

**"APPENDIX- IV-A"**

[See proviso to rule 8 (6)]

**Sale notice for sale of immovable property**

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

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) 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 the Secured Creditor on **14.11.2024** will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **30<sup>th</sup> January , 2025** for recovery of **Rs. 2,63,35,439.74 /-(Rupees Two Crore Sixty-Three Lakh Thirty-Five Thousand Four Hundred Thirty-Nine and Seventy-Four Paise Only)** as on **22.11.2024** and further interest and other expenses thereon till the date of realization due to the Secured Creditor from Borrowers/Co-Borrowers/Guarantors Namely **ADI LAKSHMI TRADERS, Mrs. BADIDHABOYINA ADILAKSHMI, Mr. BADIDHABOYINA APPARAO.**

**The Reserve Price and the Earnest Money Deposit will be as follows:**

<b><u>Description of the immovable property</u></b>	<b>Reserve Price</b>	<b>Earnest Money Deposit (10%)</b>
<b>All the piece and parcel of the properties bearing:- Item No.1. Site measuring an extent of 97 Sq. yards or 81.103 Sq. meters being Eastern Part of Plot No.41, together with RCC House Ground Floor With plinth area 403 sft, bearing Door No.58-9-68, Municipal Property Tax Assessment No.1086257865 (Old Municipal Property tax Assessment No. 73999/391) and Electricity Connection No. 1111281712 002424 situated at Karasa covered by Survey No.125/6, 7 of Marrisipalem Village, within the limits of Greater Visakhapatnam Municipal Corporation area and Sub Registrar Office, Dwarakhanagar and total property bounded by: East: House in Plot No. 40 belongs to S. Demudu, South: 15 feet wide Road, West: House in Plot No. 40 belongs to Kalipattapu Mohana Rao, North: Plot No.31. Measurements: East: 50'0" feet or 15.24 meters, South: 17'6" feet or 5.33 meters, West: 50'0" feet or 15.24 meters, North: 17'6" feet or 5.33 meters.</b>	<b>Rs.1,00,27,217/-</b>	<b>Rs. 10,02,721.70/-</b>

<b>Item No.2.</b>  Site measuring an extent of 120.3 Sq. yards or 100.586 Sq. meters with Compounds wall with 152 sft situated at Southern side of National Highway, Reddy Kancharapalem, covered by Survey No. 28/4C part of Kancharapalem Ward, within the limits of Greater Visakhapatnam Municipal Corporation area and Sub Registrar Office, Visakhapatnam and total property bounded by:(near Door No. 36-53-4) East: Building bearing Door No.36-53-4 belongs to V.Venkata Rao. South: Building belongs to Suryanarayana. West: Building bearing Door No. 36-53-5/5 belongs to Makka Aadhilakshmi. North: Municipal Road. Measurements: East: 58.00 feet or 17.67 meters, South: 20.00 feet or 6.09 meters, West: 56.00 feet or 17.06 meters, North: 18.00 feet or 5.48 meters.	Rs. 1,24,12,690/-	Rs. 12,41,269/-
<b>Total</b>	<b>Rs.2,24,39,907/-</b>	<b>Rs. 22,43,990.70/-</b>

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor website i.e. <https://mortgagefinance.adityabirlacapital.com/Pages/Individual/Properties-for-Auction-under-SARFAESI-Act.aspx> also on the website of <https://sarfaesi.auctiontiger.net>

**Date: 26.12.2024**

**for Aditya Birla Finance Limited**

**Place: Visakhapatnam**

**Loan Account Numbers: ABFVISTER00001002722.**

**Authorized Officer  
(9686701466/9677317779)**