

**Property will be sold on “AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS” Basis**

01	Name and Address of the Borrower	<p><b>M/s Gem Multicolor Print &amp; Pack India Ltd.</b>  <b>Reg. Office: 9/482, Mohalla Dinanath Bazar, Saharanpur</b></p> <p>(i) Shri Shalabh Rai s/o Late Shri Mahesh Chand as himself and Legal heir of Late Sh. Shisir Rai b/o Late Shri Shalabh Rai  (ii) Shri Nishant Gupta s/o Late Shri R P Gupta  (iii) Shri Neelmani Gupta s/o Late Shri R P gupta  (iv) Mrs Jaya Gupta w/o Late Shri R P gupta,  (Legal heir of Late Shri R.P. Gupta)  (v) Mrs Richa Rastogi w/o Sandip Rastogi (Legal heir of Late Shri Mahesh Chand) &amp;  (vi) Mrs Subhra Rastogi w/o Shri Vijay Kumar Rastogi (Legal heir of Late Shri Mahesh Chand)  (vii) Shri Shalabh Rai s/o Late Shri Mahesh Chand as Legal Heir of Sh. Shisir Rai b/o Sh. Shalabh Rai</p>
02	Name and address of Branch, the secured creditor	<p>Stressed Assets Recovery Branch,  State Bank of India,  2<sup>nd</sup> Floor, Ajeet Complex,  Saharanpur Road, Dehradun-248001.</p>
03	Description of the immovable secured assets to be sold	<p><b><u>PROPERTY NO. 01</u></b>  1)Factory land &amp; building at a)khasra No.54/1 sale deed no. 2031 dated 12.06.2001 area 0.068 hectare &amp; b) 54/2, sale deed no. 2028 dated 12.06.2001 area 0.102 hectare situated at Kamdhenu Complex, Janta Road, Saharanpur, land area measuring 1700 sq. mtrs. (2032.44 sq. yards), acquired vide 2 sale deeds dated 12.06.01, with covered area of 14637 sq. ft. and 4707 sq. ft. on ground &amp; 1<sup>st</sup> floors respectively  East: Property of Ramesh Kumar, West: Road 20'wide &amp; property of M/s Sant Export, North: Others property, South: Others property</p> <p><b><u>PROPERTY NO. 02</u></b>  Factory land &amp; building, at khasra No.52M, Kamdhenu Complex, Janta Road, Saharanpur, land area measuring 1190 sq. yards, (near to factory land), acquired by Company vide 2 sale deeds no. 3830 dt 22.07.2005 area 595 sq.yds. and 3831 dated 22.07.2005 area 595.00 sq. yds  East: Road 24 Ft wide, West: Others property, North: Others property  South: Rasta thereafter property of Sant Export</p>
04	Details of the encumbrances know to the secured creditor	Not known
05	The secured debt for recovery of which the property is to be sold	Rs. 6,85,76,535.53 (Rupees Six Crore Eighty Five Lac Seventy Six Thousand Five Hundred Thirty Five and Paise Fifty Three Only) as per 13 (2) dated 27.11.2019 and further interest + legal charges+ cost & other expenses etc., less recovery, if any.
06	Deposit of earnest money	<p><b>EMD FOR PROPERTY NO. 01: Rs. 28,80,000/- (Rupees Twenty Eight Lac Eighty Thousand Only)</b></p> <p><b>EMD FOR PROPERTY NO. 02: Rs. 12,10,000/- (Rupees Twelve Lac Ten Thousand Only)</b></p> <p>being the 10% of Reserve Price to be remitted by RTGS/NEFT to the Bidder Global EMD wallet maintained with MSTC.</p>
07	Reserve price of the immovable secured assets:	<b>RESERVE PRICE FOR PROPERTY NO. 01: Rs. 2,88,00,000/- (Rupees Two Crore Eighty Eight Lac Only)</b>
	Bank account in which EMD to be remitted	<b>RESERVE PRICE FOR PROPERTY NO. 02: Rs. 1,21,00,000/- (Rupees One Crore Twenty One Lac Only)</b>
	Last Date and Time within	Bidder Global EMD wallet maintained with MSTC.

	which EMD to be remitted	<p>(Bidder /Purchase to register on e auction portal <a href="https://mstcecommerce.com/auctionhome/ibapi/index.jsp">https://mstcecommerce.com/auctionhome/ibapi/index.jsp</a> using his mobile no and email Id .KYC verification will be done, bidder to upload requisite KYC documents, which will be verified by MSTC, may take 02 working days)</p> <p><b><u>Process of EMD deposit</u></b></p> <p>“Interested bidder may deposit Pre-Bid EMD with MSTC before the date of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment in MSTC’s Bank account and updation of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amount well in advance to avoid any last minute problem.”</p>
08	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 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.
09	Time and place of public e-Auction or time after which sale by any other mode shall be completed	<p>Date: 22.02.2024</p> <p>Time: From 11:00 A.M to 16:00 P.M with unlimited extension of 10 minutes each</p>
10	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 provide as mentioned above	<a href="https://mstcecommerce.com/auctionhome/ibapi/index.jsp">https://mstcecommerce.com/auctionhome/ibapi/index.jsp</a>
11	(i) Bid increment amount: (ii) Auto extension: (iii) Bid currency & unit of measurement	<p>For property No. 1: Rs. 1,00,000/-</p> <p>For property No. 2: Rs. 1,00,000/-</p> <p>unlimited extension of 10 minutes each</p> <p>INR</p>
12	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	<p>Date: 12.02.2024 Time: 2.00 PM To 5.00 PM.</p> <p>Name : Sunil Kumar Duseja (Authorise Officer, CM) Mobile No: 9990045341.</p> <p>Name : Suraj Rawat (CCO) Mobile No: 7589303809</p>
13	Other conditions	<p>(a) Bidder /Purchase to register one-auction portal <a href="https://mstcecommerce.com/auctionhome/ibapi/index.jsp">https://mstcecommerce.com/auctionhome/ibapi/index.jsp</a> using his mobile no and email Id .KYC verification will be done, bidder to upload requisite KYC documents, which will be verified by MSTC, may take 02 working days))</p> <p>(b) The intending bidder should transfer the EMD amount from his Account through NEFT/RTGS/transfer/Challan to his/her Global EMD wallet maintained with MSTC before auction date.</p>

		<p>(c) Name of Eligible Bidders will be identified by the State Bank of India, Stressed Assets Recovery Branch, Varanasi to participate in online e-Auction on the portal <a href="https://mstcecommerce.com/auctionhome/ibapi/index.jsp">https://mstcecommerce.com/auctionhome/ibapi/index.jsp</a> <b>Vendor: M/s MSTC Ltd</b> who will provide user ID and Password after due verification on PAN of the Eligible Bidders.</p> <p>(d) 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>(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 auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor.</p> <p>(o) 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 may it be subsequently sold.</p>
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Date: - 01.02.2024  
Place: Dehradun

(Sunil Kumar Duseja)  
AUTHORISED OFFICER