



By Speed Post

Notice under Rule 8(6) of Security Interest (Enforcement) Rules, 2002

Date: 15.06.23

To,

1. M/s Bobby Poultry Farm,
0, Sundri Basti Baniyawala
Shimla Bypass, Dehradun, Uttarakhand-248001.
2. Legal Heirs/ Assignees/ Representatives of
Gurdeep Singh (Since Deceased),
57 C, Rest Camp,
Chander Nagar, Dehradun,
Uttarakhand-248001.
3. Satnam Kaur,
57 C, Rest Camp,
Chander Nagar, Dehradun,
Uttarakhand-248001.

SUBJECT: Notice of 30 Days For Sale Under Rule 8(6) read with Rule 9(1) of Security Interest (Enforcement) Rules, 2002 For Sale of Secured Asset i.e. All That Part and Parcel of the Mortgaged Property Being “Khasra no.407/8, House No.3, Basant Vihar, Mauza, Kanwali, Pargana Parwa Doon, Central District Dehradun, Uttrakhand-248001. (Herein referred to as Property 1)” & “Khasra no.1729, Mauza Arkedia Grant, Pargana Parwa Doon, Central District Dehradun, Uttrakhand-248001. (Herein referred to as Property 2)”

REFERENCE: Loan Account No. ABFLDHRLAP0000045609 & ABFLDHRLAP0000095894.

Sir/ Madam,

Aditya Birla Finance Limited (“ABFL”) is serving upon you the borrowers namely **M/s Bobby Poultry Farm, Legal Heirs/ Assignees/ Representatives of Mr. Gurdeep Singh (Since Deceased), Mrs. Satnam Kaur** (hereinafter collectively referred to as the “**Borrowers**”) the present notice for sale of the above noted Secured Assets being “**All that part and parcel of the properties bearing nos. “Khasra no.407/8, House No.3, Basant Vihar, Mauza, Kanwali, Pargana Parwa Doon, Central District Dehradun, Uttrakhand-248001. (Herein referred to as Property 1)” & “Khasra no.1729, Mauza Arkedia Grant, Pargana Parwa Doon, Central District Dehradun, Uttrakhand-248001. (Herein referred to as Property 2) (“Secured Asset”) under Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.**

1. That after availing the aforesaid loans the Borrowers committed defaults in repayments and in view of the continuous defaults of more than the time period stipulated under the relevant applicable guidelines/circulars for



asset classification issued by Reserve Bank of India (RBI), your loan account(s) was classified as Non-Performing Asset (NPA) in accordance with the concerned guidelines issued by Reserve Bank of India (RBI).

2. That thereafter, a demand notice dated **23.11.2021** U/S 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) was duly served upon all the Borrowers, however, the Borrowers failed to make the payment of demanded amount i.e. **Rs. 2,65,74,260/- (Rupees Two Crores Sixty-Five Lakhs Seventy Four Thousand Two Hundred Sixty Only)** due as on **16.11.2021** within 60 days from the date of the said notice and as such the secured creditor i.e. ABFL has taken physical possession of the Secured Asset in compliance of the provisions of the SARFAESI Act, 2002 and rules framed thereunder.
3. Therefore, in exercise of its right as a secured creditor under the provisions of the SARFAESI Act, 2002 and rules framed thereunder, the secured creditor i.e. ABFL has decided to put the Secured Asset on sale by way of public auction through E –auction Mode on **25.07.2023** in compliance of provisions of SARFAESI Act, 2002 and rules frame thereunder.
4. Further, please note that in consultation with the Secured Creditor the authorized officer of ABFL has obtained valuation of the Secured Asset from an approved valuer in compliance of Rule 8 (5) of the Security Interest (Enforcement) Rules, 2002 and fixed the reserve price of the Secured Asset as **Rs. 2,53,94,150/- (Two Crore Fifty Three Lakh Ninety Four Thousand One Hundred Fifty Only)** as per below break up :

Description of Property	Reserve Price	EMD Amount
Khasra no.407/8, House No.3, Basant Vihar, Mauza, Kanwali, Pargana Parwa Doon, Central District Dehradun, Uttrakhand-248001. (Property No.1)”	Rs. 73,00,350/- (Rs. Seventy Lakh Three Hundred Fifty Only)	7,31,000/- (Seven Lakh Thirty One Thousand Only)
“Khasra no.1729, Mauza Arkedia Grant, Pargana Parwa Doon, Central District Dehradun, Uttrakhand-248001. (Property No. 2)	1,80,93,800 (Rs. One Crore Eighty Lakh Ninety Three Thousand Eight Hundred Only)	18,10,000/- (Eighteen Lakh Ten Thousand Only)

5. Now, please take notice that the said Secured Asset will be sold by the undersigned by E-Auction on **25.07.2023**. The inspection of the said secured asset can be done by requesting in advance to Authorized Officer of ABFL between 12.00 PM to 04.00 PM.
6. The offers for the said Secured Asset should reach the Office of the undersigned along with Demand Draft/ NEFT / RTGS as Earnest Money Deposit on or before **24.07.2023** at Plot No. 17, 1st Floor, Vijaya Building, Barakhamba Road, New Delhi- 110001. The Demand Draft/Pay Order/NEFT/ RTGS should be drawn in favour of **“Aditya Birla Finance Limited”**.

Aditya Birla Finance Ltd.

(A part of Aditya Birla Capital Ltd.)



ADITYA BIRLA CAPITAL

PROTECTING INVESTING FINANCING ADVISING

7. That this sale notice of 30 days, at pre-sale stage, is being given to the Borrowers in compliance of Rule 8(6) of Security Interest (Enforcement) Rules, 2002 and you are hereby informed and notified that the aforesaid Secured Asset shall be put to sale, in whole, by holding public auction through e-auction mode on “As is where is”, “As is what is”, and “Whatever there is” basis after 30 clear days from this notice on **25.07.23**.
8. That since the sale of Secured Asset will be effected by holding public auction through e-auction mode, the secured creditor shall cause a public notice as given under Security Interest (Enforcement) Rules, 2002, which is being published in two leading newspapers including one in vernacular language having wide circulation.
9. That the attention of the Borrowers is also invited to provisions of sub-section (8) of Section 13 (as amended w.e.f. 01.09.2016) of SARFAESI Act, 2002 in respect of time available, to redeem the secured asset.
10. For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor’s website i.e. www.adityabirlafinance.com or <https://sarfaesi.auctiontiger.net>.

For Aditya Birla Finance Limited



Bhupender Tanwar.
(Authorized Officer)

**1st Floor, Vijaya Building, 17,
Barakhamba Road, New Delhi-110001.**

Sale Notice - Bobby
Poultry

16/6/23

SP 1100010102 <110001>
GSTN No: 07AAAGH0019M2ZK
ED7316881201M
Counter No:1,DP-Code:OPER
To:SATNAM KALR,

DEHRADUN, PIN:248001
From:ADITYA BIRLA FINANCE LTD , ND
Wt:50grams, ,16/06/2023 ,14:00
Amt:41.00
,CGST @% 3 ,SGST @%: 3.00



SP 1100010102 <110001>
GSTN No: 07AAAGH0019M2ZK
ED7316880081M
Counter No:1,DP-Code:OPER
To:BOBBY POULTY FARM,

DEHRADUN, PIN:248001
From:ADITYA BIRLA FINANCE LTD , ND
Wt:50grams, ,16/06/2023 ,14:01
Amt:41.00
,CGST @% 3 ,SGST @%: 3.00



SP 1100010102 <110001>
GSTN No: 07AAAGH0019M2ZK
ED7316881161M
Counter No:1,DP-Code:OPER
To:LEGAL HEIRS ASS,

DEHRADUN, PIN:248001
From:ADITYA BIRLA FINANCE LTD , ND
Wt:50grams, ,16/06/2023 ,14:02
Amt:41.00
,CGST @% 3 ,SGST @%: 3.00

