

EDC LIMITED

(A Govt. Of Goa Undertaking)
EDC House, 1st Floor, Dr.A. B. Road, Panaji-Goa, 403 001. Ph. 9604200961 / 9822456340
CIN :U65993GA1975SGC000214

PUBLIC NOTICE

**SALE OF IMMOVEABLE PROPERTY ("SECURED ASSET")
OF M/S. PREMIUM ESTATE INFRASTRUCTURE (INDIA) PVT. LTD. ("THE BORROWER")**

Auction Sale Notice for Sale of immoveable property under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower and Guarantor(s) that the below described immoveable property mortgaged and hypothecated/charged to the EDC Ltd. (secured creditor), physical possession of which has been taken by the Authorised Officer of EDC Ltd., will be sold on "As is where is", "As is what is", and "Whatever there is" on 01/03/2021 at 3.30pm on 5th floor, EDC House, Panaji, Goa, for recovery of Rs.401.79 lakh (Rupees four hundred and one lakh seventy nine thousand only) as on 31/03/2015 alongwith further interest & expenses due to the EDC Ltd., from M/s. Premium Estate Infrastructure (India) Pvt. Ltd. (borrower) and Shri. Akshay Jain & Smt. Pallavi Jain, Shri. Jose Jorge Menezes & Smt. Nandita D'Souza, Dr. Charles Ajoy Estibeiro & Smt. Nonabel Gomes Estibeiro, Shri Aires Antonio Andrade & Smt. Ayesha Andrade (Guarantors). The reserve price will be Rs.425.00 lakh (incl. of GST but excluding other taxes and outgoings) and the Earnest Money Deposit (EMD) will be Rs.21.25 lakh.

Description of immoveable property:

The property described herein below along with partly constructed structures standing thereon except proportionate right corresponding to flats No.504 & 505 admeasuring about 109m² and 108 m² respectively to be constructed on 5th floor in Building "A".

All that property known as "FAGRULEM", also known as "GINA" admeasuring **3445 m²** situated at Vaddem, Vasco-da-Gama, Goa within the jurisdiction of Mormugao Municipal Council, Taluka and Sub District of Mormugao, Goa surveyed under Chalta No.8 of P.T. Sheet No.142 being the part of the original property described in the Land Registration Office of the Judicial division of Salcette at Margao under description No.18289 of Book B 47 new series at folio 228 and inscribed under inscription No.9638 in the same office of the Land Registrar at Margao. The said property under Chalta No.8 of P.T. Sheet No.142 is bounded as follows:

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| On the East | By rivulet (Water Drainage) |
| On the West | By property under chalta No.1 of P.T. Sheet 146 |
| On the North | By Nalla (Water drain)& thereafter by property under chalta No.14 of PT Sheet No.142 |
| On the South | By property under chalta No.124 and 125 of PT Sheet No.142 of Vasco-da-Gama. |

The boundaries of the entire land described under No.18289 as per the certificate of description are East: Water drain, West: Top of the Hill, North: by the property of the heirs of Constancio Roque Monteiro and on the South: by the property of heirs of Caitan Francisco Xavier.

The tender documents can be obtained from AO, at EDC Office, 1st Floor, Dr. A. B. Borkar Road, Panaji, Goa, on paying non-refundable fee of Rs.1,000/- + GST by cash/demand draft drawn in favour of EDC Ltd., payable at Panaji. Sealed tenders for purchase of above assets should reach above address on or before 01/03/2021 by 1.00 p.m.

For detail terms and conditions of the sale, please refer to the link provided on the EDC limited website i.e. www.edc-go.com.

Date : 28/01/2021
Place : Panaji- Goa

Authorised Officer (AO)
EDC Ltd., Panaji-Goa.