.00 Noon (with 5 minute unlimited auto extensions till sale is concluded)
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Item no.5

Name of Property Owner	Mr. Krishnakumar P
Description of property	All that part and parcel of land admeasuring 5 Cents along with residential building No. 47/339F admeasuring 1800 sq.ft (approximately) and all other usufructs and improvements thereon in Re-Sy.No. 38/56 (Old Sy. No. 59/3) situated in Narukara Village,

