

Ref: RO-AHMD/M&C/Sale/15A/2024-25

Date: 08.01.2025

E - AUCTION SALE NOTICE

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 8(6) and 9(1) of the Security Interest (Enforcement) Rules, 2002.

WHEREAS, the Authorised Officer of the Bank had issued Demand Notice dated 27-12-2023, calling upon the borrower [1] **M/s. Woodgrip India (Rep By Partners)** at Plot No 251/252, GIDC Phase 2, Dared, Jamnagar - 361005 Gujarat, [2] Mrs. Nitaben Manojbhai Akabari (Partner - M/s. Woodgrip India at Flat No. 502, Yash Tower, Opp. L G Haria School, Ranjit Nagar, Jamnagar – 361004 also at 401, Kavad House, Opp. Trambakeshwar Mahadev Temple, 80 Foot Ring Road, Mehlunagar, Jamnagar-361006 [3] Mr. Rishit Manojkumar Akabari (Partner - M/s. Woodgrip India) at Flat No. 502, Yash Tower, Opp. L G Haria School, Ranjit Nagar, Jamnagar – 361004 also at 401, Kavad House, Opp. Trambakeshwar Mahadev Temple, 80 Foot Ring Road, Mehlunagar, Jamnagar-361006, (4) Mr, Manojbhai Dayabhai Akabari, (Partner - M/s. Woodgrip India) at Flat No. 502, Yash Tower, Opp. L G Haria School, Ranjit Nagar, Jamnagar – 361004 also at 401, Kavad House, Opp. Trambakeshwar Mahadev Temple, 80 Foot Ring Road, Mehlunagar, Jamnagar-361006 and Guarantor (5) M/s. Global Extrusions Private Limited, at Plot No. 238, GIDS, Phase 2, Dared, Jamnagar, Gujarat – 361005 and the Authorised Officer of the Bank had issued Demand Notice dated 27-12-2023, calling upon the borrower [1] **M/s. Global Extrusions Pvt. Ltd** at Plot No 238, GIDC, PHASE 2, DARED, Jamnagar - 361005 GUJARAT, and Guarantors (2) M/s. Woodgrip India (Rep By Partners) at Plot No 251/252, GIDC Phase 2, Dared, Jamnagar - 361005 Gujarat,(3) Mr, Manojbhai Dayabhai Akabari, at Flat No. 502, Yash Tower, Opp. L G Haria School, Ranjit Nagar, Jamnagar – 361004 also at 401, Kavad House, Opp. Trambakeshwar Mahadev Temple, 80 Foot Ring Road, Mehlunagar, Jamnagar-361006,(4) Mrs. Nitaben Manojbhai Akabari, at Flat No. 502, Yash Tower, Opp. L G Haria School, Ranjit Nagar, Jamnagar – 361004 also at 401, Kavad House, Opp. Trambakeshwar Mahadev Temple, 80 Foot Ring Road, Mehlunagar, Jamnagar-361006, (5) Mr. Rishit Manojkumar Akabari at Flat No. 502, Yash Tower, Opp. L G Haria School, Ranjit Nagar, Jamnagar – 361004 also at 401, Kavad House, Opp. Trambakeshwar Mahadev Temple, 80 Foot Ring Road, Mehlunagar, Jamnagar-361006,(6) Mr.Jayantilal Sojpal Chandariya at B2 Swapnil Appartment, Near Gurudattatreya Temple,Jamnagar-361008.(7) Mr.Bhagesh Jayantilal Chandariya, at at B2 Swapnil Appartment, Near Gurudattatreya Temple,Jamnagar-361008 under section 13(2) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as 'The Act') and has taken possession of the immovable property/ies, more fully described in the schedule hereunder under Section 13(4) of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002.

AND WHEREAS, the borrower/guarantor have failed to pay the amount, Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the immovable properties mortgaged to the Secured Creditor more fully described in the Schedule hereunder will be sold on "as is where is" basis, "as is what is" and "whatever there is" condition, on the date and at the place mentioned herein below for realization of a sum of Rs. 9,95,30,644.08 (Rupees Nine Crore Ninety Five Lakh Thirty Thousand Six Hundred Forty Four and Paise Eight Only) as on 07.01.2025 in the Account - M/s. Wood grip India (Rep by Partners) and M/s Global Extrusions Pvt Ltd with Jamnagar Branch of the Bank {i.e., for an amount of Rs. 4,15,88,510.79 (Rupees Four Crore Fifteen Lakh Eighty-Eight Thousand Five Hundred Ten and Paise Seventy Nine only) as on 07.01.2025 in the Account M/s. Wood grip India (Rep by Partners) and for an amount of Rs. 5,79,42,133.29 (Rupees Five Crore Seventy Nine Lakh Forty Two Thousand One Hundred Thirty Three and Paise Twenty Nine Only) as on 07.01.2025 in the Account M/s Global Extrusions Pvt Ltd} with future interest, costs and expenses etc. thereon, subject to the following terms and conditions: -

Item No. 1

Name of Property Owner	M/s. GLOBAL EXTRUSIONS PVT. LTD.
Description of property	All that part and parcel of land admeasuring 3440 Sq. Mtrs. bearing Plot No. 238 along with building thereon in the housing sector of Jamnagar-II Industrial Estate along with all other constructions, improvements, easementary rights existing and appurtenant thereon situated in Revenue Survey Nos. 1188 and 1187 within Jamnagar Village/Taluk, Jamnagar District and owned by M/s. GLOBAL EXTRUSIONS PVT. LTD. morefully described in Lease Deed no 1902/1994 dated 30-03-1994 of GIDC and bounded on North: Plot No. 237 South: G.I.D.C. boundary East: Road



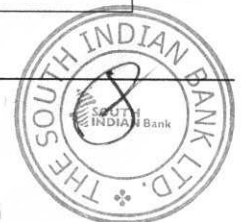
Ahmedabad Regional Office: 4th floor, Sakar VII,
Nehru Bridge Junction, Ashram Road,
Navrangpura, Ahmedabad, Gujarat – 380 009.
Email: ro1018@sib.co.in Phone: 079 – 2658 5600, 5700, 1600



	West: Plot No. 239
Nature of possession	Symbolic
Reserve Price	Rs. 9,16,44,000/- (Rupees Nine Crores Sixteen Lakhs Forty Four Thousand Only)
Earnest Money Deposit (EMD)	Rs. 91,64,400/- (Rupees Ninety One Lakh Sixty Four Thousand Four Hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of Demand Draft drawn in favour of "The Authorised Officer, The South Indian Bank Ltd." payable at Ahmedabad or through RTGS to Account No. 0179073000010463 held by 'The Authorised Officer' in The South Indian Bank Ltd, Ahmedabad branch (IFSC: SIBL0000179).
Last date and time for submission of Bid along with EMD	on or before 27-01-2025 by 05.00 PM
Property Inspection	From 03.00 PM to 05.00 PM on working days with prior appointment
Bid incremental amount	Rs. 20,000/-
Date and time of E-auction	28-01-2025 from 12.00 PM to 01.00 PM (with 5 minute unlimited auto extensions till sale is concluded)
E-auction service provider	C1 INDIA PVT.LTD. Contact Official: Mr. BHAVIK R PANDYA Mobile: 8866682937 Email: gujarat@c1india.com or support@bankeauctions.com Website Address : https://bankeauctions.com/

Item No. 2

Name of Property Owner	Mr. Manojbhai Dayabhai Akabari
Description of property	All that piece and parcel of Flat bearing No. 508 on fifth floor of Radhe Krishna Appartment with 145.74 Sq. mtrs. of Super built up area, Raj Rajeshwari Nagar Street no. 02, B/h. Saurashtra Gramin Bank, Jakat Naka Circle, Indira Gandhi Road, Jamnagar and all rights in common areas and facilities, on Land on Plot No. 8 Ward No. 15, Sheet No – 474, Rev Survey No – 1426/P, City Survey No – 5890/A/8, Rajeshwari Nagar Street no. 02, Jamnagar, Gujrat with all other appurtenant rights & improvements thereon in the name of Mr. Manojbhai Dayabhai Akabari morefully described in the Sale Deed dated 21-06-2016 registered as Doc No. 5149/2016 of SRO Jamnagar – II WST Boundaries of the plot: North: Road South: O.T.S & Flat No. 507 East: O.T.S, Common Passage, Stair and then Flat No. 501 West: Road
Nature of possession	Symbolic
Reserve Price	Rs. 32,47,000/- (Rupees Thirty Two Lakh Forty Seven Thousand Only)
Earnest Money Deposit (EMD)	Rs. 3,24,700/- (Rupees Three Lakh Twenty Four Thousand seven hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of Demand Draft drawn in favour of "The Authorised Officer, The South Indian Bank Ltd." payable at Ahmedabad or through RTGS to Account No. 0179073000010463 held by 'The Authorised Officer' in The South Indian Bank Ltd, Ahmedabad branch (IFSC: SIBL0000179).



Last date and time for submission of Bid along with EMD	on or before 27-01-2025 by 05.00 PM
Property Inspection	From 03.00 PM to 05.00 PM on working days with prior appointment
Bid incremental amount	Rs. 20,000/-
Date and time of E-auction	28-01-2025 from 01.00 PM to 02.00 PM (with 5 minute unlimited auto extensions till sale is concluded)
E-auction service provider	C1 INDIA PVT.LTD. Contact Official: Mr. BHAVIK R PANDYA Mobile: 8866682937 Email:gujarat@c1india.com or support@bankeauctions.com Website Address : https://bankeauctions.com/

Item No. 3

Name of Property Owner	Mr. Manojbhai Dayabhai Akabari
Description of property	All that part and parcel of land admeasuring 250 Sq. Mtrs. bearing Housing Plot No. H-724 in the Housing Sector of the Jamnagar-II Industrial Estate along with all other constructions, improvements, easementary rights existing and appurtenant thereon situated in Revenue Survey Nos. 1138 within Jamnagar Village/Taluk, Jamnagar District and owned by Mr. Manojbhai Dayabhai Akabari morefully described in Lease Deed no 6129/2016 dated 22-09-2016 of Sub Registrar Office – Jamnagar – LKT and bounded on North: Road South: Plot No. H-727 & H-728 East: Plot No. H-723 West: Plot No. H-725
Nature of possession	Symbolic
Reserve Price	Rs. 36,33,000/- (Rupees Thirty Six Lakh Thirty Three thousand Only)
Earnest Money Deposit (EMD)	Rs. 3,63,300/- (Rupees Three Lakhs Sixty Three Thousand Three Hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of Demand Draft drawn in favour of “The Authorised Officer, The South Indian Bank Ltd.” payable at Ahmedabad or through RTGS to Account No. 0179073000010463 held by ‘The Authorised Officer’ in The South Indian Bank Ltd, Ahmedabad branch (IFSC: SIBL0000179).
Last date and time for submission of Bid along with EMD	on or before 27-01-2025 by 05.00 PM
Property Inspection	From 03.00 PM to 05.00 PM on working days with prior appointment
Bid incremental amount	Rs. 20,000/-
Date and time of E-auction	28-01-2025 from 03.00 PM to 04.00 PM (with 5 minute unlimited auto extensions till sale is concluded)
E-auction service provider	C1 INDIA PVT.LTD. Contact Official: Mr. BHAVIK R PANDYA Mobile: 8866682937 Email:gujarat@c1india.com or support@bankeauctions.com Website Address : https://bankeauctions.com/

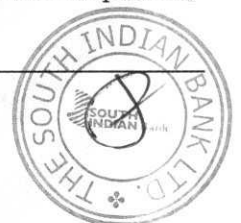
Item No. 4



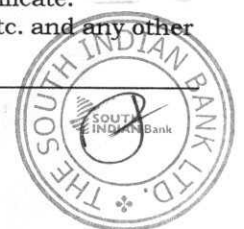
Name of Property Owner	Mr. Manojbhai Dayabhai Akabari
Description of property	All that part and parcel of land admeasuring 240 Sq. Mtrs. bearing Housing Plot No. H-719 in the Housing Sector of the Jamnagar-II Industrial Estate along with all other constructions, improvements, easementary rights existing and appurtenant thereon situated in Revenue Survey Nos. 1138 within Jamnagar Village/Taluk, Jamnagar District and owned by Mr. Manojbhai Dayabhai Akabari morefully described in Lease Deed no 3288/2015 dated 05-06-2015 of Sub Registrar Office – Jamnagar – 1 (City) and bounded on North: Road South: Plot No. H-731 & H-732 East: Plot No. H-718 West: Plot No. H-720
Nature of possession	Symbolic
Reserve Price	Rs. 34,88,000/- (Rupees Thirty Four Lakh Eighty Eight thousand Only)
Earnest Money Deposit (EMD)	Rs. 3,48,800/- (Rupees Three Lakh forty Eight Thousand Eight Hundred Only)
Mode of submission of EMD/ Sale amount	All amounts payable regarding EMD and sale shall be paid by way of Demand Draft drawn in favour of “The Authorised Officer, The South Indian Bank Ltd.” payable at Ahmedabad or through RTGS to Account No. 0179073000010463 held by ‘The Authorised Officer’ in The South Indian Bank Ltd, Ahmedabad branch (IFSC: SIBL0000179).
Last date and time for submission of Bid along with EMD	on or before 27-01-2025 by 05.00 PM
Property Inspection	From 03.00 PM to 05.00 PM on working days with prior appointment
Bid incremental amount	Rs. 20,000/-
Date and time of E-auction	28-01-2025 from 04.00 PM to 05.00 PM (with 5 minute unlimited auto extensions till sale is concluded)
E-auction service provider	C1 INDIA PVT.LTD. Contact Official: Mr. BHAVIK R PANDYA Mobile: 8866682937 Email: gujarat@c1india.com or support@bankeauctions.com Website Address : https://bankeauctions.com/

TERMS AND CONDITIONS OF SALE

- 1) The secured asset will be sold by e-auction through Bank’s approved service provider i.e. C1 INDIA PVT.LTD. who are assisting the Authorized Officer in conducting the online auction.
- 2) The intending purchasers shall submit the EMD amount mentioned hereinabove via Demand Draft in favour of “The Authorised Officer, The South Indian Bank Ltd.” payable at Ahmedabad at the address mentioned above or through RTGS to Account No: 0179073000010463 held by “The Authorised Officer” in The South Indian Bank Ltd, Ahmedabad branch (IFSC: SIBL0000179) latest by 27-01-2025 by 05.00 PM on or before 27-01-2025.
- 3) The intending purchaser shall submit duly filled in bid form in original (format available with Authorised officer and in website (<https://southindianbank.auctiontiger.net/>)) along with self-attested copies of Proof of identification/Address proof (KYC) to the Authorized officer and should carry the original for verification. Bids submitted otherwise than in the format prescribed shall not be eligible for consideration and will be liable for rejection.
- 4) In case of joint bidders, an authorization letter signed by all the bidders authorizing a bidder (one among them who is holding a valid ID) is to be submitted along with bid form. In case the bidder is a corporate/Partnership firm, a copy of the resolution passed by the Board of Directors/Partners authorizing the actual bidder, who is holding a valid ID, needs to be submitted along with the bid form.
- 5) Bidders should have active mobile number and valid e-mail address for participating in E-Auction and register their names at the e-auction portal and get User ID and Password free of cost from E-auction service provider whereupon they would be allowed to participate in the online-E-auction.



- 6) Please note that interested purchasers shall be permitted to participate and bid in the e-auction only if EMD amount has been received by the Bank along with the documents and in the manner mentioned in point 3 hereinabove.
- 7) Eligible Bidders who have duly complied with the above requirements in point no.2,3 & 4 hereinabove will be provided with User ID and Password through Bank's approved service provider for participating in e-auction portal.
- 8) After the submission of EMD, the bidders shall not be allowed to withdraw the Bid forms/EMD. The amount of EMD paid by interested bidders shall not carry any interest.
- 9) Online bidding will commence from Reserve price or from the highest bid quoted whichever is higher.
- 10) The Bank / service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the causes.
- 11) The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder.
- 12) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.
- 13) The Authorised Officer shall be at liberty to cancel the e-Auction process at any time, before declaring the successful bidder, without assigning any reason.
- 14) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.
- 15) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained.
- 16) The Authorised Officer is not bound to accept the highest offer and the Authorised officer has absolute right to accept or reject any or all offer(s) or adjourn / postpone/ cancel the e-Auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor.
- 17) In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the property nor on any part of the sum for which may it be subsequently sold.
- 18) In case any dispute arises as to the validity of the bid(s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by the Bank.
- 19) The property will be sold on "as is where is" basis, "as is what is" and "whatever there is" condition and the Bank is not responsible for title, condition or any other fact affecting the property.
- 20) It is the responsibility of the Bidders to inspect and satisfy themselves about the Secured Asset, including its specifications, the legality of the title deeds and other documents pertaining to the said Secured Asset before participating in the E-auction and The South Indian Bank Ltd will not liable for any issues pertaining to the Secured Asset after the completion of the E-auction.
- 21) The Successful bidder shall pay 25 % (including EMD of 10%) of the bid amount immediately on the same day or not later than next working day, as the case may be, on confirmation of Sale in his/her favour. Balance 75% of bid amount shall be paid to the Authorised Officer within 15 days of the sale, failing which the entire deposit made by the Bidder towards earnest money deposit and/or other such amounts shall be forfeited without any notice by the Authorized officer and the sale will be cancelled and the property will be brought to sale again. However, in desirable cases the time may be extended at the sole discretion of the Authorised Officer.
- 22) On the sale being confirmed and on receipt of the entire sale proceeds by the Authorised Officer, the successful bidder will be issued with a Sale Certificate as per the terms and conditions of the Bank and the SARFAESI Act. The sale certificate shall be issued in the name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid / participated in the e-Auction will be entertained.
- 23) The successful bidder should pay all the existing dues etc., to the Government/ Local Authorities and bear all the necessary expenses like applicable stamp duties / additional stamp duty / transfer charges, Registration expenses, fees etc. for transfer of the property in his/her name.
- 24) The South Indian Bank Ltd is not liable to pay any interest/ refund EMD or any such amounts in case of any delay in issue of confirmation of sale/ Sale Certificate by virtue of any Court Order received after e-auction is complete or any other reasons whatsoever.
- 25) The Authorised Officer or Bank will not be held responsible for any charge, lien, encumbrance, property tax or any dues to the Government or anybody in respect of the properties under sale.
- 26) The successful bidder shall pay all Taxes/ Electricity/ Water/ Sewerage Charges or any other charges demanded by any authority after the acceptance of the bid, even if it pertains to previous periods.
- 27) Bidder shall ensure payment of TDS on sale in compliance with provision of Income Tax Act as applicable and necessary proof of the same to be submitted to Authorised Officer before issuance of Sale Certificate.
- 28) The Successful bidder shall, at his/her cost, get the Electricity/ Water/ Sewerage connection etc. and any other common services transferred in his name.




Ahmedabad Regional Office: 4th floor, Sakar VII,
Nehru Bridge Junction, Ashram Road,
Navrangpura, Ahmedabad, Gujarat – 380 009.
Email: ro1018@sib.co.in Phone: 079 – 2658 5600, 5700, 1600



- 29) The Authorised Officer has obtained EC/ search report regarding the properties and it contains no encumbrance.
- 30) For any further information and for inspection of property, the intended bidders may contact the Authorised Officer or The South Indian Bank Ltd., Branch Jamnagar during working hours or may contact 9709192020 or 079-26585600 at the South Indian Bank Ltd, Regional Office Ahmedabad.

For detailed terms and conditions of the sale, please refer to the link provided in www.southindianbank.com and <https://bankeauctions.com/>

FOR, THE SOUTH INDIAN BANK LTD.



AUTHORISED OFFICER

**AUTHORISED OFFICER
(CHIEF MANAGER)**

Date: 08.01.2025
Place: Ahmedabad