

CBELCRD/TLR/RAM SUBBU– SALE(NOV)/ /2026

29 September 2026

REGD POST/AD

NOTICE FOR SALE OF SECURITY PROPERTIES ISSUED UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002, (hereinafter referred to as Act) r/w SECURITY INTEREST (ENFORCEMENT) RULES, 2002 (hereinafter referred to as Rules).

Ref: Sale Intimation dated 03-08-2024.

Whereas

The Federal Bank Ltd (hereinafter referred to as 'the Bank') through its Authorized Officer under the Act issued a Demand Notice dated **23.08.2023** calling upon the borrower(s) and / or guarantor(s) namely,

1. M/s Ram Subbu Spinners Private Limited, having its registered office at SF. No. 75/1, Harur Main Road, Pappireddiyapatty Post, Dharmapuri, Tamil Nadu – 636905 // Global Sizing Compound 67, Karugampalayam, Ichipati PO, Somanur, Coimbatore, Tamil Nadu – 641668	
2. Palanisamy alias Palanisamy R, S/o Ramana Gounder alias Ramasamy Gounder, 1/3 Pillaippanpalayam, Annur Taluk, Coimbatore – 646531 // No. 11/70 A-5, Power House Road, Somanur, Coimbatore – 641668	3. Venkatachalam S, S/o Subramaniam, 71/A-3, Power House Road, Coimbatore – 641668 // No. 224, Money Mills, Nachimuthu Gounder Street, Somanur, Coimbatore – 641668.

to repay the amount mentioned in the notice being a sum of

Sl. No.	Loan Account	Total Dues	Rate of interest	Availed by
1	10925500007139	₹ 4,53,64,215/- as on 31.07.2023	@10.60% per annum with monthly rests along with 4% overdue interest from 01.08.2023	1 st , 2 nd and 3 rd of you above
2	19046900000573	₹ 52,57,272/- as on 24.07.2023	@9.25% per annum with monthly rests along with 4% overdue interest from 24.07.2023	1 st , 2 nd and 3 rd of you above

3	10926900003835	₹ 58,99,831.68 as on 15.08.2023	@9.25% per annum with monthly rests along with 4% overdue interest from 15.08.2023	1 st and 3 rd of you above
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availed from Coimbatore branch of the Bank, together with interest and costs and other charges within 60 days from the date of the said notice.

Whereas the borrowers having failed to repay the amount within the stipulated time, the Authorized Officer on behalf of the Federal Bank Ltd has taken possession of the security properties described herein below in exercise of powers conferred under section 13(4) of the said Act read with Rule 8 of the said Rules on **31/01/2024** by issuing notices to the borrowers/defaulters and public, and publication thereof in newspapers as contemplated under the said Act and Rules.

The undersigned, being the Authorized Officer of the Bank, hereby give notice to the borrowers and general public that the Bank has decided to sell the property described herein below on the **12th day of November, 2026 (Thursday)** on “AS IS WHERE IS” “AS IS WHAT IS” and “WHATEVER THERE IS” basis under Rules 8 & 9 of the said Rules for realizing a total sum of

Sl. No.	Loan Account	Total Dues	Rate of interest	Availed by
1	10925500007139	₹ 7,18,69,462.93 as on 12.11.2026	@14.60% per annum with monthly rests from 13.11.2026	1 st , 2 nd and 3 rd of you above
2	19046900000573	₹ 77,74,595.00 as on 12.11.2026	@13.25% per annum with monthly rests from 13.11.2026	1 st , 2 nd and 3 rd of you above
3	10926900003835	₹ 89,32,814.06 as on 12.11.2026	@13.25% per annum with monthly rests from 13.11.2026	1 st and 3 rd of you above
	Total	₹ 8,85,76,871.99		

together with further interest, costs and other charges till realization and thus the undersigned being the Authorized Officer of the Bank hereby invites from interested parties, the sealed tenders for purchasing the property subject to the terms and conditions mentioned hereunder. **(Claim as per OA No.702/2024 filed before DRT-Coimbatore – Schedule A : Item No 3, Item No 4, Item No 5)**

DESCRIPTION OF THE PROPERTY

Item No.1 (Lot No 1)

In Tiruppur Registration District, In Suler Registration District, in Suler Taluk, in Kaniyur Village, In S.F. No. 239 an extent 10.66 acres, in this a part of the property was converted into layout of house sites in the name of "S.K. Garden". In this Site No. 5 and 6 within the following boundaries and measurements:

Site No. 5 measuring 1815 Sq. Ft within the following boundaries:

North of – Site No. 4

East of – S.F. No. 239 Part

South of – Site No. 6

West of – 30' wide North South layout Road

With measurements:

North South on both sides – 30 Feet

East West on the North – 62 Feet $\frac{1}{4}$ inch

East West on the South – 58 Feet $\frac{3}{4}$ inch

Site No. 6 measuring 1924 Sq. Ft within the following boundaries:

North of – Site No.5

East of – S.F No. 239 part

South of – Site No. 7

West of – 30' wide North South layout Road

with measurements:

North South on both sides – 30 Feet

East West on the North – 66 Feet

East West on the South – 62 Feet $\frac{1}{4}$ inch

Total an extent of 3739 Sq. Ft or 347.362 Sq. Meters or 8 cents and 251 Sq. Ft.

With the right to use all common pathways. Property is within the Kaniyur Village Panchayat and Suler Village Panchayat board Limits.

Property is covered under Sale Deed No. 2141/2013 , Suler SRO

Item No.2 (Lot No 2)

In Tiruppur Registration District, in Avinashi Sub Registration District, in Avinashi Taluk, within the Avinashi Village Panchayat Limits, in Velayudhampalayam Village Panchayat Board Limits, In Velayudhampalayam Village in S.F. No. 186 an extent of 8.02 acres, in this an extent of 7.73 acres in Sub Division No. 186/1 within the following boundaries:

North of – Property belonging to Ganapathiammal in S.F.No.186/1

South of – S.F.No.185

West of – S.F.No. 178 and 187

East of – S.F.No. 43

The said extent of 7.73 acres was converted into layout of house sites with the approval of the Special Commissioner, Town and Country Planning, Chennai, Vide No. 5/2010 in the name of "Aiswarya Avenue" in this Site No.64 measuring 2400 Sq. ft (223.04 Sq meter) within the following boundaries:

North of – 30 feet Wide East West layout road

South of – Site No.74

West of Site No. 65

East of: Site No. 63

with measurements:

East West on both sides – 40 Feet

North South on both sides – 60 feet

With the right to all common usual pathways

Property is covered under Sale Deed No. 9715/2012 , Avinashi SRO

Item No. 3(Lot No 3)

In Tiruppur Registration District, In Avinashi Sub Registration District, In Avinashi Taluk, within the Avinashi Village Panchayat Limits, In Velayudhampalayam Village Panchayat Board Limits, In Velayudhampalayam Village In S.F.No.186 an extent of 8.02 acres, in this an extent of 7.73 acres in Sub Division No.186/1 within the following boundaries:

North of – Property belonging to Ganapathiammal in S.F.No.186/1

South of – S.F. No.185

West of – S.F. No. 178 and 187

East of – S.F. No. 43

The said extent of 7.73 acres was converted into layout of house sites with the approval of the Special Commissioner, Town and Country Planning, Chennai, Vide No. 5/2010 in the name of "Aiswarya Avenue" in this Site No.67 measuring 2400 Sq. ft (223.04 Sq meter) within the following boundaries:

North of – 30 feet wide East West layout Road

South of – Site No.71

East of – Site No. 66

West of – Site No. 68 and 69

with measurements:

East West on both sides – 40 feet

North South on both sides – 60 feet

With the right to all common usual pathways.

Property is covered under Sale Deed No. 9716/2012 , Avinashi SRO

TERMS AND CONDITIONS

Auction sale/bidding would be only through "**ONLINE ELECTRONIC BIDDING**" process through the website <https://bankeauctions.com/> of M/s. C1 India Pvt. Ltd.

- 1) The property will be sold on "AS IS WHERE IS" "AS IS WHAT IS" and "WHATEVER THERE IS" basis for an amount **above** the **RESERVE PRICE** respectively for each lot as given below

•	Rs 60,00,000.00 (Rupees Sixty Lakhs only) for item in Lot No 1
•	Rs 45,00,000.00 (Rupees Forty Five Lakhs only) for item in Lot No 2
•	Rs 45,00,000.00 (Rupees Forty Five Lakhs only) for item in Lot No 3

- 2) The **Earnest Money Deposit (EMD)** for each lot of schedule property is given below.

•	Rs 6,00,000.00 (Rupees Six Lakhs only) for item in Lot No 1
•	Rs 4,50,000.00 (Rupees Four Lakhs Fifty Thousand only) for item in Lot No 2
•	Rs 4,50,000.00 (Rupees Four Lakhs Fifty Thousand only) for item in Lot No 3

which is refundable if the tender is not accepted.

- 3) **The EMD shall be submitted on or before 11/11/2026, latest by 05:00PM, (Wednesday).** Any bid submitted beyond the date and time referred above will not be entertained. If the bid form is submitted by an incorporated company, the person representing such company shall submit / produce the true copy of resolution / authorization from the company.
- 4) All payments shall be made by way of DD favouring The Federal Bank Ltd payable at Coimbatore, Tamil Nadu **OR** by way of NEFT/RTGS to The Federal Bank Ltd, LCRD Coimbatore Division , Account No. 14180051030001, IFSC Code FDRL0001418.
- 5) **The auction will be conducted online between 11:00 AM and 01:00 PM on 12/11/2026, Thursday,** with unlimited extension of 5 minutes each.
- 6) The auction would commence above the reserve price mentioned. Bidders shall improve their offers in multiples of Rs.1,00,000/- (Rupees One Lakh Only) for each item/lot property.

- 7) The intending bidders shall hold a valid e-mail address and register their names at the portal and get their user id and password free of cost from M/s. C1 India Pvt Ltd whereupon they would be allowed to participate in the online e-auction. The prospective bidders may avail online training on e-auction from C1India Pvt Ltd - Shri. Prabakaran.M +91-7418281709 Email-id:tn@c1india.com, Prabakaran.malaichamy@c1india.com
- 8) The Federal Bank Limited / M/s.C1 India Pvt Ltd shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the cause.
- 9) The intending purchasers who wish to inspect the property and / or know further details / conditions may contact the undersigned in the below address or Smt Thejalakshmi R, Br. LCRD Coimbatore Division at 9496892919. Details of the auction sale, terms and conditions etc. are also available in our website, <https://www.federalbank.co.in/web/guest/tender-notices>.
- 10) The intending purchasers can inspect the properties between 04.00PM and 05.00PM on 13th of October 2026 in consultation with LCRD Coimbatore Division.
- 11) The successful bidder shall deposit 25% of the bid amount / sale price (inclusive of EMD) immediately on acceptance of his tender/ offer by the Bank and the balance 75% within 15 days or such further time as permitted by the authorized officer in accordance with law, failing which the entire deposit inclusive of EMD remitted shall be forfeited without any notice and the property will be re-sold.
- 12) The successful bidder shall bear the entire charges/tax/fees payable for conveyance such as stamp duty, registration fee etc as applicable as per law.
- 13) No encumbrance or charge in respect of the property has come to the notice of the Bank. The Bank will not be held responsible for any charge, lien, encumbrance, property tax or any other dues to the Government or anybody in respect of the property under sale. The encumbrances, if any, should be cleared by the purchaser of the properties.
- 14) The Authorised officer has the absolute right to accept or reject all or any bid including the highest bid or adjourn/postpone the sale without assigning any reason. The decision of the Authorised Officer/Bank shall be final.
- 15) The buyer should satisfy himself/ herself / itself as to the title, extent, ownership, statutory approval etc. in respect of the properties concerned before participating in the auction.
- 16) If any of the dates mentioned above happen to be a holiday/harthal/protest called by any political parties/association/ groups which adversely affects the functioning of the Bank / M/s.C1 India Pvt Ltd, the very next Bank working day may be considered for that event and related events including the date of auction/sale.

17) The property is put for sale subject to the provisions under the above Act / Rules and other prevailing laws.

Dated this the 29nd day of September 2026 at Coimbatore.

For The Federal Bank Ltd.,

**Deputy Vice President-II
(Authorized Officer under SARFAESI Act.)**