



Asset Reconstruction Company (India) Ltd. (Arcil)

Acting in its capacity as Trustee of various Arcil Trusts

Arcil office: The Ruby, 10th Floor, 29, Senapati Bapat Marg, Dadar (West) Mumbai-400028.

Branch office:- 207, Bhuvana Towers, S.D.Road, Patny, Secunderabad-03.

Website: <https://auction.arcil.co.in>, CIN-U65999MH2002PLC134884

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 property/ies 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").

Name of the Borrower / Co-Borrower/s/ Guarantor/s / Mortgager/s	LAN No.& Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice dated: 30/08/2018	Possession Type and Date	Date of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
1. Mr. Kotte Chinnama Naidu (Borrower) 2. Mrs. Kotte Girija (Co-Borrower)	60580751 0234537 Fullerton India Housing Finance Ltd.	Arcil-Retail Loan Portfolio -061-A-Trust ("Arcil")	Rs.41,90,335.50 Piase (Rupees Forty one Lakhs Ninety Thousand Three Hundred and Thirty Five and Piase Fifty only) as on 21/08/2018 + further Interest calculated thereon from 22.08.2018 + Legal Expenses	Physical Possession on 07th March 2026	Will be arranged on request	1824 Sft. Flat	Rs.9,50,000/- (Rupees Nine Lakhs Fifty Thousand Only) Same day 2 hours before Auction 30-07-2026 at 10.30 AM Bid Increment: As mentioned in the BID document.	Rs. 95,00,000/- (Rupees Ninety Five Lakhs Only)	30-07-2026, Time: 12.30 PM

Description of the Secured Asset being auctioned: CHINNAMMA NAIDU KOTTE/GIRIJA KOTTE: All that site measuring 80 Sq.yards or 66.89 Sq.Mts being undivided and unspecified share out of total extent of 381 Sq.yards together with Flat No.4, measuring 1674 Sft.(inclusive of common areas) in Third floor, bearing Door No. 9-16-37/3, Municipal Assessment No.41000/1506 and Car Parking No.4, measuring 150 Sft, in Stilt Floor of **SRI GURURAJA ENCLAVE** constructed in Plot No.65 C of CBM Compound covered by Block No. 46, Town Survey No.1036 of Waltair Ward, within the limits of Municipal Corporation of Greater Visakhapatnam, Visakhapatnam and bounded by: Measurements: East: Plot No.65, South: 30 Feet Wide Road, West: Plot No.64, North: Plot No.65 A. **BOUNDARIES OF THE FLAT No.4 IN THIRD FLOOR: East: Open Space, South: Open Space, West: Common Corridor, Lift, Staircase, North: Open Space.**

Pending Litigations known to ARCIL : S.A.No.343/2024 before DRT, Visakhapatnam.

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: Arcil Retail Loan Portfolio-061-A-Trust("Arcil") Payable at : At per

RTGS details: "Arcil-Retail Loan Portfolio-061-A-Trust", Trust Account: HDFC BANK, Branch: KAMALA MILLS COMPOUND, SENAPATI BAPAT MARG, LOWER PAREL MUMBAI-400013, IFSC Code: HHDFC0000542, Current Account No. 57500000498619.

Name of Contact Person & Number: Mahesh Bangera: 9004173256. Chakradhar: 7013001818, B.Upender-9642495111.

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-poned 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/its 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: Hyderabad

Date: 13-06-2026

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