

AUCTION SALE NOTICE (for immovable property)

Whereas the undersigned is the Authorized Officer of M/s. Standard Chartered Bank, having one of its place of business at 10, Parliament Street, New Delhi 110 001 [Hereinafter called "the Bank"].

The undersigned being the authorized officer of the Standard Chartered Bank under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (The Act) and in exercise of powers conferred under section 13 (2) read with rule 9 of the Security Interest (Enforcement) Rules, 2002 (The Rules) issued demand notices calling upon the borrowers, whose names have been indicated in Column (A) below on dates specified in column (B) written against each of them, calling upon them to repay the outstanding amount indicated in Column (C) below within 60 days from the date of receipt of the said notice.

The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property mortgaged with the Bank, described in column (D) herein below, to recover the said outstanding amount, in exercise of powers conferred on me under section 13(4) of the Act read with Rule 9 of the Rules on the day, date, time and place mentioned in column (H).

The borrower in particular and the public in general is hereby cautioned not to deal with the properties mentioned in Column (D) below and any dealings with these properties will be subject to the charge of the Standard Chartered Bank for an amounts mentioned in column (C).

Now, the public in general is hereby also informed that the said properties would be sold by public auction on date, time and venue as specified in Column H against each of the property by inviting bids in the sealed envelopes as per the procedure and the terms and conditions stated below:

Sr. No.	Name and address of the borrower (A)	Date of Notice/ publication (B)	Amount to be recovered (C)	Property repossessed (D)	Date Of Repossession (E)	Reserve Price (Rs.) (F)	Earnest Money Deposit (5% of Reserve Price) (G)	Date, Time & Venue of auction (H)
1.	1. Mrs Anjita Mishra 2. Mr. Sudesh Kumar Both R/O of: House No. 155, Ground Floor, Sector-10, Chiranjiv Vihar, Ghaziabad-201002	01.10.2007 / 29.10.2007	Rs 4,86,206.00 (Rupees Four Lac Eighty Six Thousand Two Hundred Six Only) as on 24.06.2009 and interest thereon.	House No. 155, Ground Floor, Sector-10, Chiranjiv Vihar, Ghaziabad - 201002	24.06.2009	Rs. 10 Lacs (Rupees Ten Lacs Only)	Rs. 50,000/- (Rupees Fifty Thousand Only)	On 18.08.2009 at 11.00 a.m at Standard Chartered Bank, 10, Parliament Street, New Delhi - 110 001

Note: To the knowledge of the Bank, there are no encumbrances on any of the above property.

TERMS & CONDITIONS OF PUBLIC AUCTION:

- The property can be inspected on 04.08.2009 at 10.30 a.m. to 12.30 p.m.
- The bids shall be submitted in a sealed envelope to the office of undersigned along with a Demand Draft /Pay Order towards the Earnest Money Deposit favoring M/s. Standard Chartered Bank, New Delhi. The Earnest money deposit shall not carry any interest. Along with Bid form the proposed bidder shall also attaché his/her identity proof and the proof of residence such as copy of the passport, election commission card, ration card driving license etc. and a copy of the PAN card issued by the Income Tax department.
- Last date to submit the bid along with Earnest Money Deposit is on or before Monday, 17.08.2009 at 5.00 p.m
- In no eventuality the properties would be sold below the reserve price indicated against each of the property.
- On the date of sale all the bids so received would be opened and the bid of the highest bidder, provided it is above the reserve price, may be accepted by the Bank. However the bidders personally present at the auction site shall have the right to further enhance their bid price, subject to a minimum of Rs. 10,000/- (Rupees Ten Thousand Only) and in the event of higher bid price being offered the Bank shall have the right to accept the same. Thereafter, the Purchaser will be required to pay deposit of 25% (Twenty-Five percent) of the sale price, after adjusting the earnest money deposit, immediately at the fall of hammer with the undersigned upon receipt of said amount the bank will confirm the acceptance of the bid. The request for extension of time may be allowed by the Authorized officer at his sole discretion subject to such terms and conditions as may be deemed fit and proper by him. In the event the highest bidder fails to tender 25% of the bid amount immediately at the fall of hammer then the earnest money deposited by the highest bidder will be forfeited and the property would be offered to the second highest bidder. The balance amount of the purchase price shall be paid by the Purchaser to the undersigned on or before the fifteenth day of confirmation of the sale of the said property or such extended period as may be agreed upon in writing by the parties. In default of payment & within the time as mentioned above, the Bank shall be at liberty to forfeit the Earnest Money Deposit and/or any other deposit made by the purchaser and proceed with re-auction of the property. The defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may be subsequently sold.
- All the payments shall be made by the purchaser by means of the Demand Draft/Pay Order favoring Standard Chartered Bank, New Delhi.
- On receipt of the sale price in full, the Bank shall be issuing a Sale Certificate in favour of the Purchaser and would handover the possession of the property to the purchaser.
- The said Immovable Property described in the Schedule shall remain and be at the sole risk of the Purchaser in all respects including loss or damage by fire or theft or other accidents, and other risk from the date of the Confirmation of the sale by the undersigned Authorized Officer. The Purchaser shall not be entitled to annul the sale on any ground whatsoever
- The Demand Draft/Pay Order deposited towards the earnest money shall be returned to the unsuccessful bidders.
- For all the purposes sale of the said Property is strictly on "AS IS WHERE IS BASIS". The Bank is not aware of any encumbrances of any nature whatsoever on the aforesaid properties.
- All expenses relating to Stamp Duty, Registration Charges, Transfer Charges and any other charges in respect of the above referred property shall be borne by the Purchaser.
- The Authorized officer is not bound to accept the highest offer or any or all offers and the Bank reserves its right to reject any or all bid(s) without assigning any reasons.
- No person other than the bidders themselves, or their duly authorised representative shall be allowed to participate in the sale proceedings.
- In case all the dues together with all cost, charges and expenses incurred by the Bank are tendered or settled by the above name borrower at any time before the date fixed for sale of the property written in column No. (D) against their name, under Sec 13(8) of the Act, then the property will not be sold and all the bids received from the prospective bidders shall be returned to them without any liability/claim against the Bank.
- Courts/Tribunal in New Delhi will have exclusive jurisdiction to adjudicate any dispute arising out of this auction.
This notice is also a notice to above said borrowers under Rule 8(6) of the Security Interest (Enforcement) Rules 2002 to the Customer at their respective address as mentioned in column #A & "D"

M/s. Standard Chartered Bank
Sd/-
Amarjit Bindra
Authorised Officer

Date : 15/07/09
Place: New Delhi