



# DEBTS RECOVERY TRIBUNAL-I

Ministry of Finance, Department of Financial Service, Government of India

2<sup>nd</sup> Floor, Bhikhubhai Chambers, Near Kochrab Ashram, Ellisbridge, Paldi, Ahmedabad - 380006.

FORM NO. 22 (Earlier 62) [Regulation 37(1) DRT Regulations, 2015] [See Rule 52(1) of the Second Schedule to the Income Tax Act, 1961]

**E-AUCTION / SALE NOTICE****THROUGH REGD.AD/DASTI/AFFIXATION/BEAT OF DRUM**PROCLAMATION OF SALE UNDER RULES 38, 52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961  
READ WITH THE RECOVERY OF DEBTS DUE TO BANK AND FINANCIAL INSTITUTION ACT, 1993

<b>R.C. NO.</b>	<b>280/2015</b>	<b>O.A. No.</b>	<b>273/2014</b>
<b>STATE BANK OF INDIA, INDUSTRIAL FINANCE BRANCH, AHMEDABAD.</b>			<b>Certificate Holder</b>

V/s

<b>SHUKAN SKY CORPORATION &amp; OTHERS</b>	<b>Certificate Debtors</b>
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To,

<b>CD No. 1.</b>	<b>Shukan Sky Corporation</b> , a partnership firm having its office situated at 4th Floor, Shukan Mall, Shahi Baugh, Ahmedabad and booking office situated at Block No. 279 and 283/B, Near City Pulse Cinema, Koba - Gandhinagar.
<b>CD No. 2</b>	<b>Ramesh Revabhai Patel</b> , Block No. 279 and 283/B, Near City Pulse Cinema, Koba - Gandhinagar. Also at : A/1-501, Kushalvatika, Shahibaugh, Ahmedabad.
<b>CD No. 3</b>	<b>Smt. Bhanuben Rameshbhai Patel</b> , Block No. 279 and 283/B, Near City Pulse Cinema, Koba - Gandhinagar. Also at : A/1-501, Kushalvatika, Shahibaugh, Ahmedabad.
<b>CD No. 4</b>	<b>Romil Rameshbhai Patel</b> , Block No. 279 and 283/B, Near City Pulse Cinema, Koba - Gandhinagar. Also at : A/1-501, Kushalvatika, Shahibaugh, Ahmedabad.
<b>CD No. 5</b>	<b>Dhiren Prahladbhai Patel</b> , B-6, Milap Flat, Behind Rajasthan Hospital, Shahibaugh, Ahmedabad.
<b>CD No. 6</b>	<b>Bharatkumar Ranchhodhbhai Patel</b> , A-4, Parn kunj Flat, Part - 3, Near Kailas School, Meghaninagar, Ahmedabad.
<b>CD No. 7</b>	<b>Smt. Vinaben Maheshkumar Patel</b> , D-11, Shaum Apartment, Behind Rajasthan Hospital, Shahibaugh, Ahmedabad.
<b>CD No. 8</b>	<b>Vijaykumar Revabhai Patel</b> , 14, Nilkanth Bungalows, New CG Road, Chandkheda, Ahmedabad.
<b>CD No. 9</b>	<b>Shrimati Aratiben Vijaykumar Patel</b> , 14, Nilkanth Bungalows, New CG Road, Chandkheda, Ahmedabad.

The Under mentioned property will be sold by **Public E-auction Sale on 22<sup>nd</sup> April 2022** for recovery of sum of **Rs. 30,93,00,879/- (Rupees Thirty Crore Ninety Three Lacs Eight Hundred Seventy Nine Only)** Plus interest and cost payable as per Recovery Certificate issued by **Hon'ble Presiding Officer, DRT-I** (Less amount already recovered, if any), from **Shukan Sky Corporation & Ors.**

**DESCRIPTION OF PROPERTY**

No. of Lots	Description of the property to be sold with the names of the co-owner where the property belongs to defaulter and any other person as co-owners.	Reserve Price below which the property will not be sold	EMD 10% of Reserve Price or Rounded off
1.	All that immovable property bearing Office No. 321 and 322, Total admeasuring about 1067 sq. ft. i.e. 99.16 sq. mtrs. on Third Floor, in the Scheme known as "Shukan Mall" of Sahajanand (Motera) Commercial and Housing Co. Operative Society Limited, situated on the land bearing Survey No. 233/1, Town Planning Scheme No. 21, Final Plot No. 193, Admeasuring 1794 sq. mtrs. and Individual share of land 59.40 sq. mtrs. situated lying and being at Village - Motera, Dascroi in the Registration District - Ahmedabad - 6 (Naroda), which is bounded as under owned by the defendant No. 3. <b>Bounded by :- East</b> : by Property of other Society after basement road of Society, <b>West</b> : By Open Space of Margin, <b>North</b> : by Property of Unit No. 323 and Common Wall and Passage, <b>South</b> : by 40 Feet T.P Scheme Road.	<b>Rs. 54,42,000/-</b>	<b>Rs. 5,44,200/-</b>

◆ Revenue assessed upon the property or any part thereof	Not Known
◆ Details of any other encumbrance to which property is liable.	Not Known
◆ Valuation also state Valuation given, if any, by the Certificate Debtor	No
◆ Claims, if any which have been put forward to the property, and any other known particulars bearing on its nature and value.	Not Known

- Auction / bidding shall only be through online electronic mode through the E-auction website i.e. <https://www.drt.auctiontiger.net>.
- The intending bidders should register the participation with the service provider - well in advance and get user ID and password for participating in **E-auction**. It can be procured only when the requisite earnest money is deposited in prescribed mode below.
- EMD shall be deposited by through RTGS / NEFT by **20.04.2022** as per details as under :-

Beneficiary Bank Name	State Bank of India, Commercial Branch		
Beneficiary Name	SBI SAMB, Ahmedabad Recovery Account		
Beneficiary Account No.	31666015329	IFSC Code : SBIN0006926	
Branch Address	Commercial Branch, Ahmedabad		

EMD deposited thereafter shall not be considered for participation in the E-Auction.

- In addition to above, the copy of PAN Card, Address proof and identity Proof, Email ID, Mobile Number, in case of the Company, Copy of board resolution passed by the Board of Directors of the company or any other document confirming representation / attorney of the company and the Receipt / Counter File of such deposit should reach to the said service provider through e auction website by uploading softcopies on or before **20.04.2022** and also hardcopies along with EMDs deposit receipts should reach at the **Office of Recovery Officer-II, DRT-I, Ahmedabad by 21.04.2022**. It is also held that earnest money of unsuccessful bidders shall be returned back in the respective accounts such bidders through the same mode of payment.
- Prospective bidder may avail online training from service provider:

Name of Auction Agency	M/s. E- procurement Technologies Ltd. (Auction Tiger)
Address	B-705, Wall Street - II, Opp. Orient Club, Near Gujarat College, Ellisbridge, Ahmedabad - 380006, Gujarat (India).
Contact Person	Ravi Mudaliar
Helpline Nos.	079 68136869 (079 - 61200594 / 598 / 568 / 587 / 538)
Email Address	sales@auctiontiger.net, gujarat@auctiontiger.net, ravi.m@epti.in
For any property related queries may contact	Shankar Murmu (Assistant General Manager) (M) : 7600035172 Dharmesh D. Joshi (Dy Manager) (M) : 7600070031.

- Prospective bidders are advised to visit website <https://www.drt.auctiontiger.net> for detailed terms & conditions and procedure of sale before submitting their bids.
- The property shall not be sold below the reserve price.
- The property shall be sold in 01 lots, with **Reserve Price as mentioned above lot**.
- The bidder shall improve offer in multiples of **Rs. 20,000/-** during entire auction period.
- The property shall be sold **"AS IS WHERE BASIS"** and shall be subject to other terms and conditions as published on the official website of the e-auction agency.
- The highest bidder shall have to deposit **25% of his final bid amount** after adjustment of EMD already paid, by immediate next bank working day **by 4:00 P.M.** through RTGS / NEFT in the account as mentioned above.
- The successful bidder / auction purchaser shall deposit the balance 75% of sale consideration amount on or before 15<sup>th</sup> day from the date of sale of the property. If the 15<sup>th</sup> day is Sunday or other Holiday, then on immediate first bank working day through RTGS / NEFT in the account as mentioned above. In addition to the above, the purchaser shall also deposit poundage fee @1% on total sale consideration money (plus Rs.10) through DD in favour of The Registrar, DRT-I, Ahmedabad. The DD prepared to wards poundage's fees shall be submitted directly with the office of Recovery Officer, DRT-I, Ahmedabad.
- In case of default of payment within the prescribed period, the deposit, after deduction the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government Account and the defaulting purchaser shall forfeit all claims to the property or the amount deposited. The property shall be resold forth with, after the issue of fresh proclamation of sale. Further the purchaser shall also be liable to make good of any short fall or difference between his final bid amount and the price for which it is subsequently sold.
- Schedule of auction is as under :-

Date and Time of Inspection	<b>11.04.2022</b>	<b>Between 2.00 PM to 4.00 PM</b>
Last date for uploading proof of EMD / Documents	<b>20.04.2022</b>	<b>Upto 04.00 PM</b>
Last Date of submission of hard copies of proof of EMD/ Documents with the office of the Recovery Officer	<b>21.04.2022</b>	<b>Upto 05.00 PM</b>
Date and Time of E - Auction	<b>22.04.2022</b>	<b>Between 12.00 Noon to 1.00 PM</b> (with auto extension clause of 5 minutes, subject to auction in completed by 5:00 PM)

- The Recovery Officer has the absolute right to accept or reject any bid or bids or to postpone or cancel the E - Auction without assigning any reasons.

Issued under my hand and seal of this Tribunal  
on this 14th February, 2022.



(Atul Kumar Tripathi)  
Recovery Officer-I,  
DRT - I, Ahmedabad