

Appendix -IV-A  
[See proviso to rule 8 (6)]

E Auction 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 proviso 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 / Guarantor that the below described immovable properties mortgaged/charged to the Secured Creditor, will be sold on "As is where is", "As is what is" and "Whatever there is" on the below mentioned date for recovery of

BORROWERS NAME	OUTSTANDING BALANCE
M/s. Gowtham Traders	Rs.41,46,249.80

(Rupees Forty One Lakh Forty Six Thousand Two Hundred Forty Nine and Paise Eighty Only) as on 27 May 2025, along with future interest and other cost and recovery expenses incurred and recoverable by DBS Bank India Limited, Guindy from Mr.R.Sakthivel, Proprietor of M/s. Gowtham Traders and Guarantors Mr.K.S.Raja and Mrs.S.Amutha.

The details of date and time of auction, reserve price and earnest money deposit.

Date and time of E Auction:	31 <sup>st</sup> July 2025 at 11.00 AM to 1.00 PM
Last date & time for submission of EMD	30 <sup>th</sup> July 2025, before 4:00 PM. EMD of Item No.1 - Rs.7,89,000/- (Rupees Seven Lakh Eighty Nine Thousand Only) Item No.2 - Rs.1,93,500/- (Rupees One Lakh Ninety Three Thousand Five Hundred Only) shall be payable through NEFT/RTGS in the following account: Bank - DBS Bank India Limited – Account No. 884LIABICCUINR, IFSC: DBSS0IN0811 (DBSS Zero IN Zero Eight One One).
Reserve Price	Item No.1 - Rs.78,90,000/- (Rupees Seventy Eight Lakh Ninety Thousand Only) Item No.2 - Rs.19,35,000/- (Rupees Nineteen Lakh Thirty Five Thousand Only)

---

**Description of Immovable Property****ITEM No. I**

All that piece and parcel of property situated at Kallakurichi Registration District, Kallakurichi Joint – I Registrar limit in Kallakurichi Taluk, Emappair Village Limit

1. Dry R.S No 224/6A – In this 41 Cents or 17876 Sq ft with well and terraced Building therein.
  2. Dry R.S. No 225/1 – In this 65 cents or 28340 Sq ft vacant site
  3. Dry R.S. No 225/2 – In this 1 Acre 21 Cents or 52756 Sq ft vacant site
  4. Dry R.S No 225/5 – In this 75 Cents or 32700 Sq ft vacant site
- Total Extent: 3 Acres 2 Cents (or) 131672 Sq ft with Terraced Building.

**ITEM No. II**

All that piece and parcel of Property situated at Kallakurichi Registration District, Kallakurichi Joint – II Registrar limit in Kallakurichi Taluk, Kaspas Kallakurichi town Limit, Durgam Road, Abirami Avenue,

1. Wet R.S.No 151/7 in this 56 Cents
2. Wet R.S.No 151/8 in this 10 Cents out of 0.65 cents.

The extent in this East West northern side 103 ¾ feet southern side 103 feet and North South 55 feet total 5685 Sq ft or 13 cents out of 66 cents. In this undivided share 352 Sq ft with terraced Building therein (Plot No C-13 2<sup>ND</sup> Floor)

Four Boundaries:

- To the South of A & B Block Buildings Abirami Avenue
- To the West of Picchai Mohamad site
- To the North of D.Keasvalur Sold Plot and Durugam Road
- To the East of Perumal Chettiyar land

Now Sub –Divided in R.S No 151/7A1A & 151/8A1A, Patta No. 280

The R.C.C. Terraced Building Abirami Avenue Flat C-13 in Second Floor total extent is 669 Sq.Ft. including common area. EB Service No. 1974.

For detailed terms and conditions of the sale, please refer to the link provided in our Bank's/Secured Creditor's website i.e.

<https://go.dbs.com/corpimportantannouncements> also at the web portal <https://bankauctions.in> of the service provider M/s.4closure.

Date: 28 May 2025  
Place: Chennai

**Authorized Officer**