

 Asset Reconstruction Company (India) Ltd., (ARCI) CIN-U65999MH2002PLC134884 Website: www.arci.co.in; Acting in its capacity as Trustee of Arci-AARF-A-Trust-Scheme 1 set up in respect of financial assets relating to Chemical Drugs and Formulations (PI) Ltd. Arci office: The Ruby, 10th floor, 29, Senapati Bapat Marg, Dadar (West) Mumbai-400 028. Branch Office : 1G, 1st Floor, Century Plaza, No.560-562, Anna Salai, Teyampet, Chennai – 600018.	
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 (a) / Guarantor (a) / Mortgagee (a), in particular, that the below described immovable properties mortgaged/charged to the Asset Reconstruction Company (India) Limited, acting in its capacity as Trustee of Arci-AARF-A-Trust-Scheme 1 (ARCI) (pursuant to the assignment of financial asset by Catholic Syrian Bank to ARCI, vide registered Assignment Agreement dated March, 30, 2012), will be sold as "As is where is", "As is what is", "Whatever there is" and "Without recourse basis" by way of online-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 Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rules 6, 8 and 9 of the Security Interest (Enforcement) Rules, 2002.	
Name of the Borrower / Co-Borrowers/Mortgagees	1. Chemical Drugs and Formulations (PI) Ltd 1. Ramesh P Garg (Guarantor and Legal Heir of Late P Devaki) 2. Krishnashen (Guarantor) 3. Mrs. P Devaki (since deceased, through her legal heirs) 4. Meenakshi Ramadurai (since deceased, through her legal heirs) 5. Premabhadran, Legal Heir of Late P Devaki 6. Kamala Raju Naganjan, Legal Heir of Late P Devaki 7. S. Swaminathan, Legal Heir of Late P Devaki 8. S. Submtha, Legal Heir of Late P Devaki 9. M/s Kaveri Engineering Industries, (Guarantor)
Outstanding amount as per SARFAESI Notice dated April 19th, 2013	Rs. 13,55,04,393.00/- (Indian Rupees Thirteen Crores Fifty Five lakhs and Four Thousand Three hundred and thirty-three only) as on April 15, 2013 together with further interest thereon at contractual/documented rates and other incidental expenses from April 16, 2013 onwards till payment.
Possession	ARCI, has taken possession as per provisions of SARFAESI Act, 2002 on June 12, 2026.
Date of Inspection	Will be arranged on request
Earnest Money Deposit (EMD)	(Rs. 10,10,000/- (Indian Rupees Ten Lakhs and Ten Thousand Only). The Earnest Money has to be deposited by way of RTGS Favouring "Asset Reconstruction Company (India) Ltd." Current Account: 691030000661, HDFC Bank Limited, Branch: Lower Panel, Mumbai, IFSC Code: HDFC0000291
Last Date for submission of Bid & EMD	02.09.2026 before 5.00 p.m.
Reserve Price	(Rs. 1,91,00,000/- (Indian Rupees One Crore and One Lakh Only)
Bid Increment	(Rs. 30,000/- (Indian Rupees Thirty Thousand Only)
Date & Time of E-Auction	03.09.2026 at 03.00 pm
Link for Tender documents	www.arci.co.in
Pending Litigations known to ARCI.	To the best of knowledge and information of the Authorized Officer, there are no pending litigations on the property
Encumbrances/Dues known to ARCI.	No known Encumbrances to the best of our knowledge
Description of the Secured Asset being auctioned.	All that piece and parcel of land and house situated on Kamban Nagar comprised in S. No 144, Reddipalayam, Ozhukasi Commune in the Registration Sub District Ozhukasi, in the Registration District of Pondicherry, 1980 Sq.ft. land extent with built up area of 1787 Sq.ft. within S.No 144, Plot No 69, Kamban Nagar, Reddipalayam, in the name of Mrs. P. Devaki (since deceased) All that piece and parcel of land and house situated on Kamban Nagar comprised in S.No 144, Reddipalayam, Ozhukasi Commune in the Registration Sub District Ozhukasi, in the Registration District of Pondicherry, the land extent is of 1980 Sq.ft. in the extent with built up area of 144 sq.ft. within S.No 144, Plot No 79, Kamban Nagar, Reddipalayam, in the name of Mrs. P. Meenakshi (also Known as Meenakshi Ramadurai) (since deceased).
Terms and Conditions:	
1. The Auction Sale is being conducted by the Authorized Officer under the provisions of SARFAESI Act with the aid and through e-auction. Auction/ Bidding shall be only through "Online Electronic Mode" through the website www.arci.co.in. Arci is the service provider to arrange platform for e-auction. 2. The Auction is conducted as per the further Terms and Conditions of the Bid Document and as per the procedure set out therein. Bidders may go through the website of ARCI, www.arci.co.in and the link mentioned herein above as well as the website of the service provider, Arci, for bid documents, the details of the secured asset put up for auction obtaining the bid form. 3. The bidders may participate in the e-auction quoting bidding from their own office/ place of their choice. Internet connectivity shall have to be arranged by each bidder himself/herself. The Authorized Officer /Arci service provider shall not be held responsible for internet connectivity, network problems, system crash-down, power failure etc. 4. For details, help, procedure and online training on e-auction, prospective bidders may contact Mr. V. Ragobhanan, Contact Number: 99620-42022, ragobhanan.v@arci.co.in 5. All the intending purchasers' bidders are required to register their name in the portal mentioned above as www.arci.co.in and get user ID and password free of cost to participate in the e-auction on the date and time as mentioned above said. 6. For inspection of the property or more information, the prospective bidders may contact Mr. Ragobhanan V. 99620 42022 (MGR) ragobhanan.v@arci.co.in (email) or the above mentioned address. 7. At any stage of the auction, the Authorized Officer may accept/modify/cancel the bid/offer or post-pone the auction without assigning any reason therefor and without any prior notice. 8. The successful purchaser/bidder shall bear statutory dues, taxes, fees, as applicable, 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 favour as per the applicable law. 9. The intending bidder should make their own independent enquiry/ due diligence regarding encumbrances, title of secured asset put on auction 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 ARCI. The Authorized Officer of ARCI, shall not be responsible in any way for any third-party claims/rights/dues. 10. The particulars specified in the auction notice published in the newspapers have been stated to be the best of the information of the undersigned; however undersigned shall not be responsible / liable for any error, misstatement or omission. 11. In the event of and on later development due to intervention/order of any court or tribunal save appropriate legal opinion and legal remedy available to ARCI, if the sale is required to be cancelled ARCI shall refund the "EMD" and/or "Sale Proceeds" only without interest and the purchaser / bidder. The Purchaser/ Bidder shall have no right to raise any claim, against ARCI, or its officers, or of whatsoever nature with respect to loss, damages, cost/expenses, loss of business opportunity etc. 12. The Borrower/ Guarantor/ Mortgagees, 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. 13. In the event, the auction scheduled hereinabove fails for any reason whatsoever, ARCI has the right to sell the secured asset by any other methods under the provisions of Rule 8(5) of the Security Interest (Enforcement) Rules, 2002 and SARFAESI Act, 2002.	
Place : Chennai / Pondicherry Date : 29.07.2026	86/- Authorized Officer Asset Reconstruction Company (India) Ltd. Trustee of Arci-AARF-A-Trust-Scheme 1