

PUBLIC NOTICE FOR SALE BY E-AUCTION

Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rules 8 and 9 of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the below mentioned Borrower(s), Co-Borrower(s) Mortgagor(s) and Guarantor(s) that the below described secured assets being immovable property mortgaged/charged to the Secured Creditor, Pegasus Assets Reconstruction Private Limited acting in its capacity as Trustee of Pegasus 2023 Trust 3 (Pegasus), having been assigned the debts of the below mentioned Borrower along with underlying securities interest by PNB Housing Finance Limited vide Assignment Agreement dated 30/09/2022 under the provisions of the SARFAESI Act, 2002, are being sold under the provisions of SARFAESI Act and Rules thereunder on **“As is where is”, “As is what is”, and “Whatever there is”** basis.

The Authorized Officer of Pegasus has taken physical possession of the below described secured assets being immovable property on 12/05/2023 under the provisions of the SARFAESI Act and Rules thereunder.

The sale / auction is the details of Auction are as follows:

Name of the Borrower(s), Co-Borrower(s) and Guarantor(s):	a) Mrs.Marina James (<i>Borrower</i>), b) Mr. Parlish Prasad Luke (Co-Borrower), c) Mrs. Mrs.Elisezeth James (Guarantor).
Outstanding Dues for which the secured assets are being sold:	Rs.2,80,65,739.92/- (Rupees Two Crore Eighty Lakhs Sixty Five Thousand Seven Hundred Thirty Nine and Paise Ninety Two Only) as on 22/11/2024 plus interest at the contractual rate and costs, charges and expenses thereon w.e.f. 23/11/2024 till the date of payment and realization.
Details of Secured Asset being Immovable Property which is being sold	All that part and parcel of property having an extent of An extent of 10.12 Ares (25 cents) of land in Re.Sy.No:454/2,Block No.16, situated at Mailapra Village, Konni Taluk, Pathanamthitta District with building situates therein and all rights appurtenant to it obtained as per Document No: 2047/2016 of Pathanamthitta Sub Registrar's Office owned by the borrower Mrs. Marina James. Boundaries:

	East: Remaining Property of George Mathew South: Property of Thevuparambil Jose Mathew. West: Kumbazha-Ranni PWD Road. North: Remaining Property of George Mathew.
CERSAI ID:	400013805895
Reserve Price below which the Secured Asset will not be sold (in Rs.):	Rs.71,73,000/- (Rupees Seventy One Lakhs and Seventy Three Thousand Only)
Earnest Money Deposit (EMD):	Rs.7,17,300/- (Rupees Seven Lakhs Seventeen Thousand Three Hundred Only)
Claims, if any, which have been put forward against the property and any other dues known to Secured creditor and value	Not Known
Inspection of Properties:	28/05/2025
Contact Person and Phone No:	Mr. Vivek Arayakat Mob: 9962229588 Mr. Jijin A.M Mob: 9633624336
Last date for submission of Bid:	03/06/2025 till 5:00 pm
Time and Venue of Bid Opening:	E-Auction/Bidding through website (https://sarfaesi.auctiontiger.net) on 06/06/2025 from 02.00 P.M to 03.00 P.M.

This publication is also a fifteen (15) days' notice to the aforementioned Borrowers / Co-Borrowers/ Mortgagors and Guarantors under Rule 8 of the Security Interest (Enforcement) Rules, 2002.

For the detailed terms and conditions of the sale, please refer to Secured Creditor's website i.e. <http://www.pegasus-arc.com/assets-to-auction.html> or website <https://sarfaesi.auctiontiger.net> or contact service provider E Procurement Technologies Ltd. **Auction Tiger Bidder Support Nos:** 079-68136805/68136837, Mr. Ramprasad Mob No:+919978591888 & 8000023297, **Email:** ramprasad@auctiontiger.net & support@auctiontiger.net before submitting any bid.

Place: Kochi

Date: 12/05/2025

Authorized Officer

Pegasus Assets Reconstruction Pvt. Ltd.

(Trustee of Pegasus 2023 Trust 3)

Terms & Conditions

1. The E-auction sale will be online E-auction/Bidding through website (<https://sarfaesi.auctiontiger.net>) which will be held on **06.06.2025** from **02.00 PM To 03.00 PM** with unlimited extensions of 5 minutes duration each.
2. All persons participating in the E-Auction should submit his/their sufficient and acceptable proof of his/their identity, residence to authority and also copy of PAN/TAN cards etc. The bidders shall upload scanned copies of PAN card and proof of residential address, while submitting E-Tender. The bidders other than individual should also upload proper acceptable mandate for e-bidding.
3. Prospective bidders may avail online training from contact website: <https://sarfaesi.auctiontiger.net> contact details of online portal is as under: -
M/s. E Procurement Technologies Ltd. Auction Tiger, Bidder Support Nos.:079-681 36805/68136837 Mob.: Mr. Ramprasad +919978591888 & 8000023297, Email: ramprasad@auctiontiger.net & support@auctiontiger.net
4. Bidders are required to go through the website <https://sarfaesi.auctiontiger.net> for detailed terms and conditions of E-auction sale before submitting their bids and taking part in the e-auction sale proceedings.
5. The particulars specified in the description of property have been stated to the best of information of Pegasus ARC and Pegasus ARC will not be responsible for any error, misstatement or omission.
6. Bids shall be submitted through Offline/Online in the prescribed format with relevant details (Details of bidder form is annexed herewith as (Annexure-I) and Declaration by bidders as (Annexure-II). In addition to the above, copy of Pan card, Aadhar card, Address proof etc., (in case of the company, copy of board resolution passed by board of directors of company) also needs to be submitted by the bidder.
7. **The Reserve Price of the auction property is Rs. 71,73,000/- (Rupees Seventy One Lakhs Seventy Three Thousand only) and The Earnest Money Deposit (EMD) is Rs. Rs.7,17,300/- (Rupees Seven Lakhs Seventeen Thousand Three Hundred only).**
8. **Last date for submission of bid along with EMD is 03.06.2025 before 5.00 PM and the date and time of Auction is on 06.06.2025 from 02.00 PM To 03.00 PM**
9. **Intending Bidders shall deposit the aforesaid EMD/s on or before the date and time mentioned herein above by way of a Demand Draft / Pay Order drawn in favor of "Pegasus 2023 Trust 3" payable at Mumbai or EMD by RTGS /NEFT/Fund Transfer to the credit of A/c No. 2101135000008881, A/c Name: Pegasus 2023 Trust 3, Bank Name: Karur Vysya Bank, Ground Floor, Noble Chambers, S A Brelvi Road, Fort, Mumbai 400001, IFSC Code: KVBL0002101.**
10. The bid price to be submitted shall not be below the reserve price and bidders shall improve their further offers in multiples of Rs.25,000/-.
11. The successful bidder shall have to pay 25% of the purchase amount (including EMD already paid), immediately that is on the same day or not later than the next working day, as the case may be, through the mode of payment mentioned in Clause (7). The

balance amount of the purchase money bid price shall to be deposited within 15 days of acceptance/confirmation of sale conveyed to them or such extended period as agreed upon in writing by the Authorized Officer.

12. In default of payment within the said period, the sale will automatically stand revoked, and the entire amount deposited by the successful bidder together with the EMD shall be automatically forfeited without any notice the property shall be resold.
13. The EMD of the unsuccessful bidders will be returned on the closure of the e-auction sale proceedings to the account details duly provided in the bid form. The EMD amount shall be adjusted in case of highest/successful bidder against his/her bid price. The EMD shall not carry any interest.
14. The sale is subject to confirmation by Pegasus ARC. If the borrower/guarantor/(s) pay the amount due to Pegasus ARC in full before date of sale, no sale will be conducted.
15. The intending bidders should make discrete enquiry as regard any claim, charges / encumbrances on the property, of any authority, besides the Pegasus's charges and should satisfy themselves about the title, extent quality and quantity of the property before submitting their bid.
16. No claim of whatsoever nature regarding the property put for sale, charges / encumbrances over the property or on any other matter etc. will be entertained after submission of the online bid.
17. The undersigned has the absolute right and discretion to accept or reject any bid or postpone / cancel the sale or modify any terms and conditions of the sale without any prior notice and assigning any reason.
18. The successful bidder shall bear the stamp duties, charges including those of sale certificate, registration charges, all statutory dues payable to government, taxes and rates and outgoing, both existing and future relating to the properties. **The sale certificate will be issued only in the name of the successful bidder.**
19. The sale is subject to the conditions prescribed in the SARFAESI Act, 2002, the conditions mentioned above, and the conditions mentioned in the public notice dated 02.08.2024.
20. Further enquiries may be clarified with the Authorized Officer, Mr. Vivek Arayakat (Mobile:9962229588), Mr.Jijin A.M (Mobile:9633624336)

Special Instructions:

Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Pegasus nor the Service provider will be 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 and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

AUTHORISED OFFICER

**Place: Kochi
Date: 12.05.2025**

**Pegasus Assets Reconstruction Private Limited
(Trustee of Pegasus Group Twenty Four Trust II)**



PEGASUS

PEGASUS ASSETS RECONSTRUCTION PVT.LTD.

No.31/970 B 2, Uzhizelil Towers, 1st Floor, Subhash Chandra

Bose Road, Ponnurrunni, Vyttila P.O, Cochin-682019.

Ph: 9962229588, 9633624336, 9895320157

PUBLIC NOTICE FOR SALE BY E-AUCTION

Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rules 8 and 9 of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the below mentioned Borrower(s), Co-Borrower(s), Mortgagor(s) and Guarantor(s) that the below described secured assets being immovable property mortgaged/charged to the Secured Creditor, Pegasus Assets Reconstruction Private Limited acting in its capacity as Trustee of Pegasus 2023 Trust 3 (Pegasus), having been assigned the debts of the below mentioned Borrower along with underlying securities interest by PNB Housing Finance Limited vide Assignment Agreement dated 30-09-2022 under the provisions of the SARFAESI Act, 2002, are being sold under the provisions of SARFAESI Act and Rules thereunder on "As is where is", "As is what is" and "Whatever there is" basis.

The Authorized Officer of Pegasus has taken physical possession of the below described secured assets being immovable property on 12-05-2023 under the provisions of the SARFAESI Act and Rules thereunder.

The sale / auction is the details of Auction are as follows:

Name of the Borrower(s), Co-Borrower(s) and Guarantor(s): (a) Mrs. Marina James (Borrower) (b) Mr. Parlish Prasad Luke (Co-Borrower) (c) Mrs. Elisezeth James (Guarantor).

Outstanding Dues for which the secured assets are being sold: Rs.2,80,65,739.92 (Rupees Two Crore Eighty Lakhs Sixty Five Thousand Seven Hundred Thirty Nine and Paise Ninety Two Only) as on 22/11/2024 plus interest at the contractual rate and costs, charges and expenses thereon w.e.f. 23/11/2024 till the date of payment and realization.

Details of Secured Asset being Immovable Property which is being sold: All that part and parcel of property having an extent of 10.12 Ares (25 cents) of land in Re.Sy. No. 454/2, Block No. 16, situated at Mailapra Village, Konni Taluk, Pathanamthitta District with building situated therein and all rights appurtenant to it obtained as per Document No. 2047/2016 of Pathanamthitta Sub Registrar's Office owned by the borrower Mrs. Marina James. **Boundaries:** East: Remaining Property of George Mathew; South: Property of Thevuparambil Jose Mathew; West: Kumbazha-Ranni PWD Road; North: Remaining Property of George Mathew.

CERSAI ID: 400013805895

Reserve Price below which the Secured Asset will not be sold:
Rs. 71,73,000/- (Rupees Seventy One Lakhs and Seventy Three Thousand only)

Earnest Money Deposit (EMD): Rs. 7,17,300/- (Rupees Seven Lakhs Seventeen Thousand Three Hundred only)

Claims, if any, which have been put forward against the property and any other dues known to Secured creditor and value: Not Known

Date of Inspection of Property: 28/05/2025

Contact Person and Phone No: Mr. Vivek Arayakat, Mob: 9962229588, Mr. Jijin A.M, Mob: 9633624336

Last Date of Submission of Bid: 03/06/2025 till 5.00 pm

Time and Venue of Bid Opening: E-Auction/Bidding through website
(<https://sarfaesi.auctiontiger.net>) on 06/06/2025 from 02.00 P.M to 03.00 P.M.

This publication is also a fifteen (15) days' notice to the afore mentioned Borrowers / Co-Borrowers / Mortgagors / Guarantors under Rule 8 of the Security Interest (Enforcement) Rules, 2002.

For the detailed terms and conditions of the sale, please refer to Secured Creditor's website i.e. <http://www.pegasus-arc.com/assets-to-auction.html> or website <https://sarfaesi.auctiontiger.net> or contact service provider E Procurement Technologies Ltd. Auction Tiger Bidder Support Nos: 079-68136805/68136837, Mr. Ramprasad, Mob No: +919978591888 & 8000023297, Email: ramprasad@auctiontiger.net & support@auctiontiger.net before submitting any bid.

(Sd/-) Authorized Officer

Place: Kochi, Date: 12-05-2025

Pegasus Assets Reconstruction Pvt. Ltd. (Trustee of Pegasus 2023 Trust 3)



സെക്യൂരിറ്റി ഡോക്യുമെന്റ് ആണ് റീ കൺസ്ട്രക്ഷൻ ഓഫ് മൈനറുകൾ അഡ്മിനിസ്ട്രേഷൻ ഏരിയയിലെ ഓഫ് സെക്യൂരിറ്റി ഇൻസ്റ്റാൻസ് ആക്ട് 2002 ലെ സെക്യൂരിറ്റി ഇൻസ്റ്റാൻസ് (എരിയലൈസ്) നിയമം 2002 ലെ ന്യൂ 8 & 9 പ്രകാരമുള്ള സ്ഥാനപരമായ നിയന്ത്രണങ്ങളുടെ ഭേദ വിധിയിൽ നോട്ടീസ്.

வாய்ப்பகாஓ, ஸஹ வாய்ப்பகாஓ, ஐாதுகாஓஓஓ ஓஓ (ஹ) ஓஓஓஓ ஓஓஓ ஓஓஓஓஓ (வாய்ப்பகாஓ) (ஓஓ) ஓஓ. ஓஓஓஓஓ ஓஓஓஓ ஓஓஓ (ஸஹ-வாய்ப்பகாஓஓ) (ஸஓ) ஓஓஓஓ ஹஓஓஓஓஓஓஓ ஓஓஓஓஓ (ஐாதுகாஓ)

கூட்டிடுக து.க: 22/11/2024 லு டுப 2,80,65,739.92 (ரளீ)கூடீ டுரீபத் டககணு அரூபணு அலுயுரணு டுபுரூரூ டுபணு ரீபத் டுப டுரூரூரூரூ (ரளீ டுபு) யூ டுரீடுடய் வரூ 23/11/2024 டுரூலுலு கரூர் டுரூகரூலு டுலுரலு டுரூ டுலுலுலுலு

CERSA ID: 400013805895

കരുതൽ വില (കരുത് വിലയേക്കാൾ കുറഞ്ഞ വിലക്ക് വസ്തു വിൽക്കുന്നതല്ല):
രൂപ 71,73,000/- (എഴുപത്തി ഒന്ന് ലക്ഷത്തി എഴുപത്തി മൂവായിരം രൂപ മാത്രം)

നിരതദ്രവ്യ നിക്ഷേപം (ഇ.എം.ഡി.): രൂപ 7,17,300/- (ഏഴ് ലക്ഷത്തി പതിനേഴായിരത്തി മൂന്നു് രൂപ മാത്രം)

വസ്തുവിന്മേൽ ഏതെങ്കിലും തരത്തിലുള്ള ക്ലെയിമുകളോ സെക്യൂർഡ് ക്രഡിറ്റിന് ലഭിക്കാനുള്ള മറ്റ് കുടിശ്ശികകളോ മൂല്യങ്ങളോ അറിവിൽ ഇല്ല

വസ്തു പരിശോധന തീയതി: 28/05/2025

ബന്ധപ്പെടേണ്ട വ്യക്തിയും ഫോൺ നമ്പരും: ശ്രീ. വിവേക് അയ്യപ്പൻ, മൊബൈൽ: 9962229588,
ശ്രീ. ജിജിൻ. എ. എം. മൊബൈൽ: 9633624336

ബിഡ് സമർപ്പിക്കുന്നതിനുള്ള അവസാന തീയതി: 03/06/2025ന് വൈകുന്നേരം 5.00 മണി വരെ

ഇ ലേലം/ബിഡ് തുറക്കുന്ന സമയവും തീയതിയും: 06-06-2025 ന് ഉച്ചയ്ക്ക് 02.00 മണി മുതൽ 3.00 മണി വരെ

<https://sarfaesi.auctiontiger.net> എന്ന വെബ്സൈറ്റ് മുഖാന്തിരം

செக்யூரிட்டி இன்ஸ்டி (എരിഫോഴ്സ്മെന്റ്) നൂൽ 2002 ലെ നൂൽ 8 പ്രകാരം വായ്പക്കാരും സഹ-വായ്പക്കാരും പണയക്കാരും ജാമ്യക്കാരും ടി വസ്തുവിന്റെ വിൽപ്പനയെ സംബന്ധിച്ചുള്ള 15 ദിവസത്തെ അറിയിപ്പായി ഈ പൊതു നോട്ടീസ് കാണേണ്ടതാണ്.

ലേല വ്യവസ്ഥകളെങ്കിലും ഘടിപ്പിക്കപ്പെട്ട ചീട്ട് കടുത്തത് അറിഞ്ഞതിനായി സെക്യൂററ്റ് ക്രെഡിറ്റിനെ <http://www.pegasus.ac.com/assets/cr>
 to-auction.html അല്ലെങ്കിൽ <https://sraiaes.auctiontiger.net> വെബ്സൈറ്റ് നഗ്നരീതിയിൽ അല്ലെങ്കിൽ ഇ-പെക്യൂററമോളത്തിൽ
 ടെക്നോളജിയിൽ ലിമിറ്റഡ്, കക്ഷൻ ടെൻഡർ ബിഡ്ഡർ സഹായകത്വ നമ്പരുകൾ: 079-68136805/68136837, ശ്രീ. രാഘവ്, റെവൈൻ: +91997859186
 & 8000023297 - മെയിൽ: ramprasad@auctiontiger.net & support@auctiontiger.net ലേല ലോഗോകൾ നഗ്നരീതിയിൽ മുമ്പാകെ
 ബഹുമാനപ്പെട്ടവർക്കുവേണ്ടി.
 അധികാരപ്പെടുത്തലിൽ ഉദ്യോഗസ്ഥൻ, പെഗസസ് അസോസിയേറ്റ് റീകൺസ്ട്രക്ഷൻ
 പ്രൈവറ്റ് ലിമിറ്റഡ് വേബിൾ (ശ്രീ) ഓഫ് മെയനാസ് 2023 (ശ്രീ)



84,000

people affected by Somalia floods since mid-April says UN



GLOBAL WEATHER

Beijing	26	11	LC	Los Angeles	17	10	SNY
Colombo	32	25	TDS	Melbourne	18	13	LC
Dhaka	34	27	LC	Moscow	5	0	LC
Dubai	42	31	SNY	New York	14	6	LR
Houston	30	22	LC	Singapore	31	25	TDS
Istanbul	17	12	LR	Toronto	8	1	LC
London	17	8	SNY	Washington	23	8	TDS

newindianexpress.com

09 KOTTAYAM

WEDNESDAY 14.05.2025



Pope Leo XIV leaves the Augustinian General House in Rome | AP

Pope meets members of his Augustinian religious order

ROME

POPE Leo XIV met with members of his Augustinian religious order on Tuesday, visiting the congregation's headquarters outside St Peter's Square. Leo was seen arriving in a black vehicle at around lunchtime at the Agostinianum, the pontifical institute that also serves as the Rome-based residence and headquarters of the Order of St. Augustine. Leo left shortly before 3 pm.

The ethos of the order, which includes a contemplative spirituality, communal living and service to others, is traced to the fifth-century St. Augustine of Hippo, one of the theological and devotional giants of early Christianity. The former Rev. Robert Prevost, history's first American pope, was twice elected superior of the order, which was formed in the 13th century as a community of mendicant friars — dedicated to poverty, service and evangelisation.

Ever since his May 8 election, Leo has repeatedly emphasised that he's a "son of St. Augustine" and quoted from the saint. He visited an Augustinian-run Marian sanctuary south of Rome on Saturday in his first outing as pope, and during his first greeting to the world, Leo wore a pectoral cross given to him by his order that contained relics of the saint.

Leo, the first Augustinian pope, has also kept as his papal coat of arms and motto "In Illo uno unum." The words were pronounced by St. Augustine in a sermon to explain that "although we Christians are many, in the one Christ we are one." The emblem on the coat of arms is that of the Augustinian order: a pierced flaming heart and a book, representing the Scriptures. AP

US signs mega deals with Saudis; Trump to normalise ties with Syria

Don begins four-day trip to Wasia; expected to meet Syrian President Ahmad al-Sharaa

RIYADH

US President Donald Trump signed a host of economic and bilateral cooperation agreements in Saudi Arabia on Tuesday as he kicked off a four-day West Asia trip with a focus on dealmaking with a key Mideast ally while shared concerns about Iran's nuclear program and the war in Gaza dragged on in the background.

The US and Saudi Arabia signed a mammoth arms deal on Tuesday that the White House called the largest "in history" amid a raft of agreements inked by Donald Trump and Saudi Crown Prince Mohammed bin Salman in Riyadh.

"The United States and Saudi Arabia signed the largest defence sales agreement in history — nearly \$142 billion, providing Saudi Arabia with



President Donald Trump and Saudi Crown Prince Mohammed bin Salman exchange documents during a signing ceremony at the Royal Palace | AP

state-of-the-art warfighting equipment," the White House said in a statement.

Trump voiced hope and said that Saudi Arabia will eventually recognise Israel, in a speech in Riyadh in the presence of the crown prince.

"It's my fervent hope and wish, and even my dream, that

Saudi Arabia, a place I have such respect for... will soon be joining the Abraham accords" in which three other Arab countries normalised diplomatic relations with Israel, Trump said.

Later, Trump announced the lifting of sanctions on Syria, a move sought by the new leader whom he plans to see in Riyadh. "I will be ordering the cessation of sanctions against Syria in order to give them a chance at greatness," Trump said to applause in a speech in Riyadh. Trump on Wednesday will meet Syrian President Ahmad al-Sharaa, the onetime insurgent who last year led the overthrow of former leader Bashar Assad. "The President agreed to say hello to the Syrian President while in Saudi Arabia tomorrow," the White House said. Upon Donald

Trump's arrival, Crown Prince Mohammed bin Salman, the Saudi de facto ruler, warmly greeted Trump as he stepped off Air Force One at King Khalid International Airport in the Saudi capital. The two leaders then retreated to a grand hall at the Riyadh airport, where Trump and his aides were served traditional Arabic coffee by waiting attendants wearing ceremonial gold belts. "I really believe we like each other a lot," Trump said later during a brief appearance with the crown prince at the start of a bilateral meeting. Trump and Prince Mohammed also took part in a formal greeting and lunch at the Royal Court at Al Yamamah Palace, gathering with guests and aides in an ornate room with blue and gold accents and massive crystal chandeliers. AP

China swipes at 'bullying' US as it woos Latin American leaders

BEIJING

CHINA took thinly-veiled swipes at the United States and cast itself as the defender of the multilateral order on Tuesday, as it sought to deepen ties with Latin American and Caribbean leaders at a summit in Beijing.

Promising billions in development credit and increased cooperation, President Xi Jinping told the China-CELAC Forum — without naming the United States — that "bullying and hegemony will only lead to self-isolation". Latin America has emerged as a key battleground in US President Donald Trump's confrontation with China, and the region is coming under pressure from Washington to choose a side.

Two-thirds of countries there have signed up to Beijing's Belt and Road (BRI) infrastructure drive, and China has surpassed the US as the biggest trading partner of Brazil, Peru, Chile and others. A day after Washington and Beijing dialled down the trade war raging since Trump took office by drastically reducing mutual tariffs for 90 days, Xi cast Beijing as a defender of peace and stability.

"There are no winners in tariff wars or trade wars," Xi said. "Only through unity and cooperation can countries safeguard global peace and stability and promote worldwide development and



Chinese President Xi Jinping shakes hands with Brazil's President Luiz Inacio Lula da Silva after a signing ceremony at the Great Hall of the People in Beijing | AFP

prosperity," he said. The Chinese leader pledged \$9.2 billion in loans towards "development", part of a broad set of initiatives aimed at deepening cooperation, including on infrastructure and clean energy. Beijing will also cooperate in counterterrorism and fighting transnational organised crime, Xi said, as well as enhancing exchanges such as scholarships and training programmes.

Under Monday's agreement announced in Geneva, the United States agreed to lower its tariffs on Chinese goods to 30 percent while China will reduce its own to 10 percent. The deal marked a major de-escalation between the world's two largest economies which threw global markets into turmoil. AFP

CLASSIFIEDS

AUTOMOTIVE

USED CARS

WANTED Used Cars spot payment any make, any model 9846017372 All Kerala.

FOR SALE

2013 MERCEDES Benz E-220 CDI, Automatic Km 53,000 Single Owner Rs.14,50,000/-, Ph:9446459705 Original Kerala.

REAL ESTATE

TRIVANDRUM KOWDIAR 6 1/2 Cent Square Plot 25 Lakh/Cent Residential Area Lorry Site, Ph:828151172.

PUBLIC NOTICE

CAUTION

Readers are advised to make appropriate enquiries while responding to advertisements in these columns. The New Indian Express Group of Publications does not vouch for any claims made by the Advertisers. The Printer, Publisher, Editor and Owner of The New Indian Express Group of Publications shall not be held responsible / liable for any consequences, in case such claims are found to be false.



GOVERNMENT OF TAMIL NADU
SALEM CITY MUNICIPAL CORPORATION
E4/06751/2025
Re-Tender for 2025-26 Tamil Nadu Urban Road Infrastructure Project, State Finance Commission and Tender for Special Fund (Double Cover System)
Date: 13.05.2025
1. Re-Tenders are invited from eligible bidders for 20 packages of road works in Salem Corporation under Tamil Nadu Urban Road Infrastructure Project, State Finance Commission & Tenders are invited from eligible bidders for 09 packages of road works in Salem Corporation under Special Fund for the Year of 2025-26.
2. The minimum value of single package ranging from Rs.25.00 Lakhs and the maximum value of package is Rs.172.00 Lakhs.
3. The details of tender can be obtained from web portal: <https://tntenders.gov.in>
4. The tender document can be downloaded from 14.05.2025 to 29.05.2025 up to 3.00 P.M. from the E-Tendering Website <https://tntenders.gov.in>
5. Pre Bid meeting will be held on 23.05.2025 at 11.00 A.M. in Salem Corporation Main Office.
6. The last date for downloading the tender document and the last date for uploading / submission of filled up tender is up to 3.00 P.M. on 29.05.2025
7. The tenders will be opened through online at 3.30 P.M. on 29.05.2025 at Salem Corporation
8. The Value of each work, the details of Earnest Money Deposit and the eligibility of bidders can be had from tender document.
9. If any Clarification required, it can be obtained from Engineering Section of Salem Corporation.
Commissioner,
Salem Corporation,
DIPR/2197/Tender/2025

KOTTAYAM REGIONAL OFFICE
1st Floor, Regency Square, K. K. Road
Collectorate P.O., Kottayam, Kerala - 686 002
Phone: 0481 - 2567927 / 2567929
Email: ro1009@seib.co.in

[See rule 8 (1)] POSSESSION NOTICE (for immovable property)

Whereas, the undersigned being the Authorised Officer of The South Indian Bank Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 [54 of 2002] and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Pursuant to the Act dated 09.01.2025, u/s 13(2) of the Act calling upon the borrower **M/s P J DISTRIBUTORS** at V/340, Kizhakkkekkottu, Akalakunnam, Kottayam, Kerala, Pincode - 686503, represented by its Proprietor (1) **Mr. Jaimon Jacob** residing at Paramakkathu House, Akalakunnam P.O., Kalliookulam, Kottayam, Kerala - 686503 and Guarantor (2) **Mrs. Omama Jacob**, W/o Mr. Jacob, residing at Paramakkathu House, Akalakunnam P.O., Kalliookulam, Kottayam, Kerala - 686503, to repay the amount mentioned in the notice being **Rs.21,06,344.69 (Rupees Twenty One Lakh Six Thousand Three Hundred Forty Four and Paise Sixty Nine Only)** as on 08-Jan-2025 with regard to CCOL [A/c No. - 0210083000049211] limit and Rs.5,23,332.65 (Rupees Five Lakh Twenty Three Thousand Three Hundred Thirty Two and Paise Sixty Five Only) as on 08-Jan-2025 with regard to ECLGS [A/c No. 0210656000000392] limit with further interest and costs within 60 days from the date of receipt of the said notices.

The borrowers/guarantors having failed to repay the amount, notice is hereby given to the borrowers and the public in general that the undersigned has taken SYMBOLIC POSSESSION of the property described herein below in exercise of powers conferred on him under Sub Section (4) of Section 13 of the Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this the **13th day of May 2025**.

The borrowers/guarantors in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of The South Indian Bank Ltd. for an amount of **Rs.25,33,713.34 (Rupees Twenty Five Lakhs Thirty Three Thousand Seven Hundred Thirteen and Paise Thirty Four Only)** as on 30.04.2025 along with further interests, legal charges and costs thereon.

The attention of Borrowers/guarantors are invited to the provisions of Section 13(8) of the SARFAESI Act, 2002 entitling you to redeem the property prior to publication of Notice of Sale.

Description of Immoveable Property
(Immoveable properties secured to the account)
All that part and parcel of land measuring 20.23 Acres along with building thereon and all other constructions, improvements, easementary rights existing and appurtenant thereto situated in Old Sy.No.219/3 & Re.Sy.No.80/9/3 (as per possession certificate), Block-45 of Akalakunnam Village, Kottayam Taluk, Kottayam District and owned by Mrs. Omama Jacob, morefully described in Sale Deed No.944/2004 dated 27-07-2004 of SRO Kozhuvannur and bounded on: North: Property of Jaimon, South: Edamula-Manalunkal Panchayath Road, East: Property of Jacob @ Chacko, Makkimattathil, West: Edamula - Karimpani Road.

Place : Kottayam
Date : 13.05.2025

Authorised Officer
The South Indian Bank Ltd.

उत्तर प्रदेश सरकार
सूचना एवं जनसम्पर्क विभाग (क्रियेटिव)
संख्या: 117/सू. एंज.स. वि. (क्रियेटिव) -06/2024 लखनऊ दिनांक 13-मई, 2025
जैम बिड निरस्तीकरण सूचना
इस कार्यालय के पत्र संख्या: 90/सू.एंज.सं. वि. (क्रियेटिव)-06/2024 दिनांक 27.01.2025 द्वारा उत्तर प्रदेश सरकार की जनकल्याणकारी योजनाओं, उपलब्धियों, नीतियों तथा विकास कार्यक्रमों का प्रचार-प्रसार कराये जाने संबंधी कार्य के दृष्टिगत क्रियेटिव एजेंसी के चयन हेतु आमंत्रित जैम बिड सं0-GEM/2025/B/5866137 जैम पोर्टल पर दिनांक 24.01.2025 को अपरिहार्य कारणों से एतद्वारा निरस्त किया जाता है।
(विशाल सिंह)
सूचना निदेशक
RO No. 233678, Date 13.05.2025
Website : www.upgov.in

PEGASUS ASSETS RECONSTRUCTION PVT.LTD.
No.31/970 B 2, Uzhizellil Towers, 1st Floor, Subhash Chandra Bose Road, Ponnuranni, Vyttila P.O, Cochin-682019.
Ph: 9962229588, 9633624336, 9895320157

PUBLIC NOTICE FOR SALE BY E-AUCTION
Sale of Immoveable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rules 8 and 9 of the Security Interest (Enforcement) Rules, 2002
Notice is hereby given to the public in general and in particular to the below mentioned Borrower(s), Co-Borrower(s), Mortgage(s) and Guarantor(s) that the below described secured assets being immovable property mortgaged to the Secured Creditor, Pegasus Assets Reconstruction Private Limited acting in its capacity as Trustee of Pegasus 2023 Trust 3 (Pegasus), having been assigned the debts of the below mentioned Borrower along with underlying securities interest by PNB Housing Finance Limited vide Assignment Agreement dated 30-09-2022 under the provisions of the SARFAESI Act, 2002, are being sold under the provisions of SARFAESI Act and Rules thereunder on "As is where is", "As is what is" and "Whatever there is" basis. The Authorized Officer of Pegasus has taken physical possession of the below described secured assets being immovable property on 12-05-2023 under the provisions of the SARFAESI Act and Rules thereunder. The sale / auction is the details of Auction are as follows:

Name of the Borrower(s), Co-Borrower(s) and Guarantor(s): (a) Mrs. Marina James (Borrower) (b) Mr. Parilsh Prasad Luke (Co-Borrower) (c) Mrs. Elisezeth James (Guarantor)

Outstanding Dues for which the secured assets are being sold: Rs.2,80,65,739.92 (Rupees Two Crore Eighty Lakhs Sixty Five Thousand Seven Hundred Thirty Nine and Paise Ninety Two Only) as on 22/11/2024 plus interest at the contractual rate and costs, charges and expenses thereon w.e.f. 23/11/2024 till the date of payment and realization.

Details of Secured Asset being Immoveable Property which is being sold: All that part and parcel of property having an Extent of 10.12 Acres (25 cents) of land in Re.Sy. No. 454/2, Block No. 16, situated at Maipra Village, Kottayam Taluk, Pothanmittitha District with building situated therein and all rights appurtenant to it obtained as per Document No. 2047/2016 of Pothanmittitha Sub Registrar's Office owned by the borrower Mrs. Marina James. **Boundaries:** East: Remaining Property of George Mathew, South: Property of Thevuparambil Jose Mathew, West: Kumbazha-Ranni PWD Road, North: Remaining Property of George Mathew.

CERSAID: 400013805895

Reserve Price below which the Secured Asset will not be sold: Rs. 71,73,000/- (Rupees Seventy One Lakhs and Seventy Three Thousand only)

Earnest Money Deposit (EMD): Rs. 7,17,300/- (Rupees Seven Lakhs Seventeen Thousand Three Hundred only)

Claims, if any, which have been put forward against the property and any other dues known to Secured creditor and value: Not Known

Date of Inspection of Property: 28/05/2025

Contact Person and Phone No: Mr. Vivek Arayakat, Mob: 9962229588, Mr. Jijin A.M. Mob: 9633624336

Last Date of Submission of Bid: 03/06/2025 till 5.00 pm

Time and Venue of Bid Opening: E-Auction/Bidding through website (<https://sarfaesi.auctiontiger.net>) on 06/06/2025 from 02.00 P.M to 03.00 P.M.

This publication is also a fifteen (15) days' notice to the afore mentioned Borrowers / Co-Borrowers / Mortgage(s) / Guarantors under Rule 8 of the Security Interest (Enforcement) Rules, 2002.

For the detailed terms and conditions of the sale, please refer to Secured Creditor's website i.e. <http://www.pegasus-arc.com/assets-to-auction.html> or website <https://sarfaesi.auctiontiger.net> or contact service provider E Procurement Technologies Ltd. Auction Tiger Bidder Support Nos: 079-68136805/68136837, Mr. Ramprasad, Mob No: +919978591888 & 8000023297, Email: ramprasad@auctiontiger.net & support@auctiontiger.net before submitting any bid.

(Sd/-) Authorized Officer
Place: Kochi, Date: 12-05-2025 Pegasus Assets Reconstruction Pvt. Ltd. (Trustee of Pegasus 2023 Trust 3)

ICICI Bank Branch Office: ICICI Bank Limited, Pushpamangalam Estate, NH Bye Pass Road, Edappally, Cochin- 682024

PUBLIC NOTICE-TENDER CUM E-AUCTION FOR SALE OF SECURED ASSET
(See proviso to rule 8(6))
Notice for sale of immovable assets
E-Auction Sale Notice for the sale of immovable asset(s) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.
This notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/ charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of ICICI Bank Limited will be sold on "As is where is", "As is what is" and "Whatever there is" as per the brief particulars given hereunder:

Sr. No.	Name of the Borrower(s)/ Co-Borrowers/ Guarantors/ Loan Account No.	Details of the Secured asset(s) with known encumbrances, if any	Amount Outstanding	Reserve Price/ Earnest Money Deposit	Date and Time of Property Inspection	Date & Time of E-Auction
(A)	(B)	(C)	(D)	(E)	(F)	(G)
1.	Mr. Sunil Kumar T.T. (Borrower) Mrs. Raji (Co-Borrower) Loan Account No. LBCC000005309262/ LBCC000005324044	3 BHK With Land Area 3121.5 In Built Up Area of 1415 Sq.ft in 2.9 Acres (7 Cents) Re Sy No 4/5-2, Manjoor Panchayath, Manjoor Village, Vaikom Taluk, Kottayam District - 686513. Bounded On: The North: Property of George Kuzhappil, South: Panchayath Road, East: Panchayath Road, West: Property of Devasya Mullukudi	Rs. 47,26,098/- (Rs. 47,26,098/-) (Rs. 47,26,098/-)	Rs. 31,50,000/- (Rs. 31,50,000/-) (Rs. 31,50,000/-)	May 29, 2025 From 10:00 AM To 10:30 AM	June 05, 2025 From 10:30 AM To 11:30 AM

The online auction will be conducted on the website (<https://disposalhub.com>), of our auction agency M/s NexXen Solutions Private Limited. The Mortgages/ Notices are given a last chance to pay the total dues with further interest by June 04, 2025 before 05:00 P.M., else the secured asset(s) will be sold as per schedule.
The prospective bidder(s) must submit the Earnest Money Deposit (EMD) Demand Draft (DD) (Refer Column E) at ICICI Bank, Pushpamangalam Estate, NH Bye pass road, Edappally, Cochin- 682024 Branch on or before June 04, 2025, before 05:00 P.M. Thereafter, they have to submit their offer through the website mentioned above on or before June 04, 2025, before 05:00 P.M. along with the scanned image of the Bank acknowledged DD towards proof of payment of EMD. In case the prospective bidder(s) is/ are unable to submit his/ her/ their offer through the website, then the signed copy of tender documents may be submitted at ICICI Bank, Pushpamangalam Estate, NH Bye pass road, Edappally, Cochin- 682024 Branch on or before June 04, 2025 before 05:00 P.M. Earnest Money Deposit DD/PO should be from a Nationalised/ Scheduled Bank in favour of 'ICICI Bank Limited' payable at Cochin.
For any further clarifications in terms of inspection, Terms and Conditions of the E-Auction or submission of tenders, contact ICICI Bank Employee Phone No. 8138023587.
Please note that Marketing agencies M/s Value trust capital services private Limited have also been engaged for facilitating the sale of this property.
The Authorised Officer reserves the right to reject any or all the bids without furnishing any further reasons. For detailed Terms and Conditions of the sale, please visit www.icicibank.com/m4p4s
Date : May 14, 2025, Place: Kottayam Authorized Officer, ICICI Bank Limited

यूनियन बैंक ऑफ इंडिया Union Bank of India REGIONAL OFFICE KOLLAM, 2nd floor,BSNL Telephone Exchange Chinnakkada,Kollam-691001

UNION BANK OF INDIA
REGIONAL OFFICE KOLLAM, 2nd floor,BSNL Telephone Exchange Chinnakkada,Kollam-691001

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES
E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and reconstruction of Financial Assets Enforcement of Security Interest Act, 2002 read with proviso to rule 8 of the Security Interest (Enforcement) Rule 2002
Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/ charged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of Union Bank of India (Secured creditor) will be sold on "As is where is", "As is what is" & "Whatever there is" on 30.05.2025, the date mentioned below, for recovery of dues as mentioned hereunder to Union Bank of India from the below mentioned Borrower(s)/ Guarantor(s). The Reserve Price and the Earnest Money Deposit are also mentioned here under:

ALUMKADAVU BRANCH, Anepplil Anandaranjan Building, Alumkadavu P.O, Pin-690573
Telephone: 8508466385 Email: ubn0903451@unionbankofindia.bank

1. **Name & address of the borrowers :** 1.Mr. Symanghosh C & Mrs. Sujia Symanghosh both residing at Kareethra Kumarakam, Kottayam 686563, 2.Mrs. Chandrika , Saji Bhavanam, Maru South, Alumkadavu Kollam 690573
3. **Mr. Joy, Parambil, Cheriyaazhekal P O Karunagappally 690573**
Description of immovable property : An extent of 02.43 Acres of land and residential building in Re. Sy. No.34/5-2 in Block no. 9 of Ayavellikulangara Village, Karunagappally Taluk, Kollam District in the name of Mrs. Sujia Symanghosh. Boundaries as per title deed no.2041/2019 dated 21.10.2020: North : Road South : Properties of Sanal East : Road West : Properties of Sasikala
Boundaries as per location sketch dated 14.09.2020: North : Road South : Properties of Rajamma & Sadahavean East : Road West : Properties of Sasikala & Dayanandan
Amount Due: Rs.6,30,872.39/- + interest from 01.12.2024 plus cost & expenses / Less any payments made thereafter / Reserve Price : Rs.16,44,000/- (Rupees Sixteen Lakhs Forty Four Thousand Only) EMD : Rs.1,64,400/- (Rupees One Lakh Sixty Four Thousand Four Hundred Only)

KOTTARAKKARA-III BRANCH Tharakans Building, M C Road, Pulamun Junction, Kottarakkara 691 531
Telephone: 0474-2450356, 2452760 Email: ubn0906140@unionbankofindia.bank

2. **Name and address of the Borrowers/Guarantors. 1 M/s. Plaviyil Agencies Prop: Dhanush T.S, 1 st Floor , ABK Building, Market Junction, Kottarakkara, Kollam - 691506 2 Mr. Dhanush T.S. S/o, Thakkannapp & Mr. Anush T.S. S/o. Subhadra both residing at Plaviya Puthen Veedu Nellimukku P O Kareepara Kottarakkara 691509**
Description of immovable property : An extent of 09.40 (04.05 + 05.35) Acres of land and residential building in Re Sy.No. 491/8-2 (04.05 Acres) in the name of Mr. Dhanush T.S. Re. Sy. No. 491/8(05.35 Acres) in the name of Mr. Anush T.S. In Block No: 06 of Kareepara Village, Kottarakkara Taluk, Kollam district.
Boundaries (Re. Sy. No.491/8-2,04.05 Acres): East: Road West: Property of Anush North: Property of Prabhakaran South: Property of Sasidharan
Boundaries (Re. Sy. No.491/8,05.35 Acres): East: Property of Dhanush West: Road & Temple Property North: Property of Prabhakaran South: Property of Sasidharan
Amount Due: Rs.53,57,004.70 - Interest from 01.12.2025 plus cost & expenses / Less any payments made thereafter / Reserve Price : Rs.54,65,000.00/- (Rupees Fifty-Four Lakh Sixty Five Thousand only) EMD : Rs.5,46,500.00/- (Rupees Five Lakh Forty-Six Thousand Five Hundred Only)

ALAPPUZHA-I BRANCH, LME Capital Centre,Near Reliance Towers, West of YMCA Junction, Alappuzha 688001
Telephone: 0477-2251439, 0477-2251539 Email: ubn0533688@unionbankofindia.bank

3. **Name & address of the borrowers: Mrs. Jishimol V K & Mr. Varghese T V both residing at Thekkemuriyil, Sanathanam ward, Chathanad Alappuzha 688001**
Description of immovable property : All that part and parcel of land measuring 02.42 Acres and a building comprised in Sy. No. 286/11-1 with TP No. 13352 situated at Aryad South Village, Ambalappuzha Taluk, Alappuzha District in the name of Mrs. Jishimol. Boundaries as per location sketch: North : Property of Peter South : Property of Solomon East : Property of Gilroy & Way West : Property of M M A Mosque
Amount Due: Rs.3,96,657.33/- + interest from 01.02.2025 plus cost & expenses / Less any payments made thereafter / Reserve Price : Rs.35,15,000.00/- (Rupees Thirty Five Lakhs Fifteen Thousand only) EMD : Rs.3,51,500.00/- (Rupees Three Lakh Fifty One Thousand Five Hundred Only)

M C ROAD CHENGANNUR BRANCH, Mannil Building, Govt. Hospital Junction, M C Road, Chengannur 689121
Telephone: 9940983426 Email: ubn0811416@unionbankofindia.bank

4. **Name and address of the Borrowers /Guarantors : Mr. Vimal Vijay, Mrs. Sobhana P S W/o Vijayan & Mr. Bibin Vijay S/o Vijay all residing at Vallyakottatharayil Veedu , Elanjimel Post Chengannur - 689511**
DESCRIPTION OF IMMOVABLE PROPERTIES: All that part and parcel of land measuring 02.00 (01.20 + 00.80) Acres and a building comprised in Re. Sy. No. 260/6-1 (01.20 Acres) & 260/6-2 (00.80 Acres) (Old Sy. No. 214/7) with TP No. 2789 situated at Block no. 10 of Pullooyar Village, Chengannur Taluk, Alappuzha District in the name of Mrs. Sobhana P S & Mr. Vimal Vijay. Boundaries of 01.20 Acres in the name of Mrs. Sobhana P S as per Schedule of property: North : Property of Sathiyaraya Sadanann South: Property of Vimal Vijay (Property described in 2 nd schedule) East : Property of Bin Vijay West : Pathway Boundaries of 01.20 Acres in the name of Mrs. Sobhana P S as per location sketch: North : Property of Prasanann, Prasanannayalam South : Property of Vimal Vijay, Vallyakottatharayil East : Property of Bin Vijay, Vallyakottatharayil West : Road Boundaries of 00.80 Acres in the name of Mr. Vimal Vijay as per Schedule of property: North : Property of Sobhana (Property described in 1 st schedule) South : Property of Kottatharayil East : Property of Bin Vijay West : Pathway Boundaries of 00.80 Acres in the name of Mr. Vimal Vijay as per location sketch: North : Property of Sobhana, Vallyakottatharayil South : Property of Gangadharan, Kottatharayil East : Property of Bin Vijay, Vallyakottatharayil West : Road
Amount Due: Rs.5,56,594.28/- + interest from 01.01.2025 plus cost & expenses / Less any payments made thereafter / Reserve Price : Rs.16,23,000.00/- (Rupees Sixteen Lakh Fifty Eight Thousand only) EMD : Rs.1,62,300.00/- (Rupees One Lakh Sixty Two Thousand Three Hundred Only)

The details of encumbrances, if any known to the Secured Creditor, Nil
Last date for submission of EMO : before the commencement of e - Auction
DATE & TIME OF E-AUCTION Date: 30.05.2025 Time: 12.00 PM to 05.00 PM (with 10 min unlimited auto extensions)
E-auction website - <https://baanknet.com>
For more detailed Terms and condition of the sale, please refer to the link provided in <https://baanknet.com>
For Registration and Logging and bidding rules visit <https://baanknet.com>
Place : Kollam , Date : 14.05.2025 Sd/-Authorized Officer for Union Bank of India

