

STATE BANK OF INDIA
STRESSED ASSETS MANAGEMENT BRANCH (SECUNDERABAD),
5th Floor, Rear Block, HMWSSB Compound, D.No.6-2-915,
Khairatabad, Hyderabad-500 004.
Landline No (Off):040-23221863 E-mail ID: sbi.04106 @sbi.co.in

Authorized Officer's Details: Name: **Sri. G.Rajendra Kumar**
Phone No. of Branch: **040- 23251911**, Mobile No: **9849843718**

M/S ABHIRAM INFRA PROJECTS PVT. LTD Regd. Office: Flat No. B-302, Utsav Seenappa Layout, New BEL Road, Bengaluru-560094, Karnataka.	M/S ABHIRAM INFRA PROJECTS PVT. LTD C-81, Flat No.402, Sri Jyothi Nilayam, Madhura Nagar, Hyderabad – 500 038
Sri K . Madan Mohan Reddy, 5-267, Gorijavolu Village,Nadendla Mandal, Guntur District, Andhra Pradesh. Pin: 522549	Sri K. Veera Reddy, 5-267, Gorijavolu Village, Nadendla Mandal, Guntur District,Andhra Pradesh. Pin: 522549.
Sri A. Peri Reddy, Flat No. 402,C-81,Shri Jyothi Nilayam, Madhura Nagar, Hyderabad-500 038.	Sri A. Ayodhya Rami Reddy, Flat No.8-2- 293/82/L, 23/B/C1-A, MLA's Colony, Road No.12, Banjara Hills, Hyderabad-500 034.
Smt A. Rama Devi, W/o A. Peri Reddy, Flat No. 402, C-81, Shri Jyothi Nilayam, Madhura Nagar, Hyderabad-500 038.	Smt R. Anusha W/o K. Madan Mohan Reddy, 5-267, Gorijavolu Village, Nadendla Mandal, Guntur District, Andhra Pradesh. Pin: 522549.
M/s Maridi Eco Industries Pvt Ltd, Flat No. 1A/4, D. No. 8-2-618/2/2, R.K. Residency, Road No.11, Banjara Hills, Hyderabad-500 034.	M/s PGKM Infra Projects Ltd, 6-3-1089/10 &11, Gulmohar Avenue, Rajbhavan Road, Somajiguda, Hyderabad-500 082..

E-AUCTION SALE NOTICE

SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISION TO RULE 8(6) OF SECURITY INTEREST (ENFORCEMENT) RULE 2002

Notice is hereby given to the public in general and in particular the Borrower (s) and guarantor (s) that the below described immovable property mortgaged / charged to the Secured Creditor the possession of which has been taken by the Authorised Officer of State Bank of India , SAMB, Secunderabad (Secured creditor), on 16/11/18 & 22/11/18, will be sold on **“AS IS WHERE IS BASIS” “AS IS WHAT IS BASIS”** and **“WHATEVER THERE IS”** on 29/03/2019 for recovery of **Rs.11,66,55,889/- (Rupees Eleven crore sixty six lakhs fifty five thousand eight hundred eighty nine only)** as on **12.07.2018 + subsequent interest, charges, other dues (present/future) etc,** from **Borrower M/S ABHIRAM INFRA PROJECTS PVT. LTD,**

Guarantors 1) Sri K. Madan Mohan Reddy 2) Sri K. Veera Reddy, 3) Sri.A.Peri Reddy, 4) Sri.A. Ayodhya Rami Reddy, 5) Smt.A. Rama Devi, 6) Smt.R. Anusha, Corporate Guarantors 7) M/s Maridi Eco Industries Pvt Ltd and 8) M/s PGKM Infra Projects Ltd.

The reserve price, the earnest money deposit and discription of the property given below:

S.No	Name of Title Deed Holder	Description of Property	Reserve price (below which property will not be sold)/EMD/ Bid Increment
1	M/s Abhiram Infra Projects Pvt.Ltd (AIPPL).	Industrial admeasuring Ac-2.00 cents in Sy. No. 1/38 , situated at Gabbabi Kaval Village, Harohalli, Kanakapura Main Road, Ramanagara District, Bangalore, Karnataka.	Reserve Price: Rs.3,23,00,000/- Earnest Money Deposit (EMD) 10% of the Reserve Price Rs. 32,30,000/- Bid Increment Amount Rs.1,00,000/-
2	M/s Maridi Eco Industries Pvt.Ltd.(Guarantor)	Industrial land & Building admeasuring Ac-2.00 cents in Sy. No. 1/37 situated at Gabbabi Kaval Village, Harohalli, Kanakapura Main Road, Ramanagara District, Bangalore , Karnataka.	Reserve Price: Rs.3,41,00,000/- Earnest Money Deposit (EMD) 10% of the Reserve Price Rs. 34,10,000/- Bid Increment Amount Rs.1,00,000/-
3	M/s. Abhiram Infra Projects Private Ltd.	Non-Agricultural land admeasuring Ac-5.18 ½ cents in D.Nos.5/1B1, 4/A1, 2B1A, 4B1A & 4/A1, situated at Gorijavolu Village, Nadendla Mandal, Guntur District.A.P.	Reserve Price: Rs.80,00,000/- Earnest Money Deposit (EMD) 10% of the Reserve Price Rs. 8,00,000/- Bid Increment Amount Rs.50,000/-
4	hriAlla Peri Reddy (Guarantor). & Smt.Alla Rama Devi (Guarantor).	Non-agricultural Land admeasuring Ac-18-07 ½ cents in Sy.Nos. 389, 385/2A, 395/C, 395/B, 391/B, 368, 384 & 385/1 situated at Gorijavolu Village, Nadendla Mandal, Guntur District, A.P. Non-agricultural land admeasuring Ac-21.28 cents in Sy.Nos. 390, 391/A, 391/B, 417, 418/1B, 455/A, 455/D1, 452/B, 453/C, 452/C1, 452/E, 453/A3, 453/A1, 456/A3, 12/1RU, 10/C1, 10/C/3, 11/1A3, 11/1A, 11/131, 11/1C, 11/2AC & 12/1, situated at Gorijavolu	Reserve Price: Rs.6,02,00,000/- Earnest Money Deposit (EMD) 10% of the Reserve Price Rs. 60,20,000/- Bid Increment Amount Rs.1,00,000/-

		Village, Nadendla Mandal, Guntur District, A.P. Total land Acres 39.355 cents	
5	M/s PGKM Infra Projects Ltd (Guarantor).	Non-agricultural Land admeasuring Ac-24.26 cents in Sy.No.C,481/A, 481/B, 260/A2, 260/B2, 262/C1, 481/2A, 481/2B, 521, 268/A2, 268/B, 259, 258, 371/C, 360/A3, 367/D, 366/2, 361/1A & 371/1A in Mydavolu (V)& Vankayalapadu (V), Yedlapadu Mandal, Guntur Dist. A.P.	Reserve Price: Rs.4,63,00,000/- Earnest Money Deposit (EMD) 10% of the Reserve Price Rs.46,30,000/- Bid Increment Amount Rs.1,00,000/-
Date and time for submission of request letter of participation/KYC Documents/Proof of EMD etc.		On or before 27.03.2019 05.00 P.M.	

Date & Time of Inspection of the Property: from 18.03.2019 to 22.03.2019 between 11.00 AM & 5.00 PM. For Bangalore properties, from 23.03.2019 to 24.03.2019 between 11.00 AM to 5.00 PM

For detailed terms and conditions of the sale, please refer to the link provided in secured creditors website i.e. www.sbi.co.in

Terms and Conditions of the E-Auction are as under:

1. E-Auction is being held on “**AS IS WHERE IS**”, “**AS IS WHAT IS BASIS**”&“**WHATEVER THERE IS**” and will be conducted “On Line”. The auction will be conducted through the Bank’s approved service provider M/S C1 India Pvt Ltd at the web portal (<http://www.bankauctions.com>). E-Auction Tender Document containing online e-Auction bid form, Declaration, General Terms and Conditions of online auction sale are available in websites.

a) <https://www.bankauctions.com>, b) <https://tenders.gov.in>

2. To the best of knowledge and information of the Authorized Officer, there are no encumbrances on the properties. However, the intending bidders should make their own independent enquiries regarding the encumbrances, title of properties 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 Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues.

3. The intending purchasers / bidders are required to deposit EMD amount either through NEFT/ RTGS in the Account No.32669084199, State Bank of India SAM Branch Secunderabad, IFSC Code: SBIN0004106.

4. The intending bidder should submit the evidence for 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. Voter ID Card/ Driving License/ Passport etc.,(ii) Current Address-Proof for communication, (iii) PAN card of the bidder,(iv) valid e-mail ID, (v) contact number (Mobile/Landline) of the bidder etc. to the Authorized Officer of STATE BANK OF INDIA, SAM

Branch, Secunderabad at Khairtabad, Hyderabad-500 004 by 27.03.19 before 05.00 P.M. Scanned copies of the original of these documents can also be submitted to e-mail Id of Authorized officer.

5. Names of the Eligible Bidders, will be identified by the STATE BANK OF INDIA, SAM Branch, Secunderabad to participate in online e-auction on the portal in sbi.auctiontiger.net, M/S C1 India Pvt Ltd will provide User ID & Password after due verification of PAN of the Eligible Bidders. For Technical related queries and e-Auction procedures please contact M/S C1 India Pvt Ltd, Building 301, Udyog Vihar, Phase-2, Gulf Petrochem Building, Gurgaon, Haryana-122015, <https://www.bankauctions.com>.

6. It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property before submission of the bid.

7. The e-Auction/bidding of above properties would be conducted exactly on the scheduled Date & Time as mentioned against each property. The bidder shall improve their offer in multiple of the amount mentioned under the column "Bid Increment Amount" against each property. In case bid is placed in the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes. The bidder who submits the highest bid amount (not below the Reserve Price on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by the Authorised Officer/ Secured Creditor.

8. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, immediately on acceptance of bid price by the Authorised Officer and the balance of the sale price on or before 15th day of sale or within such extended period as agreed upon in writing and solely at the discretion of the Authorised Officer. Default in deposit of amount by the successful bidder would entail forfeiture of the whole money, already deposited and property shall be put to re-auction and the defaulting bidder shall have no claim/ right in respect of property/ amount.

9. The prospective qualified bidders may avail online training on e-Auction from M/S C1 India Pvt Ltd, Building 301, Udyog Vihar, Phase-2, Gulf Petrochem Building, Gurgaon, Haryana-122015, <https://www.bankauctions.com>. Help Line No. +91-124-4302020/21/22/23/24, +91-9700333933, email ID: support@bankauctions.com and bikkina.gandhi@c1india.com, prior to the date of e-Auction. Neither the Authorised Officer/ Bank nor M/S C1 India Pvt Ltd, Building 301, Udyog Vihar, Phase-2, Gulf Petrochem Building, Gurgaon, Haryana-122015, <https://www.bankauctions.com> will be held responsible for any Internet Network problem/Power failure/ any other technical lapses/failure etc. In order to ward-off such contingent situation the interested bidders are requested to ensure that they are technically well equipped with adequate power back-up etc. for successfully participating in the e-Auction event.

10. The purchaser shall bear the applicable stamp duties/ additional stamp duty/ transfer charges, fee etc. and also all the statutory/ non-statutory dues, taxes, rates, assessment charges, fees etc. owing to anybody.

11. The Authorised Officer/Bank is not bound to accept the highest offer and has the absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction or withdraw any property or portion thereof from the auction proceedings at any stage without assigning any

reason there for. The Authorised Officer has to absolute right to extend timelines as per SARFAESI Act.

12. The Sale Certificate will be issued in the name of the purchaser(s) / applicant (s) only and will not be issued in any other name(s).

13. The sale shall be subject to rules/ conditions prescribed under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

14. The Properties will not be sold below the Reserve Price. The Highest bidder shall deposit 25% of the sale price including EMD immediately i.e. within 24 hours of auction and balance 75% within 15 days.

15. This sale will attract the provisions of Sec 194-IA of the Income Tax Act.

For inspection and any clarifications the intending bidders may contact the Authorised Officer on Phone No. **040-23251911** or Bank's Approved Resolution Agent **M/S Sreerama Associates, on Cell Nos 9866065687,9440887967,8186860808**

Note: This is also a notice to the Borrower/ Guarantors of the said loan about holding of e-auction sale of the property on the aforesaid mentioned date if the dues are not repaid in full before the date of e-auction.

Date: 22/02/2019
Place:Hyderabad.

AGM & Authorized Officer,
State Bank of India, SAM Branch, Secunderabad.

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W/o A. Peri Reddy,
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Sri A. Ayodhya Rami Reddy,
Flat No.8-2-293/82/L,
23/B/C1-A, MLA's Colony,
Road No.12,
Banjara Hills,
Hyderabad-500 034.

Smt R. Anusha
W/o K. Madan Mohan Reddy,
5-267, Gorijavolu Village,
Nadendla Mandal,
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Andhra Pradesh. Pin: 522549.

M/s PGKM Infra Projects Ltd,
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