

[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/ Symbolic 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” on 16.10.2024 for recovery of Rs.22,08,16,100/- (Rupees Twenty Two Crores Eight Lakhs Sixteen Thousand and One Hundred Only) as on 31.08.2024 with future interest and costs due to the secured creditor from the Borrower and Guarantors as mentioned below:

Name of the Borrower	Name of Guarantors
M/s. St John Freight Systems Ltd, C-98, SIPCOT Industrial Complex, Harbour Express Road, Tuticorin – 628 008	Mr. Johnson Thangiah, No. 106J/66, Millerpuram, Tuticorin – 628 008
	Mrs. Anny Johnson No. 106J/66, Millerpuram, Tuticorin – 628 008
	Mr. Selvaraj Moses No.111/33E/9B, State Bank Colony, Polpettai, Tuticorin – 628 002
	Mr. Samuel Jeffeson No. 106J/66, Millerpuram, Tuticorin – 628 008
	M/s. Notus Builders Private Limited 2/1B/3, North Bloc, Ganesh Nagar, Palayamkottai Road West, Tuticorin – 628 003
M/s. Navigator Creators Private Limited 2/1B/3, North Bloc, Ganesh Nagar, Palayamkottai Road West, Tuticorin – 628 003	
M/s. Navigator Builders Private Limited C-98, SIPCOT Industrial Complex, Harbour Express Road, Tuticorin – 628 008	

M/s. Damiana Promoters Private Limited No.480, Anna Salai, Khivraj Complex II, 7th Floor, Nandanam, Chennai – 600 035
M/s. Clavillia Promoters Private Limited No.480, Anna Salai, Khivraj Complex II, 7th Floor, Nandanam, Chennai – 600 035
M/s. Sea Star Shelters Private Limited III Floor, Selva Towers, 320/4, Avinashi Road, Coimbatore – 641 004
M/s. Coots Property Developers Pvt Ltd No.10, First Floor, Parsn Samrudi Mahal, Opp.Fatima College, Madurai – 625 018
M/s. Kabini Shelters Private Limited 9/5, Nandanam Extension, First Street, Nandanam, Chennai – 600 035
M/s. Riverview Realtors Private Limited No.10, First Floor, Parsn Samrudi Mahal, Opp.Fatima College, Madurai – 625 018
M/s. Thamarai Property Developers Pvt Ltd No.10, First Floor, Parsn Samrudi Mahal, Opp.Fatima College, Madurai – 625 018
M/s. Coots Realtors Private Limited No.10, First Floor, Parsn Samrudi Mahal, Opp.Fatima College, Madurai – 625 018
M/s. Atrium Builders Private Limited C-98, SIPCOT Industrial Complex, Harbour Express Road, Tuticorin – 628 008

The Reserve Price and Earnest Money Deposit will be:

For Item A will be Rs.1,09,00,000/- (Rupees One Crore and Nine Lakhs Only) and the earnest money deposit will be Rs.10,90,000/- (Rupees Ten Lakhs & Ninety Thousand Only)

For Item B will be Rs.1,05,00,000/- (Rupees One Crore and Five Lakhs Only) and the earnest money deposit will be Rs.10,50,000/- (Rupees Ten Lakhs & Fifty Thousand Only)

the EMD amount for the above mentioned items to be deposit with the Bank, on or before e auction.

Demand Notice u/s 13 (2) issued on 01.12.2016

Possession notice u/s 13 (4) issued on 04.03.2017

DESCRIPTION OF PROPERTY

Item A: Property in the name of M/s Clavilla Promoters Pvt Ltd (Corporate Guarantor)	
52.25 Acres located in Chekkarakudi and Vadakkukaraseri Village, Srivaikundam Taluk, Tuticorin District in the name of M/s. Clavilla Promoters Pvt Ltd.	
Item B: Property in the name of M/s Damiana Promoters Pvt Ltd (Corporate Guarantor)	
50.44 Acres located in Chekkarakudi and Singathakurichi Village, Srivaikundam Taluk, Tuticorin District in the name of M/s. Damiana Promoters Pvt Ltd.	
Encumbrances known to the Bank, if any : Nil	

The auction will be conducted online only, through the web portal <https://ebkray.in>. The bidder registration should be completed by bidder well in advance.

For detailed terms and conditions of the E-auction sale, steps to be followed by the bidder for registering with e-auction portal and for E-Auction tender document containing online e-auction bid form, Declaration etc, please refer to the link provided in <https://ebkray.in> & <https://sbi.co.in/web/sbi-in-the-news/auction-notice/sarfaesi-and-others>.

Chennai
Date: 23.09.2024

AGM & Authorised Officer
State Bank of India
Stressed Assets Management Branch, Chennai

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	St John Freight Systems Ltd C-98, SIPCOT Industrial Complex, Harbour Express Road, Tuticorin – 628 008
2	Name and address of Branch, the secured creditor	State Bank of India, Stressed Assets Management Branch, 2 nd Floor, Red Cross Buildings, # 32, Red Cross Road, Egmore, Chennai – 600008
3	Description of the immovable secured assets to be sold.	Mentioned in the Annexure
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.22,08,16,100/- as on 31.08.2024 + Interest thereon + expenses and costs
6	Deposit of earnest money	EMD for Item No.A Rs.10,90,000/- EMD for Item No.B Rs.10,50,000/- being the 10% of the reserve price shall be deposited to credit of EBkray E-WALLET.
7	Reserve price of the immovable secured assets: Bank account in which EMD to be remitted. Last Date and Time within which EMD to be remitted:	Item No.A: Rs.1,09,00,000/- Item No.B: Rs.1,05,00,000/- Bidders own wallet registered with Ebkray e-auction site On or before the e-auction.
8	Time and manner of payment	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 15 th 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 auction purchaser not exceeding three months from the date of auction.
9	Time and place of public auction or time after which sale by any other mode shall be completed.	Date: 16.10.2024 Time: 11.00 a.m to 4.00 p.m

1 0	The e-Auction will be conducted through the Bank's approved service provider. e-Auction tender documents containing e-Auction bid form, declaration etc., are available in the website of the service provider as mentioned above	https://ebkray.in For detailed terms and conditions of the E-auction sale, steps to be followed by the bidder for registering with e-auction portal and for E-Auction tender document containing online e-auction bid form, Declaration etc, please refer to the link provided in https://ebkray.in & https://sbi.co.in/web/sbi-in-the-news/auction-notices/sarfaesi-and-others
1 1 1	(i) Bid increment amount: (ii) Auto extension: (limited / unlimited) (iii) Bid currency & unit of measurement	(i) Rs.5,00,000/- (ii) with unlimited extensions of 10 minutes each. (iii) Indian Rupee
1 2	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. Contact person with mobile number	Date: 09.10.2024 Time: 11.00 a.m to 4.00 pm Name: B. Sindu (Mobile No.8838338084) V. Krishna Kumar (Mobile No.9789675525)
1 3	<p>OTHER CONDITIONS :</p> <p>(a) Intending bidders shall hold a valid e-mail address and mobile number. Intending bidders shall register with the e-auction portal to create their user ID and password. Registration is one time activity and a bidder can participate in any number of e-auctions with one registration only. Registration involves a process of the bidder filling up an online form and then submitting KYC Documents</p> <p>NOTE: Registration to be completed by bidder well in advance, before e-auction date to avoid last minute issues. Contact details of EBkray – Email:support.ebkray@psballiance.com. Phone:-+91-8291220220</p> <p>(b) The successful bidder shall be required to submit the final prices, 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>(c) In case of unsuccessful/failed bid, the bidder has to give request for refund of EMD in the website and it will be refunded. Please note that the bidders will not be entitled to claim any interest, cost, expenses and any other charges.</p> <p>(d) To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues.</p> <p>(e) It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property before submission of the bid.</p> <p>(f) The EMD of the successful bidder will be automatically transferred to the bank once the sale is confirmed by the respective Authorised Officer of the bank and the</p>	

remaining amount i.e 25 % of sale price to be paid immediately i.e. on the same day or not later than next working day, as the case may be.

- (g) 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.
- (h) 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.
- (i) The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction.
- (j) 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.
- (k) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.
- (l) 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.
- (m) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.
- (n) 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.
- (o) The EMD of the unsuccessful bidder will be refunded from global EMD wallet to their respective A/c numbers shared with global EMD wallet. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any).
- (p) 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.
- (q) In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the property nor on any part of the sum for which it may be subsequently sold.
- (r) The successful bidder shall bear all the necessary expenses like **applicable GST**, applicable stamp duties / additional stamp duty / transfer charges, Registration expenses, fees etc. for transfer of the property in his/her name.
- (s) The payment of all statutory / non- statutory dues, taxes, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only.
- (t) In case of any dispute arises as to the validity of the bid (s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by the Bank. For any kind of dispute, bidders are required to contact the concerned authorised officer of the concerned bank branch only.
- (u) Successful auction purchaser has to deduct TDS in the name of the owner of the said property and remit it to Income Tax Department as per section 194 IA of Income Tax Act and only 99% of the Sale Price has to be remitted to the Bank. Sale Certificate shall be issued only on receipt of Form 26QB & Challan for having remitted the TDS.
- (v) To facilitate the auction purchaser to deduct TDS and furnish Form 26QB & Challan as above, the Authorized Officer will furnish the PAN of the owner of the property to the purchaser. As per the provisions of Section 206 AA of the Income Tax Act, 1961, in the absence of PAN of the deductee (owner of the property), purchaser would be required to deduct TDS at the higher rate prescribed under the said Section.
- (w) The sale certificate shall be issued after receipt of entire sale consideration and confirmation of sale by secured creditor. The sale certificate shall be issued in the

	name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid / participated in the e-Auction will be entertained.
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Date: Chennai

Place: 23.09.2024

**AGM & Authorised Officer
State Bank of India
Stressed Assets Management Branch, Chennai**

A. Item A Properties in the name of M/s Clavillia Promoters Private Limited**Item No. 1**

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village I, S.No.132/1D in which an extent of 0.44.5 hectare or **1 acre 10 cents**
(Covered under Sale Deed bearing Doc No.3026 of 2012 dated 18.06.2012)

Item No. 2

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.1406, S.No.422 in which an extent of 1.16.50 hectare or **2 acre 88 cents**
(Covered under Sale Deed bearing Doc No.3019 of 2012 dated 18.06.2012)

Item No. 3

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.499, S.No.1858/1 in which an extent of 0.23.0 hectare or 57 cents

b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.499, S.No.1858/3 in which an extent of 0.21.0 hectare or 52 cents

a) and b) totaling 0.44.0 hectare or **1 acre 09 cents**

c) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Vadakkukaraseri Village, bearing Patta No.864, S.No.332/3 in which an extent of 0.64.5 hectare or **1 acre 59 cents** bounded on the

North	: Sekkarakudi Village Boundary
South	: Ucchinimakaali Ammal land
East	: Ramasamy Nayaker land
West	: Shanmugam Pillai land

d) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Vadakkukaraseri Village, S.No.536/1 in which an extent of 0.48.5 hectare or **1 acre 20 cents**

e) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Vadakkukaraseri Village, S.No.537/2 in which an extent of 0.05.0 hectare or **12 cents**

a) to e) totaling 4.00 acres

(Covered under Sale Deed bearing Doc No.3001 of 2012 dated 15.06.2012)

Item No. 4

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, bearing Patta No.547, S.No.185/2 in which an extent of 0.36.50 hectare or 90 cents, S.No.185/3 in which an extent of 0.32.0 hectare or 79 cents, totaling 0.68.5 hectare or **1 acre 69 cents**

(Covered under Sale Deed bearing Doc No.3021 of 2012 dated 18.06.2012)

Item No. 5

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, bearing Patta No.775, S.No.401/3 in which an extent of 0.64.0 hectare or **1 acre 58 cents**

(Covered under Sale Deed bearing Doc No.3022 of 2012 dated 15.06.2012)

Item No. 6

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, bearing Patta No.2470, S.No.49/3 in which an extent of 0.58.0 hectare or **1 acre 43 cents**

(Covered under Sale Deed bearing Doc No.3025 of 2012 dated 18.06.2012)

Item No. 7

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, bearing Patta No.2728, S.No.1805 in which an extent of 1.52.0 hectare or **3 acre 75 cents** bounded on the

North : A.Chokkalingam Pillai Land

South : Land in S.No.1808

East : Land in S.No.1803 & 1804

West : Land in S.No.1807

(Covered under Sale Deed bearing Doc No.3000 of 2012 dated 15.06.2012)

Item No. 8

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, S.No.1880/2A in which an extent of 0.66.0 hectare or **1acre 63 cents** land.

(Covered under Sale Deed bearing Doc No.2999 of 2012 dated 15.06.2012)

Item No. 9

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, bearing Patta No.1246,

SI No.	Survey No	Hectares	Acres Cents	–
1.	1735/3A	0.17.0	0.42	
2.	1736	1.19.0	2.94	
3.	1738/2	0.44.0	1.09	
4.	1738/4	0.07.5	0.18	
	Total	1.87.5	4.63	

(Covered under Sale Deed bearing Doc No.2921 of 2012 dated 13.06.2012)

Item No. 10

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, S.No.1712/4B in which an extent of 0.78.5 hectare or **1 acre 94 cents** land.

(Covered under Sale Deed bearing Doc No.2933 of 2012 dated 13.06.2012)

Item No. 11

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.227, S.No.1198/1B in which an extent of 0.40.0 hectare or **1 acre** bounded on the

North : K Akkinimuthu Pillai vagayara land

South : Narayana Pillai land

East : Ugandhaperumal Pillai vagayara land

West : Akkinimuthu land

(Covered under Sale Deed bearing Doc No.2939 of 2012 dated 13.06.2012)

Item No. 12

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.1878, S.No.1678/2 in which an extent of 1.04.0 hectare or 2 acres 57 cents in which southern portion measuring 0.67.5 hectare or **1 acre 66 cents** bounded on the

North : Land belonging to Valliammal
South : Akkinimuthammal w/o Perumal Pillai land
East : Senthattia Pillai s/o Ramalingam Pillai land
West : Sellammal land

(Covered under Sale Deed bearing Doc No.2931 of 2012 dated 13.06.2012)

Item No. 13

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, S.No.1262/1 in which an extent of 0.18.0 hectare or 45 cents, S.No.1262/2 in which an extent of 0.32.0 hectare or 79 cents totally measuring 0.50.0 hectare or **1 acre 24 cents** bounded on the

North : L Sudalaimuthu Pillai land
South : M Irungola Pillai land
East : Vadivel Pillai land
West : T.Ayyamperumal Pillai land

(Covered under Sale Deed bearing Doc No.2934 of 2012 dated 13.06.2012)

Item No. 14

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.997, S.No.84/1E in which an extent of 0.38.0 hectare or **94 cents**

North : Land belonging to Pichandia Pillai and Perumal Pillai
South : Land belonging to Velayutham Pillai and Sorimuthu Pillai
East : Land belonging to Kailasathammal
West : Ponnammal Vagayara lands

(Covered under Sale Deed bearing Doc No.3017 of 2012 dated 18.06.2012)

Item No. 15

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, bearing Patta No.2686, S.No.1728/1 in which an extent of 0.65.0 hectare or **1 acre 61 cents**

North : R Lakshmanan Pillai land
South : Somasundaram Pillai Vagayara land
East : Parvathiammal land
West : Arumugam Pillai lands

(Covered under Sale Deed bearing Doc No.2926 of 2012 dated 13.06.2012)

Item No. 16

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, S.No.1182/6 in which an extent of 0.21.0 hectare or 52 cents

North : Lands in S.No 1182/5
South : Lands in S.No 1182/3A
East : Lands in S.No 1182/2C
West : Lands in S.No 1178/4 & 1183/3C

b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, S.No.1182/3C in which an extent of 0.52.5 hectare or 1 acre 30 cents

North : Lands in S.No 1182/2C
South : Lands in S.No 1179/1B, 1180/1
East : Lands in S.No 1181/4

West : Lands in S.No 1182/3B
a) and b) totally **1 acre 82 cents**
(Covered under Sale Deed bearing Doc No.2932 of 2012 dated 13.06.2012)

Item No. 17

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, bearing Patta No.278, S.No.1264/1 in which an extent of 0.54.0 hectare or **1 acre33 cents**
(Covered under Sale Deed bearing Doc No.2998 of 2012 dated 15.06.2012)

Item No. 18

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.891, S.No.1663/1 in which an extent of 0.58.5 hectare or 1 acre 44 cents
b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.892, S.No.1663/9 in which an extent of 0.30.5 hectare or 75 cents
a) & b) totally **2 acres 19 cents** bounded on the
North : P.Selliah Pillai land
South : Subbulakshmi land
East : Mookiah Pillai land
West : Ramu Ammal land

(Covered under Sale Deed bearing Doc No.2935 of 2012 dated 13.06.2012)

Item No. 19

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.1260, S.No.1750/2 in which an extent of 0.92.5 hectare or 2 acre 28 cents
b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.1619, S.No.1039/4 in which an extent of 0.43.5 hectare or 1 acre 07 cents
a) & b) totally 1.36.0 hectares or **3 acres 35 cents**

(Covered under Sale Deed bearing Doc No.2924 of 2012 dated 13.06.2012)

Item No. 20

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, bearing Patta No.35, S.No.1242/1 in which an extent of 1.29.5 hectare or 3 acre 20 cents
b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.35, S.No.1833/2 in which an extent of 0.53.5 hectare or 1 acre 32 cents
c) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.35, S.No.1834/4 in which an extent of 0.01.5 hectare or 4 cents
a), b) & c) totally measuring 1.84.5 hectares or **4 acres 56 cents**

(Covered under Sale Deed bearing Doc No.2923 of 2012 dated 13.06.2012)

Item No. 21

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, bearing Patta No.1561, S.No.184/2 in which an extent of 0.71.0 hectare or 1 acre 75 cents
b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi

Village, bearing Patta No.1564, S.No.206/2 in which an extent of 0.50.0 hectare or 1 acre 23.5 cents

c) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.998, S.No.163/2 in which an extent of 0.35.0 hectare or 86 cents

a), b) & c) totally measuring 1.56.0 hectares or **3 acres 84.5 cents**

(Covered under Sale Deed bearing Doc No.3020 of 2012 dated 18.06.2012)

Item No. 22

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, bearing Patta No.734, S.No.219/3A in which an extent of 0.79.5 hectare or 1 acre 96 cents

b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, bearing Patta No.736, S.No.233/1B in which an extent of 0.24.0 hectare or 59 cents, S.No.233/2 in which an extent of 0.62.0 hectare or 1 acre 53 cents

a) & b) totally measuring 1.65.5 hectares or **4 acres 08 cents**

(Covered under Sale Deed bearing Doc No.3016 of 2012 dated 18.06.2012)

Item No. 23

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village,

SI No.	Survey No	Hectares	Acres Cents	-
1.	1602/3	0.49.5	1.22	
2.	1607/2	0.75.0	1.85	
3.	918/2B	0.41.5	1.03	
	Total	1.66.0	4.10	

(Covered under Sale Deed bearing Doc No.2929 of 2012 dated 13.06.2012)

B. Item B - Properties in the name of M/s. Damiana Promoters Private Limited

Item No.1

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, Patta No.1124, S.No.1216/2A in which an extent of 0.60.0 hectare or 1 acres 48 cents

(Covered under Sale Deed bearing Doc No.2995 of 2012 dated 15.06.2012)

Item No.2

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, S.No.1178/4 in which an extent of 1.07.0 hectare or 2 Acre 64 cents of lands.

b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, S.No.1158/1 in which an extent of 0.08.5 hectare or 21 cents of lands.

c) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, S.No.1158/3 in which an extent of 0.25.0 hectare or **62 cents** of lands.

Totally 1.40.5 hectare or **3 Acre and 47 Cents**

(Covered under Sale Deed bearing Doc No.2994 of 2012 dated 15.06.2012)

Item No.3

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village II, bearing Patta No.1857, S.No.1182/1A in which an extent of 1.10.0 hectares or 2 Acre 72 cents of land

(Covered under Sale Deed bearing Doc No.2991 of 2012 dated 15.06.2012)

Item No.4

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village II, S.No.1194/1 in which an extent of 6 Acre 97 cents of land, out of which Southern 4 Acres 87 Cents, out of which Eastern 2 acres 63 cents bearing Patta No. 1379. As per new sub division, Survey No.1194/1F in which an extent of 1.06.0 hectare or 2 acres 62 cents of land.

(Covered under Sale Deed bearing Doc No.2997 of 2012 dated 15.06.2012)

Item No.5

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village II, bearing Patta No.2578, S.No.1006 in which an extent of 1.37.5 hectares or 3 Acre 40 cents of land bounded on the

North : Lands belonging to Sudalai
 South : Poovani Cart Track
 East : Lands belonging to Chinnavellaian Vagayara
 West : Lands belonging to C.Sudalai

Totally an extent of 3 acres 40 cents of land

(Covered under Sale Deed bearing Doc No.3018 of 2012 dated 15.06.2012)

Item No.6

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village, bearing Patta No.437, S.No.1800/2 in which an extent of 0.40.0 hectares or 99 cents of land bounded on the

North : Lands belonging to Agnimuthammal
 South : Lands belonging to Narayanasmy Naicker Vagayara
 East : Lands belonging to Mayandiah Pillai Vagayara
 West : Lands belonging to Ramalingam Pillai Vagayara

b) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Singathakurichi Village, bearing Patta No.53, S.No.709/3A in which an extent of 0.33.5 hectares or 83 cents of land

c) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Singathakurichi Village, bearing Patta No.53, S.No.709/3B in which an extent of 0.33.5 hectares or 83 cents of land

d) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Singathakurichi Village, bearing Patta No.1601, S.No.709/1 in which an extent of 0.49.5 hectares or 1 acre 22 cents of land out of which an extent of 0.38.0 hectares or **94 cents** on the western end bounded on the

North : Lands belonging to Bala Rice Mill
 South : Lands belonging to V.Ponnusamy Naicker
 East : Lands belonging to Sakthivel
 West : Lands belonging to S.Chelliah

a) to d) totally 1.05.0 hectares or **3 acres 59 cents**

(Covered under Sale Deed bearing Doc No.3028 of 2012 dated 18.06.2012)

Item No.7

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi

Village-I, S.No.1025/1 in which an extent of 0.72.5 hectare or 1 acre 79 cents bounded on the

North : S.Gomathi Ammal land
South : S.Sankarasubbu Pillai land
East : Piramu Ammai Seethana, K.Arumugam Pillai and K Shanmuga Pillai land
West : S.P.Athimoolathammal land

b) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-I, bearing Patta No.1221, S.No.1026/1B in which an extent of 0.39.0 hectare or 96 cents of land bounded on the

North : Kuppusamiah Pillai land
South : P.Kalyani Ammal land
East : M.Sankaravadivu Ammal land
West : M.Sankaran Pillai Vagayara land

a) and b) totally an extent of 2 acres 75 cents, out of this, undivided 3/4th portion measuring **2 acres 06 cents** equivalent to 0.83.5 hectares of land

(Covered under Sale Deed bearing Doc No.3023 of 2012 dated 15.06.2012)

Item No.8

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, bearing Patta No.1737,

Sl. No.	S.No	Hectares	Acre - Cents
1.	1195/2	0.17.5	0.43
2.	1196/1	0.35.0	0.86
3.	1196/5A	0.26.0	0.64
	Total	0.78.5	1.93

(Covered under Sale Deed bearing Doc No.3027 of 2012 dated 15.06.2012)

Item No.9

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village, bearing Patta No.1775, Survey No.1856/3 in which an extent of 0.79.0 hectare or 1 acre 95 cents of land, Survey No.1856/4 in which an extent of 0.13.0 hectare or 32 cents of land, totaling to an extent of **2 acres and 27 cents**

(Covered under Sale Deed bearing Doc No.3024 of 2012 dated 18.06.2012)

Item No.10

a) All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village, bearing Patta No.1472, Survey No.1206/5 in which an extent of 1.47.50 hectares or 3 acre 64 cents of land,

b) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Singathakurichi Village, Survey No.706/1 in which an extent of 0.49.0 hectares or 1 acre 21 cents of land,

c) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Singathakurichi Village, Survey No.706/2 in which an extent of 0.27.5 hectares or 68 cents of land

Property b & c together bounded on the

North : Ponnusamy land
South : Valli Ammal land
East : Sappani land
West : Sellakutti land

Totaling to an extent of **1 acres and 89 cents**

d) All that piece and parcel of land situated in Palayamkottai Registration District, Murappanadu Sub Registration District, Srivaikuntam Taluk, Singathakurichi Village, Survey

No.690/2 in which an extent of 0.81.5 hectare or 2 Acres 1 cents out of which Eastern **1 Acre** of land equivalent to 0.40.5 hectare bounded on the

North : V Sankaran Land
 South : L Nagamani Nayakar Land
 East : Ramasamy Land
 West : Vadivelan Land

(Covered under Sale Deed bearing Doc No.3029 of 2012 dated 18.06.2012)

Item No.11

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village, bearing Patta No.2736, Survey No.1021/2 in which an extent of 0.84.0 hectares or 2 acre 07 cents of land, bounded on the

North : S.Subramania Pillai land
 South : V.Nellaippa Pillai Vagayara land
 East : Lakshmi Ammal land
 West : Maharaboosanam Ayyankar land

Totaling to an extent of **2 acres and 07 cents** of land

(Covered under Sale Deed bearing Doc No.2989 of 2012 dated 15.06.2012)

Item No.12

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam union limits, Sekkarakudi Village, bearing Patta No.1582, Survey No.1051/1C in which an extent of 0.39.0 hectares or **96 cents** of land

(Covered under Sale Deed bearing Doc No.2996 of 2012 dated 15.06.2012)

Item No.13

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, S.No.1028 in which an extent of 0.62.50 hectare or **1 acres 54 cents**

(Covered under Sale Deed bearing Doc No.2993 of 2012 dated 15.06.2012)

Item No.14

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village II, bearing Patta No.800, Survey No.1182/3B in which an extent of 0.47.0 hectare or **1 Acre 16 cents** of land,

(Covered under Sale Deed bearing Doc No.2990 of 2012 dated 15.06.2012)

Item No.15

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village,

SI No.	Survey No	Hectares	Acres Cents	-
1.	1181/4	0.91.0	2.25	
2.	1366/1B	0.02.5	0.06	
3.	1366/3B	0.69.0	1.70	
	Total	1.62.5	4.01	

(Covered under Sale Deed bearing Doc No.2922 of 2012 dated 13.06.2012)

Item No.16

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, Survey No.1307 in which an extent of 1.13.5 hectare or **2 Acre 80 cents** of land
(Covered under Sale Deed bearing Doc No.2927 of 2012 dated 13.06.2012)

Item No.17

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, Survey No.1184/2A in which an extent of 1.32.5 hectare or 3 Acre 27 cents of land of this southern portion measuring 1.22.5 hectare or **3 acre 03 cents** bounded on the

North : Ramalingam Land 24 cents in S.No.1184/24 Northern portion
South : Land in S.No.1184/2B1
East : M.Akkinimuthammal & Erulammai Ammal Lands
West : U.S. Subbiah Pillai land

(Covered under Sale Deed bearing Doc No.2928 of 2012 dated 13.06.2012)

Item No.18

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.35, Survey No.1260 in which an extent of 0.45.5 hectare or **1 Acre 12 cents** of land

(Covered under Sale Deed bearing Doc No.2937 of 2012 dated 13.06.2012)

Item No.19

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village-II, bearing Patta No.1063, Survey No.1182/2A in which an extent of 0.93.0 hectare or **2 Acre 30 cents** of land

(Covered under Sale Deed bearing Doc No.2992 of 2012 dated 15.06.2012)

Item No.20

All that piece and parcel of land situated in Tuticorin Registration District, Pudukottai Sub Registration District, Srivaikuntam Taluk, Karungulam Panchayat Union limits, Sekkarakudi Village, bearing Patta No.1751, Survey No.1303/2A2 in which an extent of 0.28.0 hectare or **69 cents** of land

(Covered under Sale Deed bearing Doc No.2930 of 2012 dated 13.06.2012)