



Notice of sale through Private Treaty

Notice of Sale through **Private Treaty** of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with to Rule 8 (5) and 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) and Legal Representatives of Dr. A.M. Arun (Deceased) 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, Secured Creditor will be sold on "As is where is", "As is what is", and "Whatever there is" basis by private treaty or inter se e-auction through private treaty in case of more than one bid is received, as per the term agreeable to Secured Creditor on **02.06.2023** for recovery of **Rs. 38,25,11,721/- (Rupees Thirty Eight Crores Twenty Five Lakhs Eleven Thousand Seven Hundred and Twenty One Only** as on **31st March 2023** and further interest and other expenses thereon till the date of realization due to the Secured Creditor from (i) Vasan Medical Centre (India) Private Limited- Loan A/c. No. 80000107 (Borrower) and Dr. A. M. Arun (Deceased) and Mrs. Meera Arun (Guarantors) (ii) Vasan Medical Centre (India) Private Limited – Loan A/c. No. 80000009 (Borrower) and Dr. A.M. Arun (Deceased) and Mrs. Meera Arun (Guarantors) (iii) Dr. A. M. Arun (Deceased) and Mrs. Meera Arun – Loan A/c. No. 80000245 (Borrowers)

The reserve price and the earnest money deposit will be as follow:

Description of the immovable property	Reserve Price	Earnest Money Deposit 25%
All that piece & parcel of the land & building admeasuring an extent of about 5312 Sq ft with built up area of 1575 Sq ft in R.S.No. 1575/5 Part at, Old Door No. 37A, New Door No 52, Kasturirangalyengar Road (J J Road), Teynampet, Chennai-600 018, within the Registration District of Chennai Central and Bounded on the- North by- J J Road	Rs.20,25,00,000/-	Rs.50625000/-

For **ADITYA BIRLA FINANCE LIMITED**


Authorized Officer

<p>South by –Vishranthi Home’s West by – Mr. Daswani Property East by – Mr. Gopalan Property Within this four boundaries East to West on both sides 63.3/4 feet, North to South on Both Sides 83 Feet, totally an extent of 5312 Sq.ft of site together with ground floor and first floor RCC building and all amenities structures thereon with compound walls and usual pathway and easement rights including this sale deed. The above said property is situated at (J.J.Road), Kasturiranga Iyengar Road, within the limits of Teynampet, Mylapore Taluk, Chennai Central. (Joint I Sub registrar)</p>		
Total	Rs.20,25,00,000/-	Rs.50625000/-

Date & Time of Inspection at site: - From 17.05.2023 to 31.05.2023 between 11.00 Am to 3.00 Pm with prior appointments only

Last date, time and place for submission of the bid/tender: - On 01.06.2023 before 05.00 Pm through online mode Only.

Date, Time & Place of Auction: - On 02.06.2023 from 11.00 Am to 4.00 Pm with auto extension of five minutes duration each. Auction will be conducted “Online”

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor’s website i.e.

<https://mortgagefinance.adityabirlacapital.com/Pages/Individual/Properties-for-Auction-under-SARFAESI-Act.aspx> or **<https://sarfaesi.auctiontiger.net>**

Date: 12.05.2023

Place: Chennai

for Aditya Birla Finance Limited

Authorized Officer



Aditya Birla Finance Ltd.
(A part of Aditya Birla Capital Ltd.)
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