



Deutsche Bank House  
4-4A Western Tower, Sunny Side,  
Shafi Mohammad Road,  
Thousand Lights, Chennai - 600 006  
Tel +91 (44) 7130 9642

**AUCTION SALE NOTICE**

Date: 10<sup>th</sup> December 2024

To,

**1. M/S. SREE ANANDA TRADERS**  
NO.246, Purasiwalkam High Road,  
Chennai – 600007.

**2. MR. N Selvamani**  
O.No.81, N.No.40, Padavattaman Koil Street,  
Kosapet, Chennai – 600012.

**Also At, NO.246, Purasiwalkam High Road,**  
Chennai – 600007.

**3. Mr. Nandakumar G**  
O.No.81, N.No.40, Padavattaman Koil Street,  
Kosapet, Chennai – 600012.

**Also At, NO.246, Purasiwalkam High Road,**  
Chennai – 600007.

**4. Mr. Ravi Shankar G**  
O.No.81, N.No.40, Padavattaman Koil Street,  
Kosapet, Chennai – 600012.

**Also At, NO.246, Purasiwalkam High Road,**  
Chennai – 600007.

**5. Mr. Sivakumar G**  
O.No.81, N.No.40, Padavattaman Koil Street,  
Kosapet, Chennai – 600012.

**Also At, NO.246, Purasiwalkam High Road,**  
Chennai – 600007.

**6. Mr. Santhanam G**  
O.No.81, N.No.40, Padavattaman Koil Street,  
Kosapet, Chennai – 600012.

**Also At, NO.246, Purasiwalkam High Road,**  
Chennai – 600007.






**Ref:** - Loan Against property Account No. **300033131840019** for an amount of **Rs.1,96,50,000/- (Rupees One Crore Ninety-Six Lakhs Fifty Thousand Only)** and Guaranteed Emergency Credit Line (GECL) Account No. **320033131840019** for an amount of **Rs. 36,76,000/- (Rupees Thirty-Six Lakhs Seventy-Six Thousand Only)** with Deutsche Bank AG ("Bank").

Dear Sirs / Madam's,

1. M/s. Deutsche Bank, having its office at # 4-4A, Western Tower, Sunny Side, Shafi Mohammed Road, Thousand Lights, Chennai - 600 006 [Hereinafter called as "the Bank"], under Section 13 (2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (hereinafter referred to as 'the said Act'), has taken **possession on 19<sup>th</sup> July 2024** of immovable property being: -

"All That piece and parcel of Land and Building, bearing Old Door No.24, New Door No.40, (Previously N0.81), Padavetamman Koil Street, Perambur Barracks Road, Kosapet, Chennai - 600012, within the Registration District of Central Chennai, Sub-Registration District of Purasawalkam, comprised in Old S.No.2386, R.S.No.2751/2, measuring 1763 Sq.ft., as per patta, inclusive of the four feet broad lane leading to Chellappa Mudali Street, 1800 Sq.ft., as per document, Bounded on the :- North By: Raj Paris Flats; South By: Kesava Mudaliar's House in R.S. No.2752, 2753 and 2754; East By: Padavetamman Koil Street; West By: Raj Paris Flats and Chellapa Mudali Street." (Hereinafter referred to as "the said property").


2. You are further aware that the undersigned, for and on behalf of M/s. Deutsche Bank AG has taken possession of the above said property in furtherance of the secured debt due and payable by the borrowers and the guarantors to the tune of **Rs.2,47,28,208.74/- (Rupees Two Crore Forty-Seven Lakhs Twenty-Eight Thousand Two Hundred Eight and Seventy-Four Paise Only)**, as stated in the notice dated **17<sup>th</sup> June, 2022** issued under Section 13(2) of the SARFAESI Act,2002.
3. You are also aware that under Section 13(4)(a) of the said Act read with Rule 8 (5) of Security Interest (Enforcement) Rules, 2002, the undersigned is entitled to sell the above-mentioned property by inviting tenders from public or by holding Public Auction or by Private treaty or E-auction.




4. Now, please take notice that the said properties will be sold by the undersigned by Public Auction on **23<sup>rd</sup> January 2025** (the Auction date) at 12 pm., in the above-mentioned office. The date for inspection of the said property is fixed on 08<sup>th</sup> January 2025 between 11.00 am to 3.00 pm. The Reserve Price in respect of sale of the said property shall be **Rs.1,78,00,000/- (Rupees One Crore Seventy Eight Lakhs Only)**.
5. The offers for the said properties should reach the Office of the undersigned in a sealed envelope along with Demand Draft /Pay Order for **Rs.17,80,000/- (Rupees Seventeen Lakhs Eighty Thousand Only)** as Earnest Money Deposit on/before **22<sup>nd</sup> January 2025** by 2.00pm at Deutsche Bank A G, # 4-4A, Western Tower, Sunny Side, Shafi Mohammed Road, Thousand Lights, Chennai – 600 006. The Demand Draft/Pay Order should be drawn in favour of “M/s. Deutsche Bank AG EMD”. The above amount shall be refunded to the unsuccessful bidders. On the auction date or any day thereafter, when the Bank confirms the sale, the Purchaser will be required to pay a deposit of 25% (twenty-five percent) of the sale price with the undersigned. The balance amount of the purchase price shall be paid by the Purchaser to the undersigned on or before the fifteenth day of confirmation of the sale of the said property or such extended period as may be agreed upon in writing between the parties. The sale of the said property is strictly on “as is where is and what is basis”. The Bank reserves its right to reject any offer without assigning any reasons.
6. Please treat this as notice under Rule 8 sub-rule 6 of the Security Interest (Enforcement) Rules, 2002, where hereby we give you notice of thirty days that the sale of the secured asset/s on the terms mentioned above shall be effected on **23<sup>rd</sup> January 2025** (Date of auction sale). It is needless to add that you are entitled to settle your loan account by making payment of our entire dues with all costs, charges and expenses any time before above date fixed for sale.
7. Please treat this as notice under Rule 8 sub-rule 6 of the Security Interest (Enforcement) Rules, 2002.

For Deutsche Bank AG

  
Authorised Officer  
(Sateesh C)

