



Asset Reconstruction Company(India) Ltd. (Arcil) CIN-U65999MH2002PLC134884 | Website: <https://auction.arcil.co.in>

Acting in its capacity as Trustee of various ArcilTrusts

Arcil 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, Teynampet, Chennai - 600018.

PUBLIC NOTICE FOR SALE THROUGH ONLINE E-AUCTION IN EXERCISES 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").

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 05.03.2024	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. Seshaiyah K	SLPHCHNI0000782 Shriram Housing Finance Limited (SHFL)	Arcil Retail Loan Portfolio-045 B-Trust	Rs.7173070.18/- (Indian Rupees Seventy One Lakhs Seventy Three Thousand Seventy Rupees And Eighteen Paise) as on 09.09.2025 + further Interest thereon + Legal Expenses	Physical Possession On 09.10.2017	12 & 17th February 2026	UDS: 492.0 sq.ft, Construction: 984 sq.ft	Rs. 3,16,400/- (Rupees Three Lakhs Sixteen Thousand Four Hundred Only)	Rs. 31,64,000/- (Rupees Thirty-One Lakhs Sixty-Four Thousand Only)	On 26.02.2026 12.00pm

Description of the Secured Asset being auctioned: Property owned by SESHAIYAH K: All that Piece and Parcel of land and Building bearing Door No.203, & Plot No. 214, New Kamarajar Nagar, Nehru 3rd Street, Vyasarpadi, Perambur Chennai 600 039, Land Measuring 492 Sq.ft., Comprised in Survey No.777/16(PART), Block No.42, Situated at Perambur Village, Perambur - Purasawakkam Taluk, Chennai District, and bounded on the: North by: Plot No.207 South by: Nehruji 3RD Street East by: Plot No.213 West by: Property belongs to Mr. Nageswara Rao Admeasuring East to Weston the Southern Side: 16 Feet 6 Inches East to West on the Northern Side: 16 Feet 6 Inches North to South on the Eastern Side: 28 Feet 03 Inches North to South on the Western Side: 28 Feet 0 Inches. In all total extent of 492 Sq.ft. Situated within the Registration District of Central Chennai and Sub Registration District of Purasawakkam.

2	Mr. Nanda Kumar M	SHLHCHE000138 Shriram Housing Finance Limited (SHFL)	Arcil Retail Loan Portfolio-045 B-Trust	Rs.3321293.88/- (Indian Rupees Thirty Three Lakhs Twenty One Thousand Two Hundred Ninety Three Rupees And Eighty Eight Paise) as on 09.09.2025 + further Interest thereon + Legal Expenses	Physical Possession On 04.02.2022	12 & 17th February 2026	Land: 2405.0 sq.ft (Vacant land)	Rs. 63000/- (Rupees Six Lakhs Thirty Thousand Only)	Rs. 63000/- (Rupees Six Lakhs Thirty Thousand Only)	On 26.02.2026 12.30pm
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Description of the Secured Asset being auctioned: Property owned by NANDA KUMAR M: All that piece and parcel of land bearing Plot No.254, measuring 2405 Sq.ft., in the layout known as "Green Clouds", approved by DTCP under Ref. No.600/97, situated at Perathur Madura, Veeraghavapuram Village, Thiruvallur Taluk and District and bounded on the: North by: Plot No.255 South by: Plot No.253 East by: 23 feet road West by: Plot No.249. **MEASURING:** East to West on the Northern side: 65 feet East to west on the Southern side: 65 feet North to south on the Eastern side: 37 feet North to south on the Western side: 37 feet in all measuring 2405 Sq.ft., situated within the Sub-registration District of SRO Thiruvallur and Registration District Of Thiruvallur. **Description of the Secured Asset being auctioned:** Property owned by VIDYA RAJAN: The part and parcel of an extent of 2.83 Ares of property in Sy No. 47/4 [47/4-3 after mutation], with road access in Aroor Village, along with the house in it bearing No. 8/508, in the possession of Mr. Vijayan K. as per

3	Mr. Kokila S	HOMCHe00054119 Development Credit Bank Ltd	Arcil-SBPS-022-IV-Trust	Rs. 20264236.45/- (Indian Rupees Two Crore Two Lakh Sixty-Four Thousand Two Hundred Thirty-Six and Forty-Five Paise Only) as on 21.01.2025 + further Interest thereon + Legal Expenses	Physical Possession On 15.03.2024	12 & 17th February 2026	LAND: 1050 Sqft SBUA:855 Sqft	Rs. 394700/- (Rupees Three Lakhs Ninety-Four Thousand Seven Hundred Only)	Rs. 394700/- (Rupees Thirty-Nine Lakhs Forty-Seven Thousand Only)	On 26.02.2026 03.30pm
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Description of the Secured Asset being auctioned: Property owned by KOKILAS - All the piece and parcel of property being Flat in the First Floor measuring an extent of 885 Sqft(including common area) along with separate car park and septic tank and over head tank etc with the right to construct on the open terrace in Block B together with 1050 Sqft Undivided Share out of 2100 Sqft land bearing Plot No 48, Situated at Godhavari Nagar, Ayyancherry, Comprised in old Survey No 76/6D1, and 75/6D2, New survey no 75/31 of Ayyancherry Village, Chengalpattu Taluk, Kanchipuram Dist and bounded on the East by : Plot No.49 and West by : Plot No.50, North by :23 Feet Road Linear Measurements for an extent of 2100Sqft: East by : 60 Feet and West by : 60 Feet, South by : 35 feet, North by : 35 feet

Pending Litigations known to ARCL	Nil	Encumbrances/Dues known to ARCL	Nil
Last Date for submission of Bid	On or before 25-02-2026 before 5.00 pm	Bid Increment Amount:	As mentioned in the BID document
Demand Draft to be made in name of:	As mentioned in the Trust Name column		
RTGS details		Account Name : Arcil-Retail Loan Portfolio 045 B Trust, A/c No : 57500000334762, Maintained With : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Ground Floor, Express Towers, Nariman Point, Mumbai, Maharashtra 400021	
		Account Name : Arcil-SBPS-022-IV Trust, A/c No : 05420350002070, Maintained With : HDFC Bank, IFSC Code : HDFC0000291, Branch Address : Ground Floor, Express Towers, Nariman Point, Mumbai, Maharashtra 400021	
Name of Contact person & number	Mahesh Bangera - 9004173256 (mahesh.bangera@arcil.co.in), Karthikeyan Jayavel - 9841415252 (karthikeyan.jayavel@arcil.co.in), Vijayaraj - 9551714945 (vijayaraj@arcil.co.in)		

Terms and Conditions :

1. 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.
2. The Authorised Officer ("AO")/ARCIL shall not be held responsible for internet connectivity, network problems, system crash down, power failure etc.
3. 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.
4. 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.
5. 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.
6. 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.
7. 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.
8. 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 : Chennai

Date : 26.01.2026

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