

E-AUCTION SALE NOTICE UNDER SARFAESI ACT, 2002

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 provision to Rule 8 (6) of Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower/s and Guarantor/s, that the below described immovable property mortgaged / charged to Secured Creditor, the possession of which has been taken by the Authorised Officer of Union Bank of India, **Sakinaka Branch (55840)** (Secured Creditor) will be sold on "AS IS WHERE IS", "AS IS WHAT IS" and "WHATEVER THERE IS" basis on **16.04.2024**, for recovery of **Rs.16,47,61,331.73 (Rupees Sixteen Crore, Forty Seven Lac, Sixty One Thousand, Three Hundred Thirty One and Paise Seventy Three only)**, together with interest at contractual rate due to the Union Bank Of India **Sakinaka BRANCH (55840)**, being Secured Creditor from **M/s Eskay Silk Industries Private Limited (Borrower)**. The details of the description of the properties for auction, reserve price, EMD, date and time of auction, bid amount are mentioned as under.

PROPERTY DESCRIPTION

Property 1. Land & Building bearing Survey No 125, Hissa No 0, admeasuring about 20007 sq ft, eq to 1858. 74 sq mtr and building G+2 constructed thereon, situated at Mauze Sonale, Taluka Bhiwandi, District Thane

Property 2. Office Premise is Unit No J/3, 3rd Floor, J Wing Tex Center Premises Co Op Soc Ltd, 26A, Chandiwalli Road, Off Shaki Vihar Road, Andheri East, Mumbai-400071 having built up area 1110 sq ft

Property 3. Plant & Machinery installed at Land & Factory bearing Survey No 125, Hissa No 0, admeasuring about 20007.00 sq ft, equivalent to 1858.74 sq mtr and Building (Ground+2) constructed thereon lying and situated at Mauje Sonale, within the limit of Sonale Gram Panchayat, Taluka Bhiwandi, District Thane

RESERVE PRICE	Property 1. Land & Building bearing Survey No 125, Hissa No 0, admeasuring about 20007-sq ft, eq to 1858. 74 sq mtr and building G+2 constructed thereon, situated at Mauze Sonale, Taluka Bhiwandi, District Thane	Rs.3,46,00,000.00 (Rupees Three Crore Forty Six Lac Only)
	Property 2. Office Premise is Unit No J/3, 3rd Floor, J Wing Tex Center Premises Co Op Soc Ltd, 26A, Chandiwalli Road, Off Shaki Vihar Road, Andheri East, Mumbai-400071 having built up area 1110 sq ft	Rs.1,50,03,000.00 (Rupees One Crore Fifty Lac, Three Thousand only)
	Property 3. Plant & Machinery installed at Land & Factory bearing Survey No 125, Hissa No 0, admeasuring about 20007.00 sq ft, equivalent to 1858. 74 sq mtr and Building (Ground+2) constructed thereon lying and situated at Mauje Sonale, within the limit of Sonale Gram Panchayat, Taluka Bhiwandi, District Thane	Rs. 2,00,25,000.00 (Rupees Two Crore, Twenty Five Thousand only)
EMD Payable	Property 1. Land & Building bearing Survey No 125, Hissa No 0, admeasuring about 20007 sq ft, eq to 1858. 74 sq mtr and building G+2 constructed thereon, situated at Mauze Sonale, Taluka Bhiwandi, District Thane	Rs.34,60,000.00 (Rupees Thirty Four Lac, Sixty Thousand Only)
	Property 2. Office Premise is Unit No J/3, 3rd Floor, J Wing Tex Center Premises Co Op Soc Ltd, 26A, Chandiwalli Road, Off Shaki Vihar Road, Andheri East, Mumbai-400071 having built up area 1110 sq ft	Rs.15,00,300.00 (Rupees Fifteen Lakh Three Hundred Only)
	Property 3. Plant & Machinery installed at Land & Factory bearing Survey No 125, Hissa No 0, admeasuring about 20007.00 sq ft, equivalent to 1858. 74 sq mtr and Building (Ground+2) constructed thereon lying and situated at Mauje Sonale, within the limit of Sonale Gram Panchayat, Taluka Bhiwandi, District Thane	Rs.20,02,500.00 (Rupees Twenty Lac Two Thousand Five Hundred Only)

Date & Time of Inspection of above properties: 10.04.2024 between 10.00 am to 4.00 pm
Contact details for Inspection of Properties : 9740297466 & Amit Srivastava, Authorized Officer

Last Date for Submission of EMD Amount is 15.04.2024 before 5.00 PM.

Date of E-Auction and Time: 16.04.2024 12.00 AM to 5:00 PM

For detailed terms and conditions of sale please refer to the link provided in Secured Creditor's website i.e., www.unionbankofindia.co.in or service providers website www.mstcecommerce.com

Further intending bidders can also collect a copy of the detailed terms & conditions from the Authorized officer in the above mentioned address.

STATUTORY 30 DAYS SALE NOTICE UNDER RULE 8(6) / Rule 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES 2002

This may also be treated as notice under Rule 8(6) / Rule 9 (1) of Security Interest (Enforcement) Rules, 2002 to the borrower/s and guarantor/s of the said loan about the holding of E-Auction Sale on the above mentioned date.

Place : - Mumbai
Date : - 14.03.2024

Sd/-
Authorized Officer
Union Bank Of India