

By Registered Post / Email

SALE NOTICE

Ref: AXISB/SAG/RC/2021-22/50

Date: 13.10.2021

To,

1. Mr. Manish Jain (Mortgagor, guarantor & director) R-4/13, Raj Nagar Ghaziabad – 201002	5. Shreya Jain (Mortgagor & Guarantor as Legal heir of Late Mr. Rajnish Jain) R-4/13, Raj Nagar Ghaziabad - 201002
2. Rajnish Jain HUF (Mortgagor & guarantor) R-4/13, Raj Nagar, Ghaziabad – 201002	6. All other legal heirs of Late Mr. Rajnish Jain (Mortgagor & guarantor) R-4/13, Raj Nagar Ghaziabad - 201002
3. Sangeeta Jain (Mortgagor & Guarantor as Legal heir of Late Mr. Rajnish Jain) R-4/13, Raj Nagar Ghaziabad – 201002	7. Mr. Mohan Lal Jain R-4/13, Raj Nagar Ghaziabad - 201002
4. NCML Industries Ltd. 1818, Naya Bazar, Delhi – 110006 Also at, Khasra no. 512-513-514, Village Chhijarsi, Pilkhuwa, Ghaziabad – 245304	

Dear Sir / Madam,

Ref: Demand notices under Section 13 (2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFAESI) Act, 2002 dated 20.07.2016 & 25.10.2016 and Possession notice dated 07.08.2019 – in the account of NCML Industries Limited.

Sub: SALE NOTICE

With reference to captioned subject matter, we hereby inform you that Axis Bank Limited, being Secured Creditor, under SARFAESI Act, 2002 (54 of 2002) and in exercise of various powers conferred under Section 13 of the said Act read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued aforesaid demand notice under Section 13(2) of the said Act calling upon you to repay the outstanding amount more particularly mentioned in the said demand notice together with further interest thereon within 60 days from the date of the said notice.

We state that despite receipt of demand notice, you have failed and neglected to pay the outstanding amount and/or complying with the requisitions contained in the said notice. We state that thereafter, on 07.08.2019, the Authorized officer has taken Physical Possession of the secured asset (as mentioned in the **Schedule**) in exercise of powers conferred on him under Section 13 (4) of the said Act read with the Rule 8 of the said Rules.

We state that the Secured Creditor is hereby taking further steps for the disposal of aforesaid secured asset by way of public auction as per the provisions of the said Act & Rule and have

published e-auction sale notice in the Business Standard Hindi and Business Standard English dated **13.10.2021** for auction to be held on 29.10.2021

It is pertinent to mention that prior to this auction / sale, previously auctions were conducted multiple times, all of which have failed / not fructified. The auction is being conducted again now.

If you have any interested buyer for the property in auction then you may ask him / her to participate in the auction of the secured assets.

Copy of the publication referred above are enclosed herewith for your information.

In the meanwhile, you are hereby called upon to pay the entire outstanding dues together with all costs, charges and expenses incurred by the undersigned or any incidental expenses incurred thereto, within 15 days from the date of attached notice and get the aforesaid property released from the undersigned.

Please take notice that if you fail or neglect to pay the total outstanding dues within aforesaid statutory period of 15 (Fifteen) days from the date of notice hereof, the undersigned will have no alternative but to proceed to sell the aforesaid secured property for realizing the outstanding dues of Axis Bank Limited payable in respect of aforesaid loan facility.

This notice is issued to you without prejudice to rights & remedies available to our Bank.

Yours Sincerely,



**Authorized Officer
Axis Bank Limited**

SCHEDULE

Exclusive mortgage on immovable property Plot no. 18, Sector – 4, Raj Nagar, Ghaziabad, U.P. admeasuring 680.50 square meters jointly owned by Mr. Manish Jain and Late Mr. Rajnish Jain.

Bounded as:

East: Plot no. 19

North: Road

West: Plot no. 17

South: Plot no. 29 & 30