

Indiabulls

ASSET RECONSTRUCTION

BY COURIER / E-MAIL

Ref. No.: ARC-13405 / S064XII-1
ARC-13432 / S064XII-2

March 3, 2021

To,

1. SUKHDEV SINGH,
PLOT NO. 111-A, BHARARIWAL, URBAN ABADI ANAND VIHAR,
PHASE II, CHABBAL ROAD, AMRITSAR - 143001 (PUNJAB).

ALSO AT:

SUKHDEV SINGH
(PROPRIETOR)
J. S. CLINIC,
100, HAKIMAN LABOUR COLONY GATE,
AMRITSAR - 143001 (PUNJAB).

2. MALKEET KAUR,
PLOT NO. 111-A, BHARARIWAL, URBAN ABADI ANAND VIHAR,
PHASE II, CHABBAL ROAD, AMRITSAR - 143001 (PUNJAB).

ALSO AT:

MALKEET KAUR,
100, HAKIMAN LABOUR COLONY GATE,
AMRITSAR - 143001 (PUNJAB).

3. JAGTAR SINGH,
PLOT NO. 111-A, BHARARIWAL, URBAN ABADI ANAND VIHAR,
PHASE II, CHABBAL ROAD, AMRITSAR - 143001 (PUNJAB).

ALSO AT:

JAGTAR SINGH,
100, HAKIMAN LABOUR COLONY GATE,
AMRITSAR - 143001 (PUNJAB).

E-Mail ID(s): singhs46928@gmail.com

sukhdevsingh978047811@gmail.com

Indiabulls Asset Reconstruction Company Limited

(CIN : U67110MH2006PLC305312)

Reg. Office : One International Centre, Tower-1, 4th Floor, Senapati Bapat Marg,
Elphinstone Road, Mumbai-400013. Tel : (022) 62589220 Fax : (022) 62589295
Corp. Office: Indiabulls House, 448 - 451, Udyog Vihar, Phase V, Gurugram - 122016
Tel : (0124) 6681212 Fax (0124) 6681111

7085

Indiabulls

ASSET RECONSTRUCTION

SUB.: NOTICE OF SALE UNDER RULE 8(6) READ WITH RULE 9(1) AND PROVISIO THERETO OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002 FOR THE PROPERTY CONSISTING OF PLOT NO. 111-A, BHARARIWAL, URBAN ABADI ANAND VIHAR, PHASE II, CHABBAL ROAD, AMRITSAR - 143001 (PUNJAB) (more particularly described in the mortgaged property(ies)).

Re.: Loan Account Nos. S064XII-1 and S064XII-2 [earlier Loan Account Nos. HHLART00312971 and HHLART00480527 respectively with Indiabulls Housing Finance Ltd.]

Dear Ma'am/ Sir,

At the very outset, it is stated that Loan Account Nos. **HHLART00312971** and **HHLART00480527** with Indiabulls Housing Finance Ltd. ("**IHFL**"), originator of financial facility(ies), along with all right(s), title(s), interest(s), underlying security(ies), pledge(s) and/ or guarantee(s) had been assigned to **Indiabulls Asset Reconstruction Co. Ltd. ("Secured Creditor")** vide Assignment Agreement dated **31.12.2019** bearing new Loan Account Nos. **S064XII-1** and **S064XII-2** respectively. Thereby, the Secured Creditor has duly taken over the financial facility(ies) from IHFL and is thus, vested with all powers and entitled to recover its outstanding dues in terms of the Loan Agreement and other related loan document(s) and/ or enforcement of security interest in relation to the mortgaged Property(ies).

The Authorised Officer of the Secured Creditor hereby informs you that the proceedings for selling the mortgaged Property(ies) (more particularly described in **Schedule** attached herewith) have already been initiated under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and that the **physical possession** of the mortgaged Property(ies) had been taken by the Secured Creditor.

The Authorised Officer of the Secured Creditor hereby serves on you this notice of sale of **15** days regarding the mortgaged Property(ies) being sold by way of



Indiabulls

ASSET RECONSTRUCTION

private treaty strictly on “as is where is”, “as is what is”, “whatever there is” and “without any recourse” basis for a total recovery of **Rs. 29,50,092/- (Rupees Twenty nine Lakh Fifty Thousand and ninety two only)** i.e. **Rs. 19,96,329/- (Rupees Nineteen Lakh Ninety Six Thousand Three Hundred Twenty Nine only)** pending towards Loan Account No. **S064XII-1** [earlier being Loan Account No. **HHLART00312971**] and **Rs. 9,53,763/- (Rupees Nine Lakh Fifty Three Thousand Seven Hundred Sixty Three only)** pending towards Loan Account No. **S064XII-2** [earlier being Loan Account No. **HHLART00480527**], by way of outstanding principal, arrears (including accrued late charges) and interest till **01.03.2021** along with applicable future interest in terms of the Loan Agreements and other related loan document(s) w.e.f. **2.03.2021** along with legal expenses and other charges. The Minimum Sale Price for the mortgaged Property(ies) will be **Rs. 17,00,000/- (Rupees Seventeen Lakh only)**.

In view of the aforesaid, the Authorised Officer of the Secured Creditor is issuing this notice of sale in conformity with Rule 8(6) read with Rule 9(1) and proviso thereto of the Security Interest (Enforcement) Rules, 2002.

Yours truly,



AUTHORISED OFFICER

INDIABULLS ASSET RECONSTRUCTION CO. LTD.

TRUSTEE OF INDIABULLS ARC-XII TRUST

**ASSET RECONSTRUCTION****SCHEDULE****(Description of Immovable Property(ies))**

ALL THAT PART AND PARCEL OF THE PROPERTY CONSISTING OF PRIVATE PLOT NO. 111-A (MEASURING 100 SQ. YD.), BEARING KHASRA NOS. 4//21/1, 4//27, 5//25/2, 5/2, 7/1, 8/1, 8//4/2, 8//5/1, 9//1, 9//34 MIN, 9//36, 9//38 MIN, 10/2, 11/1, 19, 20 AND 22, KHATA NO. 9, KHATAUNI NOS. 56 TO 60, WASIKA NO. 7649 DATED 23.12.2016, AT BHARARIWAL, URBAN ABADI ANAND VIHAR, PHASE II, CHABBAL ROAD, AMRITSAR - 143001 (PUNJAB).

BOUNDED ON:**NORTH BY : PLOT NO. 110-A****SOUTH BY : PLOT NO. 112-A****EAST BY : PLOT NO. 111****WEST BY : 45 FT. WIDE PASSAGE**

Yours truly,



AUTHORISED OFFICER

INDIABULLS ASSET RECONSTRUCTION CO. LTD.

TRUSTEE OF INDIABULLS ARC-XII TRUST
