

NOTICE OF SALE THROUGH PRIVATE TREATY

Pursuant to taking possession of the secured asset mentioned hereunder by the Authorized Officer of **Centrum Housing Finance Limited**, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 for the recovery of amount due from borrower/s, offers are invited by the undersigned in sealed covers for purchase of immovable property, as described hereunder, which is in the physical possession, on '**As Is Where Is Basis**', '**As Is What Is Basis**', **Particulars of which are given below:-**

Sr. No.	Borrower(s)/Co-Borrower(s)/ Guarantor(s) / Loan Account No/	Total Outstanding as on date	Description of the Immovable property	Reserve Price (RP)	Earnest Money Deposit (EMD) 10%
1	1. Ramsingh Thakur 2. Mrs. Radhika Thakur W/o Mr. Ramsingh Thakur IDRBH01000065 & BHOBH17000019	Rs.12,99,086/- (Rupees Twelve Lakh Ninety Nine Thousand Eighty Six Only) as on 30-06-2021.	All That Piece And Parcel Of Immovable Property Bearing Flat No. T- 03, Situated At Plot No. - 39 M, Unique Homes 3Rd Floor, Part Of Khasra Number 425/1/13, Village Gehukheda, Phn – 28, Rnm – 03, Ratibad Kolar Road, Bhopal (M.P.) 462042 Admeasuring Area Of 585 Sq. Ft. Bounded By: North: Plot No. 38 - B East: Common Stair & Flat T-02 South: Property Of Ojha Sahab West: Plot 12 Of Chairman	Rs. 7,00,000 /- (Rupees Seven Lakhs Only)	Rs. 70,000 /- (Rupees Seventy Thousand Only)

STATUTORY 15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002

1. The Auction is being held on "**AS IS WHERE IS**" AND "**AS IS WHAT IS**" basis 2. The detailed terms and conditions of the auction sale are incorporated in the prescribed tender form, available at the above mentioned Branch office 3. Date of Opening of the Bid/Offer Auction Date for Property is **13/06/2025**, at the above mentioned Branch Office address at **11:00 AM. to 2:00 PM** by the Authorised Officer. 4. The purchaser shall bear the applicable stamp duties/additional stamp duty/transfer charges, fee etc. and also all the statutory dues, taxes, rates assessment, Govt & Semi Govt. taxes, TDS and other charges, fees etc. in respect of the auctioned property. The possession of the Mortgage Property mentioned above is with the CHFL, who will hand over peaceful possession to the successful bidder on compliance of above. The intending bidder should make their own independent inquiries regarding the Encumbrances Title of property & also inspect & satisfy themselves. 5. All other expenses for getting the properties transferred on their name and statutory dues, if any shall be borne by the successful purchaser. 6. The Highest bidder shall be subject to approval of **Centrum Housing Finance Limited**. Authorised Officer shall Reserve the right to accept all any of the offer /Bid so received without assign any reason whatsoever. His decision shall be final and binding. 7. The Borrower(s)/Guarantor(s) are hereby given **15 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002** to pay the sum mentioned as above before the date of Auction failing which the immovable property will be auctioned and balance, if any, will be recovered with interest and costs. If the Borrower pays the amount due to **Centrum Housing Finance Limited**, in full, before the date of sale, auction is liable to be set aside.

For Further details contact the Authorised Officer- 1. Mr. Ankit Vig - 8668943242 Mr. Prashant Soni number-8461809049

Place : Madhya Pradesh Date : 28.05.2025

Sd/-, Authorized Officer, Centrum Housing Finance Limited