"APPENDIX- IV-A"

[See proviso to rule 8 (6)]

Sale notice for sale of immovable property

On account of the amalgamation between Aditya Birla Finance Ltd. and Aditya Birla Capital Ltd. vide the Scheme of Amalgamation dated 11.03.2024 duly recorded in the Order passed by the National Company Law Tribunal - Ahmedabad on 24.03.2025, all SARFAESI actions initiated by Aditya Birla Finance Ltd. in relation to the mortgaged property mentioned in Schedule below, stands transferred to Aditya Birla Capital ltd., the amalgamated company by virtue of Sec. 230 & 232 of Companies Act, 2013. Accordingly, this notice is being issued by Aditya Birla Capital Limited.

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 Possession of which has been taken by the Authorized Officer of Aditya Birla Capital Limited, the Secured Creditor on **24.02.2025,** will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **20th May, 2025** for recovery of **Rs. 17,00,00,208.60/- (Rupees Seventeen Crore Two Hundred Eight and Paise Sixty Only)** as on **28.02.2025** and further interest and other expenses thereon till the date of realization due to the Secured Creditor from **Borrowers/Co-Borrowers/Guarantors/Mortgagors** Namely **M/s. Srinivasa Garment Private Limited (SGPL), Mr. B Sriramulu and Mrs. R Jeevan Latha.**

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

<table>
<tr><th>Description of the immovable property</th><th>Reserve Price</th><th>Earnest Money Deposit (10%)</th></tr>
<tr><td>
Immovable Property (Owned by Mr. B. Sriramulu vide Sale Deed 2429/1995, Sale Deed 2430/1995 & Sale Deed 2725/2015)
In Coimbatore registration District and Peelamedu sub registration District, Coimbatore Taluk No.53 Sowripalayam Village, Survey Nos.101/1 acre 2.93 and 100/1 acres 0.11 total an extent of 3.04 acres in Raja Nagar,
<u>In Item. A as per Sale Deed No.2429/1995.</u>
In Coimbatore Registration District and Peelamedu sub registration District, Coimbatore Taluk, No.53, Sowripalayam Village:
<table>
<tr><td>Survey No</td><td>Extent Ac. Cents</td><td>Tharam Rs. P.</td><td>Classification</td></tr>
<tr><td>101/1</td><td>2.93</td><td>4.95</td><td>Dry / Garden</td></tr>
<tr><td>100/1</td><td>0.11</td><td>0.30</td><td>Dry / Garden</td></tr>
</table>
In this 1.00 acre on the Southern side as per plan attached
</td><td>Rs.33,57,32,166/-</td><td>Rs.33,57,32,16.60/-</td></tr>
</table>

Bounded by:
The North South Sowripalayam Road, on the East; The Lands of Sujini Mills on the North; The other lands of G. Rukumaniammal & other's in survey No.102/1 etc on the West; Remaining lands of the seller on the South;

In Item. B as per sale Deed No.2430/1995.

In Coimbatore Registration District and Peelamedu Sub Registration District, Coimbatore Taluk, No.53, Sowripalayam Village:

Survey No	Extent Ac. Cents	Tharam Rs.P.	Classification
101/1	2.93	4.95	Dry / Garden
100/1	0.11	0.30	Dry / Garden

In this 0.51 ½ acres as per plan attached
Bounded by:
Vendor land on the East;
Purchaser's land on the North;
Mr B Srihari's land on the South;
Mrs G Rukumaniammal and other's land on the West.

In Item. C as per sale Deed No.2725/2015.

In Coimbatore Registration District, Peelamedu Sub Registration District, Coimbatore Taluk No.53, Sowripalayam Village, Raja Nagar, Coimbatore

Survey No	Extent Ac. Cents	Tharam	Classification
101/1	2.93	4.95	Dry / Garden
100/1	0.11	0.30	Dry / Garden

In this 1 Cent,
Bounded By
Vendors land on the east
Purchaser's land on the North
Mr. B. Srihari's land on the South
Mrs. G. Rukumaniammal and other's land on west.

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: 10.04.2025 **for Aditya Birla Capital Limited**
Place: Coimbatore
LAN: 80000533, 80001001, 80002237, 80002243 & 80003789

Sd/- Authorized Officer
(9710917596/ 8828204208)