

[See Proviso to rule 8 (6)]

**SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) 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/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorised Officer of State Bank Of India, the Secured Creditor, will be sold on "As is Where is", "As is What is" and "Whatever there is" basis on 25.03.2019, for recovery of Rs. **17,80,78,022.00 (Rupees Seventeen Crore Eighty Lac Seventy Eight Thousand Twenty Two Only)** and interest from **01-09-2017** due to the secured creditor from the Borrower **M/s. Rajshree Steelmate Private Limited** having its Registered Office at "Metro Tower", 5<sup>th</sup> Floor, 170, C.R. Avenue

Kolkata-700007, West Bengal and Guarantors **(i) Sri Vishal Kumar Arya** residing at Flat No: 408, Block O, "BINAYAK ENCLAVE", 59, Kalicharan Ghosh Road, Kolkata – 700035. **(ii) Sri Mishal Kumar Arya** residing at Flat No: 408, Block O, "BINAYAK ENCLAVE", 59, Kalicharan Ghosh Road, Kolkata – 700035 **(iii) Smt. Rajshree Arya** residing at Flat No: 408, Block O, "BINAYAK ENCLAVE", 59, Kalicharan Ghosh Road, Kolkata – 700035. The reserve prices will be **(1)** Rs 5,10,00,000.00 (Rs. Five Crore Ten Lac only.) , **(2)** Rs 20, 00,000.00 (Rs. Twenty Lac only.) , **(3)** Rs 21,00,000.00 (Rs. Twenty One Lac only) and the earnest money deposit will be **(1)** Rs.51,00,000.00 (Rs. Fifty One lac only), **(2)** Rs.2, 00,000.00 (Rs. Two lac only), **(3)** Rs.2, 10,000.00 (Rs. Two lac Ten Thousand only), the latter amounts to be deposited with the Bank on or before 19.03.19

(Short description of the **immovable properties** with known encumbrances, if any)

<p><b>(1)</b> EM of Immovable property as residential flat being Title Deed No. 07728 of 2012 in the name of Rajshree Arya, Vishal Arya &amp; Mishal Arya admeasuring 3382 sq. ft. situated at 'Silver Spring', E.M. Bypass, 1<sup>st</sup> floor, Flat No. 1C, Block 2 of Serenity Building, 5, J.B.S. Halden Avenue, Kolkata-700105 with 2 covered Mid-sized car spaces, i.e., RCS-45 2/1C &amp; RCS-46 BL-2/FL-1C on the ground floor.</p>
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**(2)** EM of Immovable property as residential flat being Title Deed No. 08430 of 2009 in the name of Vishal Arya admeasuring 700 sq. ft. situated at Flat No. 3B on the 3<sup>rd</sup> floor, "Sadhna Smriti", 266, Raipur Road, Baghajatin, Jadavpur, Kolkata- 700092.

**(3)** EM of Immovable property as residential flat being Title Deed No. 08429 of 2009 in the name of Vishal Arya admeasuring 675 sq.ft situated at Flat No. 1B on the ground floor, "ASHAPURNA" , Regent Estate, 176/14/142 Raipur Road, Baghajatin, Jadavpur Kolkata- 700092.

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India, the Secured Creditor's website [www.sbi.co.in](http://www.sbi.co.in), <https://sbi.auctiontiger.net> & <https://tenders.gov.in>.

Date: 04.03.2019  
Place: Kolkata

AUTHORISED OFFICER,  
(Kaushik Das)  
9674712031 / kaushik.das@sbi.co.in

**THE TERMS AND CONDITIONS OF SALE TO BE UPLOADED ON THE WEBSITE OF THE SECURED CREDITOR.**

**Property will be sold on 'AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS" basis**

1.	Name and address of the Borrower	<b>M/s Rajshree Steelmate Pvt. Ltd.</b> "Metro Tower", 5 <sup>th</sup> Floor, 170, C.R. Avenue , Kolkata-700007
2	Name and address of Branch, the secured creditor	State Bank of India, Stressed Assets Management Branch- II, Kolkata, Jeevandeep Building (1 <sup>st</sup> floor), 1, Middleton Street, Kolkata- 700071
3	Description of the immovable secured assets to be sold.	<p><b>(1)</b> EM of Immovable property as residential flat being Title Deed No. 07728 of 2012 in the name of Rajshree Arya, Vishal Arya &amp; Mishal Arya admeasuring 3382 sq. ft. situated at 'Silver Spring', E.M. Bypass, 1<sup>st</sup> floor, Flat No. 1C, Block 2 of Serenity Building, 5, J.B.S. Halden Avenue, Kolkata-700105 with 2 covered Mid-sized car spaces, i.e., RCS-45 2/1C &amp; RCS-46 BL-2/FL-1C on the ground floor.</p> <p><b>(2)</b> EM of Immovable property as residential flat being Title Deed No. 08430 of 2009 in the name of Vishal Arya admeasuring 700 sq. ft. situated at Flat No. 3B on the 3<sup>rd</sup> floor, "Sadhna Smriti", 266, Raipur Road, Baghajatin, Jadavpur, Kolkata-700092.</p> <p><b>(3)</b> EM of Immovable property as residential flat being Title Deed No. 08429 of 2009 in the name of Vishal Arya admeasuring 675 sq.ft situated at Flat No. 1B on the ground floor, "ASHAPURNA" , Regent Estate, 176/14/142 Raipur Road, Baghajatin, Jadavpur Kolkata- 700092.</p>
4.	Details of the encumbrances known to the secured creditor.	NIL
5.	The secured debt for recovery of which the property is to be sold	Rs. 17,80,78,022.00 (Rupees Seventeen Crore Eighty Lac Seventy Eight Thousand Twenty Two Only) and interest from 01-09-2017
6.	Deposit of earnest money	<p><b>(1)</b>EMD: Rs. 51.00 Lac , <b>(2)</b> EMD: Rs. 2.00 Lac <b>(3)</b> EMD: Rs. 2.10 Lac</p> <p>being the 10% of respective Reserve prices to be remitted by RTGS / NEFT to the Bank account or Demand Draft draw in favour of SBI account (unit name) Name of the Branch drawn on any Nationalised or Scheduled Bank</p>

7.	<p>Reserve price of the immovable secured assets:</p> <p>Bank account in which EMD to be remitted.</p> <p>Last Date and Time within which EMD to be remitted:</p>	<p><b>(1 )</b> Rs. 510.00 Lac ,      <b>(2)</b> Rs. 20.00 Lac ,      <b>(3)</b> Rs. 21.00 Lac</p> <p>Account No.: 34694413925, IFSC Code : SBIN0018192</p> <p>Bank : State Bank of India, Stressed Assets Management Branch- II, Kolkata, Jeevandeep Building (1 st floor), 1, Middleton Street, Kolkata- 700071</p> <p>Time : Upto 4 P.M., Date : 19.03.2019</p>
8.	Time and manner of payment	<p>The successful bidder shall deposit 25% of sale price, after adjusting the EMD already paid, immediately, i.e. on the same day or not later than next working day, as the case may be, after the acceptance of the offer by the Authorised Officer, failing which the earnest money deposited by the bidder shall be forfeited. The Balance 75% of the sale price is payable on or before the 15th day of confirmation of sale of the secured asset or such extended period as may be agreed upon in writing between the Secured Creditor and the e-Auction purchaser not exceeding three months from the date of e-Auction.</p>
9.	Time and place of public e-Auction or time after which sale by any other mode shall be completed.	25.03.2019 between 11.00 A.M to 1.00 P.M
10.	<p>The e-Auction will be conducted through the Bank's approved service provider.</p> <p>e-Auction tender documents containing e-Auction bid form, declaration etc., are available in the website of the service provider as mentioned above.</p>	<p>M/s. e Procurement Technologies Ltd. at the web portal <a href="https://sbi.auctiontiger.net">https://sbi.auctiontiger.net</a></p>

11.	<p>(i) Bid increment amount:</p> <p>(ii) Auto extension: _____ times. (limited / unlimited)</p> <p>(iii) Bid currency &amp; unit of measurement</p>	<p><b>(1 )</b> Rs. 1,00,000.00 ,      <b>(2)</b> Rs. 25,000.00 ,      <b>(3)</b> Rs. 25,000.00</p> <p>(ii) Auto extension of 05 minutes each.</p> <p>(iii) Indian Rupees (INR)</p>
12.	<p>Date and Time during which inspection of the immovable secured assets to be sold and intending bidders should satisfy themselves about the assets and their specification.</p> <p>Contact person with mobile number</p>	<p>Date: 15.03.2019, Time: 11 A.M to 3.00 P.M.</p> <p>Name: Kaushik Das</p> <p>Mobile No. 9674712031</p>
13.	Other conditions	<p>(a) Bidders shall hold a valid digital Signature Certificate issued by competent authority and valid email ID (e -mail ID is absolutely necessary for the intending bidder as all the relevant information and allotment of ID and Pass word by M/s Auction Tiger (vendor name) may be conveyed through e mail.</p> <p>(b) The intending bidder should submit the evidence of EMD deposit like UTR number along with Request letter for participation in the e-Auction, self-attested copies of (i) Proof of Identification(KYC) Viz ID card/Driving Licence/Passport etc., (ii) Current Address -proof of communication, (iii) PAN card of the bidder(iv) valid e-mail ID, (v) contact number(mobile/Land Line) of the bidder etc., to the Authorised Officer of State Bank Of India, Stressed Assets Management Branch-II, Kolkata, Jeevandeep Building, 1 st. Floor,1, Middleton Street, Kolkata- 700071 by date 19.03.2019 and time 4 P.M. Scanned copies of the original of these documents can also be submitted to e-mail Id of Authorised Officer.</p> <p>(c) Names of Eligible Bidders will be identified by the State Bank of India, Stressed Assets Resolution Group Commercial Branch-II, Kolkata to participate in online e-Auction on the portal <a href="https://sbi.auctiontiger.net">https://sbi.auctiontiger.net</a> M/s Auction Tiger who will provide User ID and Password after due verification of PAN of the Eligible Bidders</p> <p>(d) The successful bidder shall be required to submit the final prices,</p>

		<p>quoted during the e-Auction as per the annexure after the completion of the e-Auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of e-Auction.</p> <p>(e) During e-Auction, if no bid is received within the specified time, State Bank of India at its discretion may decide to revise opening price / scrap the e-Auction process / proceed with conventional mode of tendering.</p> <p>(f) The Bank / service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the causes.</p> <p>(g) The bidders are required to submit acceptance of the terms &amp; conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction.</p> <p>(h) The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder.</p> <p>(i) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.</p> <p>(j) The Authorised Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason.</p> <p>(k) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.</p> <p>(l) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained.</p> <p>(m) The EMD of the unsuccessful bidder will be refunded to their respective A/c numbers shared with the Bank. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any).</p> <p>(n) The Authorised Officer is not bound to accept the highest offer and the Authorised officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the e-Auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor.</p>
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Date: 04/03/2019

Place: Kolkata

AUTHORISED OFFICER  
 (Kaushik Das)  
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 9674712031 / kaushik.das @sbi.co.in