

Fullerton India Credit Company Ltd
1 B, 4th Floor, Pusa Road, Old Rajender Nagar, Delhi - 110060

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

**E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSETS
UNDER THE SECURITISATION AND RECONSTRUCTION OF
FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST
ACT, 2002 READ WITH PROVISIO TO RULE 8 (6) OF THE SECURITY
INTEREST (ENFORCEMENT) RULES, 2002**

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of **Fullerton India Credit Company Limited**/Secured Creditor, will be sold on “As is where is”, “As is what is”, and “Whatever there is” on **08.04.19 at 11:00 am to 01:00 pm (with unlimited extensions of 5 minute each)**, for recovery of **Rs. 2,48,96,880/- (Rs Two Crore Forty Eight Lakhs Ninty Six Thousand Eight Hundred Eighty Only)** due as on 17.09.18 & interest and other charges levied on the said amount till the date of realization of the amount due to the **Fullerton India Credit Company Limited**/Secured Creditor from the Borrowers namely **Divy Hotels Private Ltd., Hari Ram Kakkar, Divya Kakkar, Ramesh Kakkar,**. The reserve price will be **Rs. 2,30,00,000/- (Rs. Two Crore Thirty Lac Only)** and the Earnest Money Deposit will be **Rs 23,00,000/- (Rs. Twenty Three Lac Only)**. Last date of EMD deposit is **06.04.19. Incremental Value Rs.2,00,000/- (Rupees Two Lakh only)**

DETAILS OF MORTGAGED IMMOVABLE PROPERTY

First Floor, C-4/124, Block C-4, Sudderjung Development Area, Delhi – 110016

Detailed terms and conditions of the sale, are as below and the details are also provided in our/Secured Creditor's website at the following link/website address <https://fullertonindia.auctiontiger.net>.

Terms and Conditions of the E-auction:

- 1.** E-Auction is being held on “AS IS WHERE IS” and “AS IS WHAT IS BASIS” and will be conducted “On Line”. The auction will be conducted through the FICCL's approved service provider **M/S e-Procurement technologies limited, Ahmedabad** at the web portal <https://fullertonindia.auctiontiger.net>. E-Auction Tender Document containing online e-auction bid form, Declaration, General Terms and Conditions of online auction sale are available in websites <https://fullertonindia.auctiontiger.net>.
- 2.** To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the FICCL. The property is being sold with all the existing and future encumbrances whether known or unknown to the FICCL. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues.
- 3.** The intending purchasers / bidders are required to deposit EMD amount either through NEFT/ RTGS in the Account No.022805000932 ICICI Bank, E AUCTION ACCOUNT FICCLT, IFSC Code: ICIC0000228 or by way of demand draft drawn in favour of Fullerton India Credit Company Limited, drawn on any **Nationalized or Scheduled Bank**.
- 4.** Bidders shall hold a valid email ID {e-mail ID is absolutely necessary for the intending bidder as all the relevant information and allotment of ID & password by **M/S e-Procurement technologies limited Ahmedabad** may be conveyed through e-mail. Contact – **Mr. Kushal Kothary-079-61200595 |520 |548**, Nitish Jha –**7982880393**.Email idsupport@auctiontiger.net, delhi@auctiontiger.net.
- 5.** The intending bidder should submit the evidence for EMD deposit like UTR number along with Request Letter for participation in the E- auction,

self-attested copies of (i) Proof of Identification (KYC) viz. Voter ID Card/ Driving License/ Passport etc.,(ii) Current Address-Proof for communication, (iii) PAN card of the bidder, (iv) valid e-mail ID, (v) contact number (Mobile/Landline) of the bidder etc. to the Authorized Officer of Fullerton India Credit Company Limited, 1 B, 4th Floor, Pusa Road, Old Rajender Nagar, Delhi – 110060 by **06.04.2019 and 5:00 PM**. Scanned copies of the original of these documents can also be submitted to e-mail id bhupender.tanwar@fullertonindia.com of Authorized officer.

- 6.** Names of the Eligible Bidders, will be identified by the FICCL to participate in online e-auction on the portal (<https://fullertonindia.auctiontiger.net>). **M/S e-Procurement Technologies Limited Ahmadabad** will provide User ID & Password after due verification of PAN of the Eligible Bidders.
- 7.** It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property before submission of the bid. Secured Asset may be inspected by taking prior appointment with Authorized Officers of the Secured Creditor who are contactable at 8826205836 or 9717739880.
- 8.** The e-Auction/bidding of above properties would be conducted exactly on the scheduled Date & Time as mentioned against each property by way of inter-se bidding amongst the bidders. The bidder shall improve their offer in multiple of the amount mentioned under the column “Bid Increment Amount” against each property. In case bid is placed in the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes. The bidder who submits the highest bid amount (not below the Reserve Price) on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by the Authorised Officer/ Secured Creditor.
- 9.** The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, immediately on acceptance of bid price by the Authorised Officer and the balance of the sale price on or before 15th day of sale or within such extended period as agreed upon in writing and solely at the discretion of

the Authorised Officer. Default in deposit of amount by the successful bidder would entail forfeiture of the whole money, already deposited and property shall be put to re-auction and the defaulting bidder shall have no claim/ right in respect of property/ amount.

- 10.** The prospective qualified bidders may avail online training on e-Auction from **M/S e-Procurement technologies limited** prior to the date of e-Auction. Neither the Authorised Officer/ FICCL nor **M/S e-Procurement Technologies limited** will be held responsible for any Internet Network problem/Power failure/ any other technical lapses/failure etc. In order to ward-off such contingent situation the interested bidders are requested to ensure that they are technically well equipped with adequate power back-up etc. for successfully participating in the e-Auction event.
11. The purchaser shall bear the applicable stamp duties/ additional stamp duty/ transfer charges, fee etc. and also all the statutory/ non-statutory dues, taxes, rates, assessment charges, fees etc. owing to anybody.
12. The Authorised Officer/FICCL is not bound to accept the highest offer and has the absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction or withdraw any property or portion thereof from the auction proceedings at any stage without assigning any reason there for.
13. The Sale Certificate will be issued in the name of the purchaser(s) / applicant (s) only and will not be issued in any other name(s).

14. The sale shall be subject to rules/ conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002.

Authorized Officer

Place: Delhi

Date: March 2, 2019