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|  <p>KVB Karur Vysya Bank <i>Smart way to bank</i></p> | <p>Asset Recovery Branch 577, 1st Floor, Oppanakara Street, Coimbatore – 641001 E-mail: kvbl1890@kvbmail.com Mobile : 81109 96655</p> |
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SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES & E - AUCTION ON 29.06.2026

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 proviso to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

In exercise of powers conferred under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and Security Interest (Enforcement) Rules, 2002 and pursuant to the possession of secured assets of the borrower taken by Authorised Officer for recovery of the secured debts dues to The Karur Vysya Bank Ltd, Coimbatore R S Puram Branch, amounting to **Rs.31,42,57,887.23 (Rupees Thirty One Crores Forty Two Lakhs Fifty Seven Thousands Eight Hundred and Eighty Seven & Paise Twenty Three Only)** with interest from **01.06.2026** for OCC account and **06.06.2026** for GECL account and Costs, other charges and expenses thereon, from the Borrower/s M/s.R K R Gold Private Limited, Represented by its Managing Director Mr.S.V.Sreenivasen, Havings its Registered Office at No.169, T V Swamy Road West, R.S.Puram, Coimbatore, Tamil Nadu 641002 and Present office at 285, Karuppana Gounder Street, Coimbatore, Tamil Nadu 641001 and its Guarantor/s, 1.Mr.S.V.Sreenivasen, 2.Mr.S.V.Srivishnu, 3.Mr.S.Venkhatkrishna and 4.Mrs.Surrega Sreenivasen all are residing at 278, B – 16, East Arunachalam Road, R.S.Puram, Coimbatore South, Coimbatore, Tamil Nadu 641002.

Whereas the undersigned has decided to put up for E-auction of the immovable properties offers are invited by way of E-Tender for purchase of the following assets **on 29.06.2026** "AS IS WHERE IS", "AS IS WHAT IS" AND "WHATEVER THERE IS" basis.

DETAILS OF MORTGAGED ASSETS

PROPERTY 1

Item No. 1:

In Coimbatore Registration District, Coimbatore Joint I Registration Sub District Coimbatore Town, R.S.Puram in Northern row of East Arunachalam Layout Road, in T.S. No.7/3706, 3707, Portion of Site No. 70 with an extent of 3347 sqft bounded on the

| | | |
|----------|---|--|
| East by | : | House belonged to Maamudi Naicker and others |
| North by | : | 10 Feet Municipal Sanitary Lane |
| West by | : | House belonged to Chinnammal @ Rengammal |
| South by | : | 30 Feet North South road |

Measuring

| | | |
|-------------------------|---|----------|
| East West on the North | : | 38½ Feet |
| East West on the South | : | 38 Feet |
| North South on the East | : | 88 Feet |
| North South on the West | : | 87 Feet |

In this area admeasuring 3347 Sft of land. The property situated in the T.S.No. 7/3706, 3707. The proper situated within the limits of Coimbatore Corporation.

In this western portion with an extent of 874 Sft bounded on the

East by : land belonged to S.V.Sreenivasen @ V.Sreenivasan
North by : land belonged to S.V.Sreenivasen @ V.Sreenivasan
West by : Property belonged to Chinnammal @ Rangammal
South by : Southern side 30 Feet East West Arunachalam road

Measuring

East West on the North : 19 Feet
East West on the South : 19 Feet
North South on the East : 46 Feet
North South on the West : 46 Feet

In this area admeasuring 874 Sft of land along with the construction therein with rights in Doors and Windows with its fixtures and features, Electricity connection, electric light and its deposit, water service connection and its deposits with all the amenities and appurtenances thereto.

Item No.2:

In Coimbatore Registration District, Coimbatore Joint I Registration Sub District Coimbatore Town, R.S.Puram in Northern row of East Arunachalam Layout Road, in T.S. No. 7/3706, 3707, Portion of Site No. 70 with an extent of 3347 sft bounded on the

East by : House belonged to Maamudi Naicker and others
North by : 10 Feet Municipal Sanitary Lane
West by : House belonged to Chinnammal @ Rengammal
South by : 30 Feet North South road

Measuring

East West on the North : 38½ Feet
East West on the South : 38 Feet
North South on the East : 88 Feet
North South on the West : 87 Feet

In this area admeasuring 3347 Sft of land. The property situated in the T.S.No.7/3706, 3707. The proper situated within the limits of Coimbatore Corporation.

In this Eastern portion with an extent of 2473 Sft bounded on the

East by : House belonged to Maamudi Naicker & others
North by : 10 Feet Municipal Sanitary Lane
West by : Land belonged to Surrega S.Vasan @ Surrega and house belonged to Chinnammal @ Rangammal
South by : Southern side 30 Feet East West Arunachalam road

Measuring

| | | |
|-------------------------|---|----------|
| East West on the North | : | 38½ Feet |
| East West on the South | : | 19 Feet |
| North South on the East | : | 87 Feet |
| North South on the West | : | 46 Feet |
| East West | : | 19 Feet |
| North South on the West | : | 42 Feet |

In this area admeasuring 2473 Sqft of land.

Both Item No.1 and 2 totalling 3347 Sqft both along with the construction therein with rights in Doors and windows with its fixtures and features, Electricity Connection, Electric light and its deposit, water service connection and its deposit with all the amenities and appurtenances thereto.



Latitude, Longitude: 11.0040897, 76.9534400

PROPERTY 2

In Coimbatore Registration District, Coimbatore Joint I Registration Sub District, Coimbatore Taluk, Coimbatore Town, R.S. Puram, East Ramalingam Road, Southern row n Medar block, in Old T.S.No. 7/3714 Part, New T.S.No. 7/916 Part, an extent of 775 SqFt in Site No. 42 bounded on the:

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| East by | : | Land in S.F.No. 3713 and house belonged to Rangasamy Naicker |
| North by | : | East West 40 Feet wide Ramalingam Road, 4 Feet wide 48¾ Feet North South pathway, property belonged to C. Selvaraj |
| West by | : | Property belonged to Rukumani, R.Mahalingam, R.Manoharan and R. Jayachandran |
| South by | : | East West CMC Sanitary lane |

Measuring

| | | |
|-------------------------|---|----------|
| East West on the North | : | 19¼ Feet |
| East West on the South | : | 19¼Feet |
| North South on the East | : | 40¼Feet |
| North South on the West | : | 40¼ Feet |

In this area admeasuring 775 Sft of land and construction therein, Doors and windows, fixtures and features therein, Electricity Service Connection and its deposit, water service connection and its deposit and common rights in the 4 feet wide 48¾ Feet pathway leading from Ramalingam Road and with all the amenities and appurtenances thereto. Door No.12, Ramalingam Road, Property Tax Assessment No. 24106553, Water connection No.210994. The property is situated within the limits of Coimbatore Corporation.



Latitude, Longitude: 11.0042829, 76.9534259

Possession with Bank: YES

Reserve Price for Both Property no 1 & 2 : Rs:4,01,00,000/-

EMD : Rs.40,10,000/- ;

Bid Multiplier : Rs. 1,00,000/-;

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| Date & Time of E-auction | The E-Auction will take place through portal https://assets.matexauctions.com 29.06.2026 between 10.30 hours to 11.30 hours with unlimited extensions of 05 minutes each till sale is concluded. |
| Inspection of property | On any Bank working day between 11.06.2026 to 25.06.2026 with prior appointment |
| Last date for submitting Tenders | 25.06.2026 by 5.00 PM |
| EMD by RTGS | A/c No :- 110135100000973 Name of A/c :- BID COLLECTION A/C OF SARFAESI E auction Proceeds - M/s.R K R Gold Private Limited IFSC :- KVBL0001101 |

Prior Encumbrance – NIL (Brought to the knowledge of Bank)

The E-tenders should be accompanied with EMD remittance details. EMD should be remitted through RTGS / NEFT to Nodal Bank Account without time lag, failing which the tender becomes disqualified or The EMD of 10% of the Reserve Price can also be paid by of a Demand Draft/Pay Order drawn in favor of The Karur Vysya Bank Ltd, Payable at Coimbatore along with Bid Form.

TERMS AND CONDITIONS OF THE E-AUCTION ARE AS UNDER

1. E – Auction is being held on “AS IS WHERE IS”, “AS IS WHAT IS” & “WHATEVER THERE IS” basis.
2. The E-auction will take place through portal [https:// assets.matexauctions.com](https://assets.matexauctions.com) on 29.06.2026 between 10.30 hours to 11.30 hours with unlimited extensions of 05 minutes each till sale is concluded.
3. For detailed procedure and terms and conditions of E-Auction, interested bidders may visit <https://assets.matexauctions.com> and download relevant documents. Interested bidders may also get in touch with service provider on below mentioned contact numbers.
4. It shall be in the discretion of the Authorized Officer to cancel the auction proceeding for any reason and return the EMD submitted and Bank would not entertain any claim or representation in that regard from the bidders.
5. Particulars specified in respect of the said property/ies in the above schedule have been stated to the best of the information of the Authorized Officer / Bank.
6. The intending purchaser / bidder is required to submit amount of EMD and register their name at [https:// assets.matexauctions.com](https://assets.matexauctions.com) to the above mentioned account and get user ID and Password free of cost and get training on E-Auction from Mr Vijay Kumar solutions@matexnet.com Cheques will not be accepted for EMD.
7. The said EMD shall be adjusted in the case of highest bid, otherwise it will be refunded. The earnest money deposit will not carry any interest. Brokers / Middlemen shall not be entertained.
8. The sale shall be confirmed in favour of the purchaser who has offered the highest sale price in his bid to the Authorized Officer and shall be subject to confirmation by the Bank.
9. The purchaser shall deposit 25% of the amount of sale price after adjusting the Earnest Money Deposit within 24 hours (Banking Days) of acceptance of highest bid by the Authorized Officer in respect of sale, failing which the Earnest Money Deposit shall be forfeited. The highest bidder shall be declared to be the purchaser of the properties mentioned herein provided he should be legally qualified to bid at all stage.
10. The balance 75% of the sale price shall be paid by the purchaser on or before 15th day (during banking hours) of confirmation of sale by the Authorized Officer or such extended period as agreed upon in writing by and solely at the discretion of the Authorized Officer.
11. In default of payment of sale price or any part thereof within the period(s) mentioned hereinabove, the deposit(s)/ Part payment shall be forfeited and the property shall be resold and the defaulting purchase shall forfeit all claims to the property or any of the sum for which it may be subsequently sold.
12. On confirmation of the sale by the Bank and or compliance of the terms of payment the Authorized Officer shall issue a certificate of sale of the said property in favour of the purchaser in the form given in Appendix V to Enforcement of Security Interest Rules.
13. The Authorized Officer is not bound to accept the highest bid or any or all bids and reserves the right to accept or reject any or all the bids without assigning any reason thereof and his decision will be final binding on all the parties attending the auction.
14. Participation by any person in the sale shall be treated as conclusive evidence of the fact that the party has inspected the property/ies offered for sale and satisfied himself about the title, measurement, extent, boundaries and location of the property/ies. It shall also imply and be taken for granted that the party has carefully gone through and understood the terms and conditions of auction including the amendments if any, prevailing at the time of auction bid. No objection shall be entertained by the Bank and or the Authority after the bid is accepted.
15. The successful purchaser would bear all the charges / fees payable for conveyance such as stamp duty, registration fee, applicable GST (Goods and Service Tax) and all other taxes etc, as applicable as per law of Government of India and state of Tamil Nadu and other Authorities.

16. Delivery / possession should be taken by the purchaser or his authorized representative against proper authorization letter only and it should be completed within the time schedule at their own risk, cost and arrangement and they will not be entitled to claim any facility or assistance or cost on this account from the Bank.
17. Any other conditions / changes / amendments to the auction terms and conditions, if made, and which are not incorporated in these terms and conditions will be announced at the time of auction which will be binding on the bidders.
18. The Bank reserves its right to accept / reject any bid, withdraw any property at any stage from auction sale after acceptance of the deposit amount for full value by the buyer, without assigning any reason thereof and value of such properties if paid for, shall be refunded.
19. The Bank shall not be responsible for any damage or loss, whatsoever, to purchaser on account of such withdrawal.
20. The property/ies will be put for auction as per the convenience of Bank and it is not obligatory to go serially if the properties are more in number.
21. The properties shall remain in every respect at the risk of the purchaser from the date of acceptance of their offer and the Bank shall have no liability for the safe custody or preservation thereof till the date of delivery / taking possession by the purchaser.
22. To the best of the knowledge and information of the Authorized Officer no other encumbrance exists on the properties.
23. All persons participating the E-Auction should upload and submit his / their sufficient and acceptable proof of his / their identity, residence, and authority and also PAN / TAN cards etc.
24. Participation by anyone in this sale shall be treated as conclusive evidence of the fact that the party has inspected the assets offered for sale and satisfied himself/herself in all respects and the principle "Caveat Emptor" (let the buyer beware) will apply.
25. As per the Section 194 -1A of the Income Tax Act 1961, TDS @1% will be applicable on the sale proceeds where the sale transaction is Rs.50,00,000/-(Rupees Fifty Lakhs) and above. The successful bidder /purchaser shall deduct 1% TDS from the Sale Price and deposit the same with the income tax department in Form No.16B, containing the Title Holder/s Name or their Legal Heirs as the case may be and submit the original receipt of the TDS Certificate to the Bank.
26. The sale is subject to the conditions prescribed in the SARFAESI Act, Rules 2002, amended from time to time and the conditions mentioned above.

Special Instructions: Bidding in the last minutes and seconds should be avoided in the bidders own interest Neither The Karur Vysya Bank Ltd nor Service Provider will not be held responsible for any lapses / failure (Internet Failure, Power Failure etc.) on the part of the vendor, in such cases, in order to ward-off such contingent situation bidders are requested to make all the necessary arrangements / alternatives such as back-up power supply whatever required so that they are able to circumvent such situation and still be able to participate in the auction successfully.

Statutory 15 days' Notice under Rule 9(1) of the SARFAESI Act, 2002 : The borrower/s and guarantor/s are hereby notified to pay the dues as mentioned above along with up to date interest and ancillary expenses before the date of e-Auction, failing which the Schedule property will be auctioned/sold and balance dues, if any, will be recovered with interest and cost.

For THE KARUR VYSYA BANK Ltd

Place: Coimbatore

Date: 09.06.2026

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AUTHORISED OFFICER