



STATE BANK OF INDIA
STRESSED ASSETS MANAGEMENT BRANCH
COIMBATORE

Authorised Officer's Details:
Name: Shri. N. Ulaganathan
Mobile No: 9496362888
e-mail ID: sbi.16454@sbi.co.in

Raja Plaza, First Floor
No.1112, Avinashi Road
COIMBATORE 641 037
Land Line No:(Office) 0422-
2245451

SALE NOTICE FOR SALE OF MOVABLE AND IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Movable and Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to 6(2) and 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 movable and immovable property/ies hypothecated/Mortgaged/ charged to the Secured Creditor(s), the constructive Possession of which has been taken by the Authorised Officer of State Bank of India being the Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on 05.01.2024, for recovery of dues of Rs. 98,17,10,722/- (Rupees Ninety eight crores seventeen lakh ten thousand seven hundred and twenty two Only) as on 11.12.2023 with future interest and costs due to the State Bank of India from M/s Merchem Limited its guarantors namely (1) Shri.P.E.Thomas, 50/934A, 'Pulinat', Bank Junction, Edappally, Kochi- 682024 (Guarantor), (2) Smt. Jolly Thomas, 50/934A, 'Pulinat', Bank Junction, Edappally, Kochi- 682024, (3) Shri. Raj Paul, 50/934A, 'Pulinat', Bank Junction, Edappally, Kochi- 682024 (Guarantor), (4) Shri.C.J.Joséph, Flat No.2, 3rd Floor, HIMI, Rajasthan Shopping Centre, Sion, Mumbai- 400 022 (Guarantor) & (5) Shri.P.M.Raju, Pulinatt House, Thrikkatathoor P.O., Muvattupuzha – 683557, Ernakulam Dist. (Guarantor) (6) Merchem India P Ltd V/772A, 14 Development Area, Edayar, Muppathadom P.O, Paravur, Ernakulam, Kerala- 683110 (Corporate Guarantor) (7) M/s Grove Limited, XXX/512,45A, Development Plot, Kalamassery, Ernakulam, Kerala – 683109.

PROPERTY SCHEDULE
MOVABLE PROPERTIES & IMMOVABLE PROPERTIES

(1) Property ID No:SBIN16454MERCER02

Land with Building to an extent of 79.32 ares (195 cents) bearing No.VIII/649A in Sy.No.261/10, 261/7, Block No.31 of Irapuram village in the name of Sri.Raj Paul S/o Sri.P.E.Thomas, covered under Sale Deed No.3046/1997 dated 21.06.1997 and settlement deed No.3047/1997 dated 21.06.1997, with the following boundaries

East – Panchayat Road,

North – PUI canal and Property in possession of Palakkakuzhi chacko

West – Pathway

South – Road and vacant Government land

(Reserve Price – Rs. 1,58,00,000/-)

(2) PropertyIDNo:SBIN16454MERCER03

Land to an extent of 78.60 Ares (194.220 cents) comprised in Sy.No.121/1 & 121/2 (Old Sy.No.806/1 and 807/1C/1) in Block 32 at Airapuram Village, Kunnathunadu Taluk, Ernakulam District in the name of Sri. P M Raju, covered under Sale Deed No.3927/2004 dated 22.07.2004, with the following boundaries

North – Road

East – Property of Pullinattu Sosha

West – Road



South – Arthunkal Purayidam
(Reserve Price – Rs. 1,14,00,000/-)

(3) Property ID No: SBIN16454MERCCEM04

Land to an extent of 68.39 Are at Sy.No.558/1B at Thirumaradi Village, Moovattupuzha Taluk, Ernakulam District in the name of Chittethu Joseph Joseph covered under Sale Deed No.1735/1982, with the following boundaries

North – Property of Mazhamel Kariya
East – Property of Vellaserril Varky and Paili
West – Road
South – House of Kadayil

(Reserve Price – Rs. 65,00,000/-)

DETAILS OF E-AUCTION SALE:

Property No.	Reserve Price	Earnest Money to be deposited	Bid Multiplier	Date and Time of E-Auction
1	1,58,00,000/-	15,80,000/-	2,00,000/-	05.01.2024 & 11:00 AM to 04:00 PM
2	1,14,00,000/-	14,00,000/-	2,00,000/-	05.01.2024 & 11:00 AM to 04:00 PM
3	65,00,000/-	6,50,000/-	2,00,000/-	05.01.2024 & 11:00 AM to 04:00 PM

INSPECTION OF PROPERTIES	From 29.12.2023 between 11:00 am and 4:00 pm
LAST DATE & TIME FOR SUBMISSION OF PROOF OF EMD	Interested bidder may deposit Pre-Bid EMD with MSTC before the close 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
Encumbrance know to bank , if any :- Nil	

The auction will be conducted online only, through the web portal <https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp>. The bidder registration should be completed by bidder well in advance, before e-auction date as the process takes minimum of 2 to 3 working days.

For detailed terms and conditions of the E-auction sale, steps to be followed by bidder for registration with e-auction portal and E-Auction tender documents containing online a-auction bid form, Declaration etc, please refer to the link provided in <https://ibapi.in> & <https://bank.sbi>

कृते भारतीय स्टेट बैंक For State Bank of India

सहायक महा प्रबंधक Assistant General Manager
सनावप्रस्त आस्तियो प्रबंधन शाखा, कोयंबटूर
Stressed Assets Management Br., CBE-37

(N. ULAGANATHAN)

Assistant General Manager & Authorised Officer

Date: 11.12.2023
Place: Coimbatore