

**ASSET RECOVERY BRANCH, ERNAKULAM**

Ground Floor- Pallippadan Highlight, Opposite to St. George's Church, Edapally PO- 682024

Email: ARB.Ernakulam@bankofindia.bank.in

**Ref No.: EZO/RD/NG/2026-27/076**

**Date: 21.07.2026**

**NOTICE OF SALE TO THE BORROWER UNDER RULE 8 & 9  
OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002**

**BY SPEED POST WITH A.D**

To,

**Borrower:**

**Mrs. Sabira Ali**

W/o. Mr. Abdul Kareem Musthar  
Puttamattom House,  
Kavumkara Market PO,  
Ernakulam – 686661

**Mrs. Sabira Ali**

W/o. Mr. Abdul Kareem Musthar  
Door No. 45/1976, A2, Daffodils,  
Nice Garden, P J Antony Road,  
Pachalam, Ernakulam – 682012

**Guarantor:**

**Mr. Abdul Kareem T V**

Door No. 45/1976, A2, Daffodils,  
Nice Garden, P J Antony Road,  
Pachalam, Ernakulam – 682012

Sir/Madam,

**NOTICE FOR SALE OF SECURED ASSETS UNDER THE SARFAESI ACT 2002  
AND THE RULES FRAMED THERE UNDER**

The undersigned being Authorised officer of the Bank of India is having full powers to issue this notice prior to sale of secured assets and exercise all the powers of sale under SARFAESI Act, 2002 and the Rules framed there under hereby gives you this notice as under:

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| Name of Borrower/ Guarantor                                                          | Contractual Dues                                                                                                                                                                                                                                                                                    |
|--------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Borrower:</b><br>Mrs. Sabira Ali<br><br><b>Guarantor:</b><br>Mr. Abdul Kareem T V | <b>850475110000177 – Housing Loan</b><br><br><b>Rs 1,14,86,770.56/-</b> (Rupees One Crore Forteen Lakhs Eighty Six Thousand Sevn Hundred Seventy and Fifty Six Paise [Contractual dues up to 21.07.2026]) with further interest @9.60% p.a from 22.07.2026 along with monthly rests & other charges |

2. You have committed default in payment of dues of **Bank of India, Ernakulam Housing Finance & Personal Banking Branch (presently transferred to Asset Recovery Branch, Ernakulam)** as above, the authorized officer of the Bank issued a demand notice dated 04.05.2023 to you under S.13 (2) of the SARFAESI Act, 2002 and in exercise of the powers conferred under S.13 (4) read with Enforcement of Securities (Interest) Rules 2002, the Authorised Officer took actual possession of the secured assets, more particularly described in the schedule hereunder on 20.09.2025.

3. The undersigned hereby informs you by this notice of sale under sub rule (6) of Rule 8 of the said Rules that the Authorised Officer shall put the aforesaid secured asset for sale by way of **public auction through e-auction** with reserve price of immovable property as under:

| Description of Immovable properties                                                                                                                                                                                                                                                                                                                                                                                                                                 |                                              |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------|
| EQM of property situated at Sy. No. 3/3 Thrikkannarvattom Desom, Ernakulam Village with 2/10 Undivided Share out of 4.05 ares of land and building bearing Door No. 45/1976 A1 of Cochin Corporation having a built up area of 1850 Sq. Ft.<br><br><b>Boundaries:</b><br>North : Road<br>South : Property of Kochuvareed<br>East : Property of Thomas<br>West : Property of Thomas<br><br>Property owned by <b>Mrs. Sabira Ali</b> , W/o. Mr. Abdul Kareem Musthar. |                                              |
| <b>Reserve Price</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                | <b>Rs. 60,00,000 /-</b> (Rupees Sixty Lakhs) |
| <b>Earnest Money (EMD)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                          | <b>Rs. 6,00,000/-</b> (Rupees Six Lakhs)     |

4. Please note that all expenses pertaining to demand notice, taking possession, paper publication charges, valuation charges, insurance charges and other expenses etc., shall be first deducted from the sale proceeds that will be realized by the Authorised Officer and balance

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of the sale proceeds will be appropriated towards your liability as aforesaid. Please take important note that as per section 13(8) of the SARFAESI Act, the right of redemption of Secured assets will be available to you only till the date of publication of notice for public auction or inviting quotations or tender from public or private treaty for transfer by way of lease, assignment or sale of secured assets. However, you are at liberty to participate in Online E-Auction/Bidding to be held on terms & conditions thereof including deposit of earnest money.

Secured assets on **“AS IS WHERE IS, AS IS WHAT IS & WHATEVER THERE IS CONDITION”** will be sold by **public auction through ‘on line E- Auction’ on 25.08.2026.**

Please look for the sale advertisement that will appear in two newspapers in due course. You may, if so desire participate in the E-Auction/Bidding or may bring suitable buyers.

**Mode of Sale : By holding public auction through ‘on line E- Auction/ Bidding’**

**Website Details : <https://baanknet.com>**

**Date of sale : 25.08.2026**

**Time of sale : 11.00 am to 5.00 pm (with unlimited extension of 10 minutes if bidding continues till sale is concluded)**

Yours faithfully,

**CHIEF MANAGER & AUTHORISED OFFICER  
BANK OF INDIA**