

Arcil Premier ARC Asset Reconstruction Company(India) Ltd. (Arcil) CIN-U65999MH2002PLC134884 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 : 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" 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 Rules6, 8 and 9 of the Security Interest (Enforcement) Rules, 2002 ("Rules"). <table><tr><th>Sr. No</th><th>Name of the Borrower / Co-Borrower/s/Guarantor/s/ Mortgager/s</th><th>LAN No. & Selling Bank</th><th>Trust Name</th><th>Outstanding amount as per SARFAESI Notice dated</th><th>Possession type and date</th><th>Date of Inspection</th><th>Type of Property and Area</th><th>Earnest Money Deposit (EMD)</th><th>Reserve Price</th><th>Date & Time of E-Auction</th></tr><tr><td>1</td><td>Mr. Azeezullah A</td><td>H403HHL0288482 /H403HLT0298172 Bajaj Housing Finance Limited (BHFL)</td><td>Arcil-Retail Loan Portfolio-042-E-Trust</td><td>Rs. 6,488,474.04/- (Indian Rupees Sixty-Four Lakhs Eighty-Eight Thousand Four Hundred Seventy Four And Four Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses</td><td>Physical Possession on 21.07.2023</td><td>04 & 11th March 2026</td><td>Land 502.48 sqft Const 917 sft</td><td>Rs.230000 (Rupees Two Lakhs Thirty Thousand Only)</td><td>Rs.2300000/- (Rupees Twenty-Three Lakhs only)</td><td>On 20.03.2026 12.45pm</td></tr></table> Description of the Secured Asset being auctioned: Property owned by AZEEZULLAHA: Item No: I Block D & E: All that piece and parcel of Land measuring 85502.3sq.ft., in Plot Nos.536, 537, 538, 539, 540, 541, 542, 543, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 544, 555, 556 & 557 as approved by DTCP No.30 of 2006 dated 22.02.2006, forming part of larger extent of land comprised in Survey Nos.197/1C, 197/1D, 197/1F, 198/2C, 228/1 and 232/1 situated at No.105, Thiruporur Village, erstwhile Chengalpet Taluk, presently Thiruporur Taluk, Kancheepuram District and bounded on the: North by : 30 Feet Road, South by : 30 Feet Road, Eastby : 50 Feet Road, West by : 50 Feet Road Item No: II Block F: All that piece and parcel of Land measuring 85609.94 sq.ft., in Plot Nos.514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534 & 535 as approved by DTCP No.30 of 2006 dated 22.02.2006, forming part of larger extent of land comprised in Survey Nos.198/1, 198/2A, 198/2C & 228/1 situated at No.105, Thiruporur Village, erstwhile Chengalpet Taluk, presently Thiruporur Taluk, Kancheepuram District and bounded on the: North by : 50 Feet Road, South by : 30 Feet Road, East by : 50 Feet Road, West by : 50 Feet Road SCHEDULE – "B" : All that piece and parcel of Flat No.D.1103, Building No.D.1, Block No.D, in the First Floor of an area of 917 sq.ft., Building name known as "PROJECT CRESCENT PARC DEWY TERRACES" together with 502.48 sq.ft., undivided share of land out of in Schedule A Property. Situated within the Registration District of Chengalpet and the Sub - Registration District of Thiruporur.											Sr. No	Name of the Borrower / Co-Borrower/s/Guarantor/s/ Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice dated	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. Azeezullah A	H403HHL0288482 /H403HLT0298172 Bajaj Housing Finance Limited (BHFL)	Arcil-Retail Loan Portfolio-042-E-Trust	Rs. 6,488,474.04/- (Indian Rupees Sixty-Four Lakhs Eighty-Eight Thousand Four Hundred Seventy Four And Four Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses	Physical Possession on 21.07.2023	04 & 11th March 2026	Land 502.48 sqft Const 917 sft	Rs.230000 (Rupees Two Lakhs Thirty Thousand Only)	Rs.2300000/- (Rupees Twenty-Three Lakhs only)	On 20.03.2026 12.45pm
Sr. No	Name of the Borrower / Co-Borrower/s/Guarantor/s/ Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice dated	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. Azeezullah A	H403HHL0288482 /H403HLT0298172 Bajaj Housing Finance Limited (BHFL)	Arcil-Retail Loan Portfolio-042-E-Trust	Rs. 6,488,474.04/- (Indian Rupees Sixty-Four Lakhs Eighty-Eight Thousand Four Hundred Seventy Four And Four Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses	Physical Possession on 21.07.2023	04 & 11th March 2026	Land 502.48 sqft Const 917 sft	Rs.230000 (Rupees Two Lakhs Thirty Thousand Only)	Rs.2300000/- (Rupees Twenty-Three Lakhs only)	On 20.03.2026 12.45pm																						
2	Mr. Balaji R M	SHLHCNIN0000509 Shriram Housing Finance Limited (SHFL)	ARCIL RETAIL LOAN PORTFOLIO-045 B-TRUST	Rs. 3,943,197.93/- (Indian Rupees Thirty-Nine Lakhs Forty-Three Thousand One Hundred Ninety Seven And Ninety-Three Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses	Physical Possession On 18.08.2024	04 & 11th March 2026	UDS 352.5 and Con 832 sqft	Rs.365500 (Rupees Three Lakhs Sixty Five Thousand Five Hundred Only)	Rs. 3655000/- (Rupees Thirty-Six Lakhs Fifty-Five Thousand Only)	On 20.03.2026 06.00pm																						

Description of the Secured Asset being auctioned: **Property owned by BALAJIR M:**

All that piece and parcel of the Flat bearing No. G-2, Ground Floor measuring 832 Sq.Ft., with a reserved car parking space in the still floor together with an undivided share of land measuring 352.5 Sq.Ft., out of the Plot No.9A, Sub Divided Plot No.9A1 at "Ocean Side" layout of Muttukadu Village, Chengalpet Taluk, Kancheepuram District comprised in S.No.104/4 measuring 3565 Sq.Ft., out of 9600 Sq.Ft., and the land **bounded on the North by** : Plot No.12, **South by** : 20 Feet Road, **East by** : Plot No.9-B and, **West by** : Remaining Land in Plot No.9-A**MEASURING : East to West on the Northern Side** : 43 Feet., **East to West on the Southern Side** : 43 Feet., **North to South on the Eastern Side** : 82.9 Feet., **North to South on the Western Side** : 82.9 Feet. situated within the Sub Registration District of Thirupporur and Registration District of Kanchipuram.

Pending Litigations known to ARCIL		Nil	Encumbrances/Dues known to ARCIL		Nil
Last Date for submission of Bid		On or before 19-03-2026 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		Payable at : Chennai	
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-Retail Loan Portfolio-042-E-Trust, A/C No : 57500000729860, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel-400013			
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)			

Sr. No	Name of the Borrower / Co-Borrower/s/Guarantor/s/ Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice dated	Possession type and date	Date of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
3	Mr. G3S International	4374000 IDFC FIRST BANK LIMITED (IDFC FIRST)	Arcil-Trust-2025C-008	Rs. 7,980,296.77/- (Indian Rupees Seventy-Nine Lakhs Eighty Thousand Two Hundred Ninety Six And Seventy-Seven Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses	Physical Possession On 29.06.2024	04 & 11th March 2026	UDS 269 Sqft Con 735 Sqft	Rs.318800 (Rupees Three Lakhs Eighteen Thousand Eight Hundred Only)	Rs.3188000/- (Rupees Thirty-One Lakhs Eighty-Eight Thousand Only)	On 23.03.2026 12.00pm

Description of the Secured Asset being auctioned: **Property owned by G3S INTERNATIONAL:**

All That Part And Parcel Of The Land And Building Comprised In Old Door No. 26, New Door No. 61, Thiruvalluvar Street, Valasaravakkam Village, Maduravoyil Taluk, Chennai-87, "a" Block, Flat No. F-3 In The First Floor, Built Up Area 735 Sq.ft And 269 Sq.ft Of Undivided Share Of Land Out Of 2654 Sq.ft Land Comprised In Survey No. 72/1, As Per Patta No. 3516 New Survey No. 72/1a1 Within The Sub Registration District Of Virugambakkam And Registration District Of South Chennai, Tamil Nadu-600087, And **Bounded As: East:** Property Belongs To Mr. Ariyappan, **West:** 3.06 Feet Pathway, **North:** Property Belonging To Mrs. Pachaiammal, **South:** Thiruvalluvar Street. **Measuring: On The Northern Side:** 20 Feet 0 Inch, **On The Southern Side:** 21 Feet 6 Inch, **On The Eastern Side:** 127 Feet 6 Inches, **On The Western Side:** 127 Feet 6 Inch. Admeasuring 269 Sq. Ft. Of Undivided Share Of Land Out Of 2654 Sq. Ft. Land And Building

4	Mr. Karuna Virendra Jadhav	603607210190534 Fullerton India Home Finance Company Ltd (FIHFCL)	ARCIL-RETAIL LOAN PORTFOLIO-053 A TRUST	Rs. 10,276,105.71/- (Indian Rupees One Crore Two Lakhs Seventy-Six Thousand One Hundred Five And Seventy-One Paise Only) as on 20.11.2025+ further Interest thereon + Legal Expenses	Physical Possession On 15.05.2025	04 & 11th March 2026	918 (UDS) 1450 Sqft	Rs.430100 (Rupees Four Lakhs Thirty Thousand One Hundred Only)	Rs.4301000/- (Rupees Forty-Three Lakhs One Thousand Only)	On 23.03.2026 02.15pm
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Description of the Secured Asset being auctioned: **Property owned by KARUNA VIRENDRA JADHAV:**

All that piece and parcel of land bearing Plot No.3 measuring an extent of 1365 sq.ft and Plot No.2 (East and Western part) measuring an extent of 1390 sq.ft total measuring an extent of 2755 sq.ft of land comprised in Survey No.160/2 (Avadi Town Register Dis RPT 14494/13, dated 07.11.2013, ward-D, Block No.1, T.S.No.27/1) situated at Saint Peters Nagaram of Thirumullaivoyal Village, Ambattur Taluk, presently Avadi Taluk, Thiruvallur District and **bounded on the: North by:** Vacant Land, **South by:** 20 Feet Road, **East by:** Plot No.1, **West by:** Plot No.4 **Measuring: (Plot No.3): East to West on the Northern side – 253" feet, East to West on the Southern side – 250" feet, North to South on the Eastern side – 53" feet, North to South on the Western side – 55" feet** in all 1365 sq.ft., **Measuring (Plot No.2 Eastern part): East to West on the Northern side – 16 feet, East to West on the Southern side – 16 feet, North to South on the Eastern side – 39 feet, North to South on the Western side – 40 feet** in all 632 sq.ft **Measuring (Plot No.2 Western part): East to West on the Northern side – 176" feet, East to West on the Southern side – 113" feet, North to South on the Eastern side – 52" feet, North to South on the Western side – 53" feet** in all 758 sq.ft. Total measuring an extent of 2755 sq.ft and situate within the Registration District of North Chennai, and the Sub Registration District of Ambattur.
SCHEDULE 'B' PROPERTY : (Property hereby conveyed) 918 Sq. Feet of Undivided Share of Land out of 2755 sq.ft and morefully described in the schedule 'A' hereunder.

5	Mr. Kulasekar S	403HSL97491112 / 403TSH97561245 Bajaj Housing Finance Limited (BHFL)	Arcil-Retail Loan Portfolio-042-E-Trust	Rs. 3,098,609.35/- (Indian Rupees Thirty Lakhs Ninety-Eight Thousand Six Hundred Nine And Thirty-Five Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses	Physical Possession On 08.08.2023	04 & 11th March 2026	UDS 313Sq.ft Con 832Sq.ft	Rs.190900 (Rupees One Lakh Ninety Thousand Nine Hundred Only)	Rs.1909000/- (Rupees Nineteen Lakhs Nine Thousand Only)	On 23.03.2026 03.15pm
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Description of the Secured Asset being auctioned: **Property owned by KULASEKAR S:**

All that piece and parcel of Flat No.E.S.2 in the Second Floor of an area of 690 sq.ft., (including common area) Building known as "ROHINI" in SIX STARS together with 313 sq.ft., undivided share of land out of 15,376 sq.ft., comprised in Survey Nos.7 and 10 of Ayancheri Village, bearing Plot Nos.12, 13, 14, 15 and 16, Mansa Garden", Ayancheri, Chengalpet Taluk, Kancheepuram District and **bounded on the: North by:** Survey No.6, **South by:** Plot Nos.17, 18, 19, 20, 21 and 23 Feet Wide Road, **East by:** 30 Feet Wide Road, **West by:** Plot No.11 situated within the Registration District of Chennai South and the Sub -Registration District of Guduvancheri.

6	Mr. Methuselah Santhoshkumar	403TSH083295 / 403HSL0995281 / 403TSH01003308 Bajaj Housing Finance Limited (BHFL)	Arcil-Retail Loan Portfolio-042-E-Trust	Rs. 7,386,967.38/- (Indian Rupees Seventy-Three Lakhs Eighty-Six Thousand Nine Hundred Sixty Seven And Thirty-Eight Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses	Physical Possession On 08.08.2023	04 & 11th March 2026	UDS 446.11Sq.ft Con 887.50 Sq.ft	Rs.210000 (Rupees Two Lakhs Ten Thousand Only)	Rs.2100000/- (Rupees Twenty-One Lakhs Only)	On 23.03.2026 04.15pm
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Description of the Secured Asset being auctioned: **Property owned by METHUSELAH SANTHOSHKUMAR:**

Schedule A PROPERTY : All that piece and parcel of the vacant house site land bearing Plot No.4, measuring 4015 square feet in the approved layout of JRK Nagar (Approved under CSAR/DTCP-M.87-310/LP 231), comprised in Survey No.339/5A/2A Of No.193, Adhanur Village Sriperumbudur Taluk, Kancheepuram District and **bounded on the: North By:** 23 Feet Road, **South By:** 30 Feet Road, **East By:** Plot No.5, **West By:** 30 Feet Road. **SCHEDULE "B" : UNDIVIDED SHARE OF PROPERTY HEREBY CONVEYED BY THE VENDOR TO THE PURCHASER** 446.11 Square feet of undivided share of right, title, claim and interest in the Schedule 'A' mentioned property herein above and lying within the Sub-Registration District of Kancheepuram.
SCHEDULE "C" : APARTMENT Apartment No S3, in the SECOND FLOOR having a super built up area of 887.50 square feet which includes common area and plinth area along with ONE CAR PARK in the GROUND FLOOR.

7	Mr. Shafeeq Raja S	603607210101591 Fullerton India Home Finance Company Ltd (FIHFCL)	ARCIL-RETAIL LOAN PORTFOLIO-053 A TRUST	Rs. 8,178,325.11/- (Indian Rupees Eighty-One Lakhs Seventy-Eight Thousand Three Hundred Twenty Five And Eleven Paise Only) as on 20.11.2025 + further Interest thereon + Legal Expenses	Physical Possession On 20.05.2025	04 & 11th March 2026	UDS 320 Sq.ft - Con 580 Sq.ft	Rs.197200 (Rupees One Lakh Ninety Seven Thousand Two Hundred Only)	Rs.1972000/- (Rupees Nineteen Lakhs Seventy-Two Thousand Only)	On 23.03.2026 04.30pm
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Description of the Secured Asset being auctioned: **Property owned by SHAFEEQ RAJA S: SCHEDULE OF PROPERTY : ALL THAT PIECE AND PARCEL** of land with Building bearing Flat No 9F, in Second Floor, having a total build up area of about 580 Sft., along with one covered car parking and the proportionate Undivided share in land being 320 Sft., out of 26,181 Sft., comprised in Survey No. 292/1A1B, situated in Ambedkar Street, Tambaram Village, Tambaram Taluk, Kanchipuram District, West Tambaram, Chennai 600 045; **Bounded On The: North By** : Ambedkar street, **South By** : Poorna Thilagamma's property, **East By** : Jacob cherian's property, **West By** : Arumugam & Shanmugam's properties. The above property lies within the Tambaram Municipality limits, situated within the Registration District of Chennai south and Registration sub- District of Tambaram.

Pending Litigations known to ARCIL		Nil	Encumbrances/Dues known to ARCIL		Nil
Last Date for submission of Bid		On or before 20-03-2026 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		Payable at : Chennai	
RTGS details		ACCOUNT NAME : Arcil-Trust-2025C-008, A/C No : 57500001537303, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel-400013. Account Name : Arcil-Retail Loan Portfolio-053 A Trust, A/C No : 57500000373024, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel-400013. Account Name : Arcil-Retail Loan Portfolio-042-E-Trust, A/C No : 57500000729860, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel-400013.			
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-poned 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 : 05.02.2026

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