



JUMBO FINVEST (INDIA) LTD.

102, Kanchan Apartment Opp. LBS College, Tilak Nagar, Jaipur Tel. No. 0141-4047438, Email:customer@jumbofin.com

Appendix-IV-A { See proviso to Rule 8(6)} Sale Notice for of Immovable Properties

Auction sale notice for sale of immovable asset(s) of the SARFAESI Act, 2002 read with proviso to Rule 8(6) & Rule 9 of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to public in general and in particular to the borrower (s) and guarantor(S) that the below described Immovable property (ies) mortgage/charged to Jumbo Finvest (India) Limited (Secured Creditor), the physical possession of which has been taken by Authorised officer of the Jumbo Finvest (India) Limited (Secured Creditor) on dated 25.04.2022 will be sold on "As is where is basis" "As is what is basis" "whatever there is basis" and "without any recourse" basis on 11-11-2024 for recovery of below mention outstanding due to the Jumbo Finvest (India) Limited (Secured Creditor) from below mentioned borrowers and guarantors. The descriptions reserve price and earnest money of the respective properties have been mention.

Name of Borrowers/ Guarantors/Mortgagors	Date of Notice 13(2)/ Amount Dues	Dues Amount	Description of Property	Reserve Price	Earnest Money	Date & Time of Tender Sale
1. Astitva Buildsqre Private Limited Through it's Directors (Borrower)	16-12-2020 Rs.	Rs.	(1) All that part and parcel of the property of Mr.Manoj Singh S/o Mr. Chhattar Singh situated at Plot No.,10, In Scheme Mayur Guarden, Village-Khatwara, Tehsil-Sanganer, jaipur Rajasthan Total Admeasuring Area 350.88 Sq.Yds.	1736856/- (Rupees Seventeen Lakh Thirty Six Thousand Eight Hundred Fifty Six Only)	Rs. 1736856/- (In Words One Lakh Seventy Three Thousand Six Hundred Eighty Five Only)	11-11-2024 12.00 PM to 03.00 PM
2. Mr.Manoj Singh S/o Mr. Chhattar Singh (Borrower/Mortgagor)	1,44,12,139/- as on 07-12-2020	1,44,12,139/- as on 07-12-2020 plus interest and expenses thereon until the payment in full				
3. Mr.Manoj Singh S/o Mr. Chhattar Singh (Director Astitva Buildsqre Private Limited)	plus interest and expenses thereon until the payment in full	plus interest and expenses thereon until the payment in				
4. Mr. Mukesh Sharma S/o Mr.Jagdish Kumar Sharma (Director Astitva Buildsqre Private Limited /Guarantor)						
5. Astitva Buildsqre Private Limited Through it's Directors (Guarantor)						

Last Date & Time of Tender Submission:- 4/11/2024 up to 4.00 PM

Place of Tender Submission:- Jumbo Finvest (India) Limited, 102, Kanchan Apartment Opp. LBS College, Tilak Nagar, Jaipur

Terms & conditions of tender:

- The person, taking part in the tender, will have to deposit his offer in the tender form provided by the Company, which is to be collected from the Jumbo Finvest (India) Limited, during working hours of any working day, super scribing "Tender Offer for name of the property " on the sealed envelope along with the DD/pay order of 10% of the reserve price as Earnest Money Deposit (EMD) in favor of Jumbo Finvest (India) Limited payable at Jaipur on/before date 4/11/2024 up to 04.00 PM at the above mentioned office. The sealed envelopes will be opened in the presence of the available interested parties on 11/11/2024 at 12.00 Noon. at above mentioned office of Jumbo Finvest (India) Limited. The Inter-se bidding, if necessary will also take place among the available bidders. The EMD is refundable if the bid is not successful,
- The successful bidder will deposit 25% of the bidding amount adjusting the EMD amount as initial deposit immediately after the fall of the hammer towards the purchase of the asset. The successful bidder failing to deposit the said 25% towards initial payment, the entire EMD deposited will be forfeited.
- Balance amount of the sale price will have to be deposited within 30 days after the confirmation of the sale by the secured creditor; otherwise his initial payment deposited amount will be forfeited.
- The successful bidder would bear the charges/fees payable for conveyance such as Stamp Duty, Registration Fee, and also any statutory dues, etc. as applicable as per law.
- The Authorised officer has absolute right to accept or reject any bid or adjourn/postpone the sale process without assigning any reason thereof. If the date of tender depositing or the date of tender opening is declared as holiday by Government, then the auction will be held on next working day.
- To the best of knowledge and information of the Jumbo Finvest (India) Limited, no other encumbrance exists on the property and if any kind of encumbrances exists on the said property, the Authorised Officer/Company shall not be responsible / liable for such kind of encumbrances which may persist for the property being sold thereof.
- The bids are not transferable. Any payment made towards the EMD, part payment deposits etc. will not carry any sort of interest.
- Property will be open for inspection on 31/10/2024 and Interested parties who want to know about the procedure of tender may contact Jumbo Finvest (India) Limited, 102, Kanchan Apartment Opp. LBS College, Tilak Nagar, Jaipur during office hours.

Note:- This is also a 30 days' notice U/R 8(6) to the Borrowers/Guarantors/Mortgagor of the above said loan accounts.

Date: 5/10/2024

Place: Jaipur

**Authorised Officer
Jumbo Finvest (India) Limited**