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Indiabulls
HOUSING FINANCE
THROUGH COURIER/SPEED-POST

Ref. No.: 27705/ HLAPKLB00412443

March 13, 2024

To,

1. LAXMI KANTA DUTTA
146/5, ROY BAHADUR ROAD,
BEHALA S.O., KOLKATA - 700034
WEST BENGAL

ALSO AT:-

LAXMI KANTA DUTTA
PROPRIETOR
LOKENATH EGG CENTRE
553, DIAMOND HARBOUR ROAD,
KOLKATA - 700034
WEST BENGAL

2. SWAPNA DUTTA
146/5, ROY BAHADUR ROAD,
BEHALA S.O., KOLKATA - 700034
WEST BENGAL,

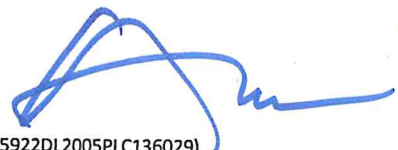
EMAIL ID: - lokenatheggcentre@gmail.com

**SUB.: SALE NOTICE UNDER RULE 8(6) READ WITH RULE 9(1) AND PROVISIO
THERETO OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002
IN RELATION TO THE PROPERTY BEING ENTIRE GROUND FLOOR,
PREMISES NO.-27, ROY BAHADUR ROAD, POSTAL ADDRESS -
147/A/2, BEHALA, KOLKATA - 700034, WEST BENGAL ("Mortgaged
Property more particularly described in Schedule 'A' attached
herewith").**

Re.: Loan Account No. HLAPKLB00412443

Dear Ma'am/ Sir,

The Authorised Officer of **Indiabulls Housing Finance Ltd.** ("Secured
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Creditor") hereby informs you that the proceedings under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 have already been initiated in relation to the Mortgaged Property (more particularly described in '**Schedule A**' attached herewith), the **physical possession** of which has been taken by the Authorised Officer of the Secured Creditor.

The Authorised Officer of the Secured Creditor hereby serves on you this Notice of Sale of **15** days after which the Mortgaged Property will be sold by way of Private Treaty strictly on "**as is where is**", "**as is what is**" and "**whatever there is**" basis, for recovery of **Rs. 45,34,928/- (Rupees Forty Five Lakh Thirty Four Thousand Nine Hundred Twenty Eight only)** pending towards the captioned Loan Account, by way of outstanding principal, arrears (including accrued late charges) and interest till **07.03.2024** along with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **08.03.2024** along with legal expenses and other charges. The Minimum Sale Price for the Mortgaged Property will be **Rs. 34,00,000/- (Rupees Thirty Four 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 HOUSING FINANCE LTD.

SCHEDULE A**(Description of the Immovable Property)**

ALL THAT PIECE AND PARCEL OF THE ENTIRE GROUND FLOOR FLAT MEASURING ABOUT 1260 SQ.FT.(SUPER BUILT UP AREA) OF THE III STORIED BUILDING, TOGETHER WITH UNDIVIDED PROPORTIONATE SHARE OF LAND AND COMMON AMENITIES AND FACILITIES OF THE BUILDING AT MUNICIPAL PREMISES NO. 27, ROY BAHADUR ROAD, KOLKATA, CONSTRUCTED AT OR UPON THE PLOT OF LAND MEASURING ABOUT 2 COTTAHS 10 CHITTACKS 23 SQ. FT. BE THE SAME OR LITTLE MORE OR LESS ALONGWITH BUILDING STANDING THEREON LYING AND SITUATED AT MOUZA SAHAPUR J.L. NO. 8 PARGANA MAGURA, TOUZI NO. 93, 101, R.S NO. 179, C. S & R. S KHATIAN NO. 57, IN C. S DAG NO. 962, R. S DAG NO. 3437, WITHIN THE PRESENT LIMIT OF KMC (S.S UNIT) IN UNDER P.S. BEHALA IN THE DISTRICT SOUTH 24 PARGANAS PRESENTLY KNOWN AND NUMBERED AS MUNICIPAL PREMISES NO. 27, ROY BAHADUR ROAD, UNDER MUNICIPAL WARD NO. 118 WITHIN THE LIMITS OF KOLKATA MUNICIPAL CORPORATION.

BOUNDARIES:

NORTH : POND;
SOUTH : PREMISES NO. 147 / A/1, ROY BAHADUR ROAD;
EAST : PREMISES NO. 147 / A/3, ROY BAHADUR ROAD
WEST : 25 FT. WIDE KM.C ROAD.

Yours truly,



**AUTHORISED OFFICER
INDIABULLS HOUSING FINANCE LTD.**