

## DEBTS RECOVERY TRIBUNAL-I Ministry of Finance, Department of Financial Service, Government of India 4<sup>th</sup> Floor, Bhikhubhai Chambers, Nr. Kochrab Ashram Ellisbridge, Paldi, Ahmedabad-380 006

FORM NO.22 (Earlier 62) [Regulation 37 (1) DRT Regulations, 2015] [See Rule 52 (1) of the Second Schedule to the Income-tax Act, 1961]

## E- AUCTION/SALE NOTICE THROUGH REGD.AD/DASTI/AFFIXATION/BEAT OF DRUM

PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961 READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTIONS ACT, 1993

R.C. No.113/2	015	0.A	No. 80/2013		
Certificate Ho	lder	State Bank of India	The state of the s		
		V/s	The same of the sa		
Certificate De	btors	Shri Sindhvai Ginning Factory & Ors			
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CD No. 1.	Shri Sindhavai Ginning Factory At Vaghel Road, Harij, Taluka Harij, Dist. Patan, Gujarat-384240.				
CD No. 2.	Shri Hasmukhlal Ravishankar Mehta Residing at Mehta Sheri, Harij, Taluka, Dist. Patan, Gujarat-384240.				
CD No. 3.	Smt. Bhagvatiben Hasmukhlal Mehta Residing at Mehta Sheri, Harij, Taluka, Dist. Patan, Gujarat-384240.				
CD No. 4.	Shri Chaxukkumar Hasmukhlal Mehta Residing at Mehta Sheri, Harij, Taluka, Dist. Patan, Gujarat-384240.				
CD No. 5.	Smt.	Champaben Upendrabhai Thakkar ding at Mehta Sheri, Harij, Taluka, Dist. Patan, Gujarat-384240.			
CD No. 6.	Landishbaj Mehta				

The under mentioned property will be sold by Public E-auction sale on 26<sup>th</sup> June, 2024 for recovery of sum of Rs. 15,88,39,975.54p (Rupees Fifteen Crores Eighty Eight Lacs Thirty Nine Thousand Nine Hundred Seventy Five and Paise Fifty Four Only) plus interest and cost payable as per Recovery Certificate issued by Hon'ble Presiding Officer, DRT-I (less amount already recovered, if any), from Shri Sindhvai Ginning Factory & Ors

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## **DESCRIPTION OF PROPERTY**

No. of lots	Description of the property to be sold with the names of the co-owners where the property belongs to defaulter and any other person as co-owners.	assessed upon the property	encum		which have been put forward	sold		
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					any other known particul ars bearing on its nature and value.		
1.	2.	3.	4.	5.	6.	7.	8.
Lot	La tela te					Reserve Price	10% EMD
No.			1700 E	No	Not	in Rs. 25,00,000/-	in Rs. 2,50,000/-
1.	R.S. No: 2218 & 2225, Shop No: 12, Ganj Bazar, Khetiwadi Utpanna Bazar Samiti, B/h Market Yard, Mouje: Harij, Ta: & Dist: Patan. Admeasuring 83.265 sq. mtrs + 83.265 sq. mtrs = 166.53 sq. mtrs. (GF and FF) and bounded as under: North: Road South: Road East: Shop No. 13 West: Shop No. 11	Known.	Not Known		Known		
2.	Shindhavi Ginning Factory, Survey No. 615p Vaghal Road, Nr. Essar Petrol Pump, Harij – Becharaji Road, Sim of Village Harij, Ta. Harij & Dist. Patan. Admeasuring 6750 sq. mtrs.	Not Known	Not Known	No	Not Known	97,16,000/-	9,71,600/-
3.	Plot No: 2252, 2253 & 2259, Near Harij A.P.M.C. Market Yard, Mouje: Harij, Ta: & Dist: Patan. Admeasuring 16.50 sq. mtrs, 15.9975 sq. mtrs and 19.6875 sq. mtrs respectively.	Not Known	Not Known	No	Not Known	5,17,000/-	51,700/-

 Auction/bidding shall only be through online electronic mode through the e-auction website i.e. https://www.drt.auctiontiger.net.

 The intending bidders should register the participation with the service provider-well in advance and get user ID and password for participating in E-auction. It can be procured only when the requisite earnest money is deposited in prescribed mode below.

 EMD shall be deposited by through RTGS/NEFT latest by till 4:00 PM on 24.06.2024 as per details as under:

Bank Name and Address State Bank of India, Commercial Branch

Account Name	SBI SAMB Ahmedabad Recovery Account
Account No.	31666015329
IFSC Code	SBIN0006926
Branch	SBI Commercial Branch, Opp. V.S. Hospital, Ahmedabad

EMD deposited thereafter shall not be considered for participation in the e-auction.

- In addition to above, the copy of PAN Card, Address Proof and Identity Proof, E-mail ID, Mobile Number, in case of the company, copy of board resolution passed by the Board of Directors of the company or any other document confirming representation/attorney of the company and the Receipt/Counter File of such deposit should reach to the said service provider through eauction website by uploading softcopies on or before 5:00 PM on 24.06.2024 and also hard copies alongwith EMDs deposit receipts should reach at the Office of Recovery Officer-I, DRT-I, Ahmedabad by 5:00 PM 24.06.2024. It is also held that earnest money of unsuccessful bidders shall be returned back in the respective accounts such bidders through the same mode of payment.
- Prospective bidder may avail online training from service provider

Name of Auction Agency	E-procurement Technologies Ltd. (Auction Tiger)
Address	B-704, Wall Street-II, Opp. Orient Club, Near Gujarat College, Ellisbridge, Ahmedabad-380006, Gujarat (India).
Contact person	Mr. Ram Sharma
Helpline Nos.	Contact No. 079-68136880 / 68136837 +91 9265562821 / 18, 9978591888
Helpline Email Address	ramprasad@auctiontiger.net & soni@auctiontiger.net & support@auctiontiger.net
For any property related queries may contact	Name: Shri Saurabh Srivastava Chief Manager & CO Mo. No. 8818803200 Name: Shri G. Nageshwara Rao Manager & CO Mo. No. 9704557261

- Prospective bidders are advised to visit website https://www.drt.auctiontiger.net for detailed 6. terms & conditions and procedure of sale before submitting their bids.
- The property shall not be sold below the reserve price. 7.
- The property shall be sold in 03 lots, with Reserve Price as mentioned above against each lot. 8.
- The bidder shall improve offer in multiples of Rs. 20,000/- for lot No.1, Rs. 50,000/- for lot No.2, Rs. 10,000 for lot No. 3 during entire auction period. 9.
- The property shall be sold "AS IS WHERE BASIS" and shall be subject to other terms and conditions as published on the official website of the e-auction agency. 10.
- The highest bidder shall have to deposit 25% of his final bid amount after adjustment of EMD already paid, by 5:00 P.M of immediate next bank working day through RTGS/NEFT in the account as mentioned above.
- The successful bidder/auction purchaser shall deposit the balance 75% of sale consideration amount on or before 15th day from the date of sale of the property. If the 15th day is Sunday or other Holiday, then on immediate first bank working day through RTGS/NEFT in the account as mentioned above. In addition to the above, the purchaser shall also deposit poundage fee @1% on total sale consideration money (plus Rs.10) through DD in favour of The Registrar, DRT-I, Ahmedabad. The DD prepared towards poundage's fees shall be submitted directly with the office of Recovery Officer-I, DRT-I, Ahmedabad.

- 13. In case of default of payment within the prescribed period, the deposit, after deduction the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government Account and the defaulting purchaser shall forfeit all claims to the property or the amount deposited. The property shall be resold forthwith, after the issue of fresh proclamation of sale. Further the purchaser shall also be liable to make good of any shortfall or difference between his final bid amount and the price for which it is subsequently sold.
- 14. The successful bidder should note that TDS and GST liability, if any, arising out of sale of properties will have to be borne by the successful bidder separately over and above the sale consideration amount and shall not be deducted from sale consideration amount confirmed by this forum.
- 15. Schedule of auction is as under:-

Date and Time of Inspection	14.06.2024	Between 02.00 PM to 4.00 PM
Date of uploading proof of EMD and other documents on E-auction website	24.06.2024	Up to 05.00pm
Last date of submissions of hard copies of proof of EMD and other documents with office of the Recovery Officer-I	24.06.2024	Up to 05.00pm
Date and Time of E-Auction:	26.06.2024	Between 12.00 Noon to 1.00 pm (with auto extension clause of 5 minutes, till auction completes)

16. The Recovery Officer has the absolute right to accept or reject any bid or bids or to postpone or cancel the e-auction without assigning any reasons.

Issued under my hand and seal of this Tribunal on this 29<sup>th</sup> Day April, 2024.

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(Love Kumar) Recovery Officer-I DRT-I, Ahmedabad