

**Asset Reconstruction Company (India) Ltd. (Arcil)**CIN-U65999MH2002PLC13484 | Website: <https://auction.arcil.co.in>

Acting in its capacity as Trustee of various Arcil Trusts

Arcil office: The Ruby, 10th floor, 29, Senapati Bapat Marg, Dadar (West) Mumbai-400 028

Branch Office:- Unit No.3, 3rd Floor, Vishishta Arcade, No.2243, 23rd Cross, Banshankari 2nd stage, Bangalore, 560070, Karnataka.

PUBLIC NOTICE FOR SALE THROUGH ONLINE E-AUCTION IN EXERCISE OF THE POWERS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 (SARFAESI ACT) READ WITH RULES 6, 8 & 9 OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Notice is hereby given to the public in general and to the Borrower (s) / Guarantor (s) / Mortgagor (s), in particular, that the below described immovable properties mortgaged/charged to the Asset Reconstruction Company (India) Limited, acting in its capacity as Trustee of various Arcil Trusts ("ARCIL") (pursuant to the assignment of financial asset vide registered Assignment Agreements), will be sold on "As is where is", "As is what is", "Whatever there is" and "Without recourse basis" by way of online e-auction, for recovery of outstanding dues of together with further interest, charges and costs etc., as detailed below in terms of the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act") read with Rules 6, 8 and 9 of the Security Interest (Enforcement) Rules, 2002 ("Rules").

Sr. No	Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgagor/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice dated : 30/11/2018	Possession type and date	Date & Time of Inspection	Type of Property and Area	Earnest Money Deposit (EMD) & Last Date for submission of Bid	Reserve Price	Date & Time of E-Auction
1	1. Mrs. R Bhuvaneshwari (Borrower) 2. Mrs. R Saroja (Co-Borrower) 3. M/s SHN Impex (Co-Borrower) 4. Mr. Jai Shankar K (Co-Borrower/ Guarantors)	LSBGL00216-170000608 Indostar Capital Finance Ltd	Arcil-Retail Loan Portfolio-060-A-Trust	Rs. 1,43,81,537/- (Rupees One Crore Forty-Three Lakh Eighty-One Thousand Five Hundred Thirty-Seven Only) as on 30/11/2018 + further Interest calculated thereon from 01.12.2018 + Legal Expenses	Physical Possession on 1st April 2026	On Request	Flat 1734 sq ft.	Rs. 1302000/- (Rupees Thirteen Lakh Two Thousand Only.) Same day 2 hours before Auction 08/09/2026 on 12:00 PM Bid Increment: As mentioned in the BID document.	Rs. 1,30,20,000/- (Rupees One Crore Thirty Lakh Twenty Thousand Only)	08.09.2026 on 3:00 PM

Description of the Secured Asset being auctioned: **Property owned by: R Bhuvaneshwari** Schedule Property
Schedule A - All that piece and parcel of the immovable property bearing Municipal No. 34, PID No. 100-760-34, MLA Layout, RMV 2nd Stage, Sanjaynagar 4th Block, Bangalore 560094 measuring East to West 80 feet and North to South 50 feet totally 4000 Sq feet and **bounded on East by** : Site No. 43, **West by** : Road, **North by** : Site No. 33, **South by** : Site No. 35
Schedule B - Flat No 102 bearing Khata No 34/1 in Ground Floor (3 BHK) of premises 'Balaji Enclave-3' with upturnerences bearing Municipal No 34/1, PID No. 100-760-34/1, MLA Layout, RMV 2nd Stage, Sanjaynagar 4th Block, Bangalore 560094. Flat measuring Super built up area of 1734 Sft with Vitrified Tiles Flooring and with 500 Sft of Proportionate undivided share right and interest of land of the land at Schedule 'A' with one car parking at Stilt Floor marked as 102, with all appurtenances, easements of necessities, usage of staircases, Lift, common portions common passage for ingress and with rights and liabilities and restrictions with common water supply, common pump and electricity facility with separate meter. Being **bounded by East by** : Site No. 43, **West by** : Flat No. 101, **North by** : Marginal Land, **South by** : Site No. 35

Pending Litigations known to ARCIL	None	Encumbrances/Dues known to ARCIL	Nil
Last Date for submission of Bid	Same day 2 hours before Auction	Bid Increment amount :	As mentioned in the BID document
Demand Draft to be made in name of:	Arcil-Retail Loan Portfolio-060-A-Trust	Payable at :	At per
RTGS details	Account Name: Arcil-Retail Loan Portfolio 060-A Trust, A/C No: 57500000467445, Maintained with : HDFC Bank, IFSC Code: HDFC0000542, Branch Address: Kamala Mill Compound Branch, Senapati Bapat Marg, Lower Parel, Mumbai - 400013.		
Name of Contact person & number	Mahesh Bangara : 9004173256, Ganesh M : 8762405382, Vijeth JP : 7892576854		

Terms and Conditions :

- The Auction Sale is being conducted through e-auction through the website <https://auction.arcil.co.in> and as per the Terms and Conditions of the Bid Document, and as per the procedure set out therein.
- The Authorised Officer ("AO") ARCIL shall not be held responsible for internet connectivity, network problems, system crash down, power failure etc.
- At any stage of the auction, the AO may accept/reject/modify/cancel the bid/offer or post-pone the Auction without assigning any reason thereof and without any prior notice.
- The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, applicable GST on the purchase consideration, stamp duty, registration fees, etc. that is required to be paid in order to get the secured asset conveyed/delivered in his/her/fits favour as per the applicable law.
- The intending bidders should make their own independent enquiries/ due diligence regarding encumbrances, title of secured asset and claims/rights/dues affecting the secured assets, including statutory dues, etc., prior to submitting their bid. The auction advertisement does not constitute and will not constitute any commitment or any representation of ARCIL. The Authorized Officer of ARCIL shall not be responsible in any way for any third-party claims/rights/dues.
- The particulars specified in the auction notice published in the newspaper have been stated to the best of the information of the undersigned; However, undersigned shall not be responsible / liable for any error, misstatement or omission.
- The Borrower/ Guarantors/ Mortgagors, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rules 8 and 9 of the Security Interest (Enforcement) Rules, about the holding of the above mentioned auction sale.
- In the event, the auction scheduled hereinabove fails for any reason whatsoever, ARCIL has the right to sell the secured asset by any other methods under the provisions of Rule 8(5) of the Rules and the Act.

Place : Bengaluru

Date : 23.07.2026

Sd/- Authorized Officer,
Asset Reconstruction Company (India) Ltd.