Detailed Auction Catalogue

Auction Number:	MSTC/SRO/Competent Authority, Superintendent of Police, EOW, South Zone/549/Chennai/26-27/37399
Auction Type:	P-Property Auction
Catalogue View date:	16-10-2026
Inspection Schedule:	21-10-26 to 06-11-26
Scheduled Auction Start Date and Time:	09-11-26 10:30
Scheduled Auction Close Date and Time:	10-11-26 17:00
Auction Status:	Not Activated
Upload Docs Required:	No
Auction Auto-extension Time:	8 mins
Pre-Bid EMD:	Item Wise EMD
Currency:	INR
Post Bid EMD to be deposited in:	0 Days from date of Acceptance of the Lot unless otherwise specified in the catalogue.
Full Payment/Balance Payment to be deposited in:	0 Days from date of Acceptance of the Lot unless otherwise specified in the catalogue.
Late Payment Penalty (%):	0.0% per week plus applicable GST
Delivery of the Material to be taken within:	0 Days of issue of Delivery Order unless otherwise specified in the catalogue.
Ground Rent (%):	0.0% per week plus applicable GST
Transaction Fee Percentage:	0.29999999999999999% (plus applicable GST)

Seller Details:	
Seller Name	Competent Authority, Superintendent of Police, EOW, South Zone
Seller Address	Chennai,2, Natesan salai, Police Training College,Chennai-600083,INDIA
Seller Email Address	speowsz@gmail.com
Contact Person	Investigation Officer, Neomax SIT
Telephone Number	9498182333
Seller's Edit Action	Last Edited By : UserID : - at - Total No. of Edits Made : 0

Seller Account Details (if payment is to be made directly to seller)

Beneficiary Name/Payment favoring:	Competent Authority, Superintendent of Police, EOW, SZ
Bank Name	Canara Bank
Branch	Madurai Tallakulam
A/c No	110273417736
IFS Code	CNRB0001012

MSTC Officer Details	
Name & Designation of Officer One	Name: E BABITHA RANI[-] Email: babitha@mstcindia.co.in Phone: 9444976359
Name & Designation of Officer Two	Name: K Anuraag[-] Email: sroopn9@mstcindia.in Phone: 9177067332
MSTC Helpdesk Details	07969066600 ; helpdeskho@mstcindia.in

E-auction bids are invited for sale of below listed items on 'As is where is', 'As is what is' and 'no-complaint' and 'Caveat Emptor' basis.

Lot Details:

Lot Details	Lot Description	Lot Parameters	Other Details	Lot Documents

Lot No - Plot-47-JAWAHARLAL NEHRU Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 47 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 5208 Sq.ft. (Five Thousand Two Hundred Eight Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : 30 Feet Road and On the	Quantity - 1.0 PLOT Start Price in INR - 597000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 135/2D1,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 59700**	No document Uploaded

	South By : 30 Feet Road and On the East By: Plot No. : 49 & 54 and On the West By : Plot No. : 46 & 57			

Lot No - Plot-MZ 2-MAGNIFICIO ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. MZ 2 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1750 Sq.ft. (One Thousand Seven Hundred Fifty Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : 25 Feet	Quantity - 1.0 PLOT Start Price in INR - 200000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 132/2,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20000**	No document Uploaded

	Road and On the South By : Polt No.: 32 and On the East By: Polt No.: 3 and On the West By : 40 Feet Road			

Lot No - Plot-MZ 28-MAGNIFICIO ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. MZ 28 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1750 Sq.ft. (One Thousand Seven Hundred Fifty Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : Polt	Quantity - 1.0 PLOT Start Price in INR - 200000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 132/3,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20000**	No document Uploaded

	No.: 6 and On the South By : 25 Feet Road and On the East By: 30 Feet Road and On the West By : Polt No.: 29			

Lot No - Plot-MZ 29-MAGNIFICIO ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. MZ 29 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1750 Sq.ft. (One Thousand Seven Hundred Fifty Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : Polt	Quantity - 1.0 PLOT Start Price in INR - 200000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 132/3,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20000**	No document Uploaded

	No.: 5 and On the South By : 25 Feet Road and On the East By: Polt No.: 28 and On the West By : Polt No.: 30			

Lot No - Plot-MZ 5-MAGNIFICIO ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. MZ 5 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1750 Sq.ft. (One Thousand Seven Hundred Fifty Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : 25 Feet	Quantity - 1.0 PLOT Start Price in INR - 200000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 132/3,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20000**	No document Uploaded

	Road and On the South By : Polt No.: 29 and On the East By: Polt No.: 6 and On the West By : Polt No.: 4			

Lot No - Plot-MZ 6-MAGNIFICIO ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. MZ 6 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1750 Sq.ft. (One Thousand Seven Hundred Fifty Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : 25 Feet	Quantity - 1.0 PLOT Start Price in INR - 200000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 132/3,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20000**	No document Uploaded

	Road and On the South By : Polt No.: 28 and On the East By: 30 Feet Road and On the West By : Polt No.: 3			

Lot No - Plot-SZ 27-SENORITA ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. SZ 27 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : Polt No.: 16 and On	Quantity - 1.0 PLOT Start Price in INR - 172000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 132/3,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 17200**	No document Uploaded

	the South By : 25 Feet Road and On the East By: Polt No.: 26 and On the West By : 25 Feet Road			

Lot No - Plot-SZ 7-SENORITA ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. SZ 7 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : 25 Feet Road and On the	Quantity - 1.0 PLOT Start Price in INR - 172000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 132/3,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 17200**	No document Uploaded

	South By : Polt No.: 27 and On the East By: Polt No.: 8 and On the West By : 25 Feet Road			

Lot No - Plot-SZ 8-SENORITA ZONE Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. SZ 8 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : 25 Feet Road and On the	Quantity - 1.0 PLOT Start Price in INR - 172000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 135/2D1, 132/3,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 17200**	No document Uploaded

	South By : Polt No.: 26 and On the East By: Polt No.: 9 and On the West By : Polt No.: 7			

Lot No - Plot-T1-JAWAHARLAL NEHRU Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. T1 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1664 Sq.ft. (One Thousand Six Hundred Sixty-Four Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : Polt No.: T2 and On	Quantity - 1.0 PLOT Start Price in INR - 190500 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 135/2D1,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 19050**	No document Uploaded

	the South By : 30 Feet Road and On the East By: 25 Feet Road and On the West By : Polt No.: V8			

Lot No - Plot-T2-JAWAHARLAL NEHRU Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. T2 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 2688 Sq.ft. (Two Thousand Six Hundred Eighty-Eight Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : Polt No.: T3 and On	Quantity - 1.0 PLOT Start Price in INR - 308000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 135/2D1,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 30800**	No document Uploaded

	the South By : Polt No.: T1 and On the East By: 25 Feet Road and On the West By : Polt No.: V8			

Lot No - Plot-56-VIP Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 56 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 1722 Sq.ft. (One Thousand Seven Hundred Twenty-Two Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : Polt No.: 49 and On	Quantity - 1.0 PLOT Start Price in INR - 354600 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 135/2D1,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 35460**	No document Uploaded

	the South By : 40 Feet Road and On the East By: Polt No.: 57 and On the West By : Survey. No. 55			

Lot No - Plot-223-VIP Lot Name - AMIRTHA CITY-RAMNAD Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. : 28/2017 dt.15.12.2017 Layout File No.1281/2017 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 223 in Amirtha City - Ramnad Residential Layout , measuring a total extent of 3999 Sq.ft. (Three Thousand Nine Hundred Ninety-Nine Square Feet), comprised in Survey No.UNSOLDsituated at Achadipirambu Village, Ramnad District, within the limits of RS Madai Panchayat Union. Within the Registration Zone of Ramanathapuram , Ramnad District Registrar Office and Sub-Registration Office Velipattinam Four Boundaries: Bounded On the North By : 40 Feet	Quantity - 1.0 PLOT Start Price in INR - 825300 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - 135/2D1,ACHADIPIRAMBU, RAMNAD TALUK DISTRICT State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 82530**	No document Uploaded

	Road and On the South By : Survey. No. 135/2A and On the East By: Polt No.: 222 and On the West By : Polt No.: 224			

Lot No - Plot-1282 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1282 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 24 FEET ROAD and On the South By : PARK - 3 and On	Quantity - 1.0 PLOT Start Price in INR - 181500 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 18150**	No document Uploaded

	the East By: PLOT NO. : 1283 and On the West By : PLOT NO. : 1281			

Lot No - COMMERCIAL 12-COMMERCIAL 12 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. COMMERCIAL 12 in Okkur Residential Layout , measuring a total extent of 17201 Sq.ft. (Seventeen Thousand Two Hundred One Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By :	Quantity - 1.0 PLOT Start Price in INR - 11868690 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 1186869**	No document Uploaded

	COMMERCIAL USE - 11 and On the South By : 33 FEET ROAD and On the East By: PLOT NO. : 1554 TO 1560 and On the West By : SURVEY NO. : 389			

Lot No - OWN USE 1-OWN USE 1 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. OWN USE 1 in Okkur Residential Layout , measuring a total extent of 107280 Sq.ft. (One Hundred Seven Thousand Two Hundred Eighty Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By :	Quantity - 1.0 PLOT Start Price in INR - 47203200 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 4720320**	No document Uploaded

	SURVEY NO. : 384 and On the South By : 24 FEET ROAD and On the East By: SURVEY NO. : 384 and On the West By : 60 FEET ROAD			

Lot No - OWN USE 5-OWN USE 5 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. OWN USE 5 in Okkur Residential Layout , measuring a total extent of 159363 Sq.ft. (One Hundred Fifty-Nine Thousand Three Hundred Sixty-Three Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the	Quantity - 1.0 PLOT Start Price in INR - 39840750 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 3984075**	No document Uploaded

	North By : 24 FEET ROAD and On the South By : 33 FEET ROAD and On the East By: 40 FEET ROAD and On the West By : 24 FEET ROAD			

Lot No - OWN USE 6-OWN USE 6 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. OWN USE 6 in Okkur Residential Layout , measuring a total extent of 171427 Sq.ft. (One Hundred Seventy-One Thousand Four Hundred Twenty-Seven Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the	Quantity - 1.0 PLOT Start Price in INR - 37713940 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 3771394**	No document Uploaded

	North By : 33 FEET ROAD and On the South By : SURVEY NO. : 385/2A and On the East By: 60 FEET ROAD and On the West By : SURVEY NO. : 390			

Lot No - Plot-56 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 56 in Okkur Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 57 and On the South By : PLOT NO. : 55	Quantity - 1.0 PLOT Start Price in INR - 660000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 66000**	No document Uploaded

	and On the East By: 33 FEET ROAD and On the West By : PLOT NO. : 50, 51			

Lot No - Plot-107 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 107 in Okkur Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 106 and On the South By : PLOT NO. : 108	Quantity - 1.0 PLOT Start Price in INR - 586170 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 58617**	No document Uploaded

	and On the East By: 33 FEET ROAD and On the West By : PLOT NO. : 105, 109			

Lot No - Plot-140 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 140 in Okkur Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 126 and On the South By : 24 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 585000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 58500**	No document Uploaded

	On the East By: PLOT NO. : 139 and On the West By : PLOT NO. : 141			

Lot No - Plot-188 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 188 in Okkur Residential Layout , measuring a total extent of 2172 Sq.ft. (Two Thousand One Hundred Seventy-Two Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 171, 187 and On the South	Quantity - 1.0 PLOT Start Price in INR - 847080 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 84708**	No document Uploaded

	By : PLOT NO. : 189 and On the East By: 24 FEET ROAD and On the West By : PLOT NO. : 170			

Lot No - Plot-507 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 507 in Okkur Residential Layout , measuring a total extent of 1200 Sq.ft. (One Thousand Two Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 24 FEET ROAD and On the South By : PLOT NO. : 513	Quantity - 1.0 PLOT Start Price in INR - 396000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 39600**	No document Uploaded

	and On the East By: PLOT NO. : 508 and On the West By : PLOT NO. : 506			

Lot No - Plot-625 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 625 in Okkur Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 33 FEET ROAD and On the South By : PLOT NO. : 645	Quantity - 1.0 PLOT Start Price in INR - 465000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 46500**	No document Uploaded

	and On the East By: PLOT NO. : 626 and On the West By : PLOT NO. : 624			

Lot No - Plot-666 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 666 in Okkur Residential Layout , measuring a total extent of 2400 Sq.ft. (Two Thousand Four Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 665 and On the South By : PLOT NO. : 667	Quantity - 1.0 PLOT Start Price in INR - 912000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 91200**	No document Uploaded

	and On the East By: 60 FEET ROAD and On the West By : PLOT NO. : 656, 657			

Lot No - Plot-697 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 697 in Okkur Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 698 and On the South By : 33 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 570000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 57000**	No document Uploaded

	On the East By: 24 FEET ROAD and On the West By : PLOT NO. : 696			

Lot No - Plot-715 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 715 in Okkur Residential Layout , measuring a total extent of 656 Sq.ft. (Six Hundred Fifty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 33 FEET ROAD and On the South By : PLOT NO. : 760	Quantity - 1.0 PLOT Start Price in INR - 216480 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 21648**	No document Uploaded

	and On the East By: PLOT NO. : 716 and On the West By : 33 FEET ROAD			

Lot No - Plot-727 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 727 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 726 and On the South By : PLOT NO. : 728	Quantity - 1.0 PLOT Start Price in INR - 181500 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 18150**	No document Uploaded

	and On the East By: 24 FEET ROAD and On the West By : PLOT NO. : 754			

Lot No - Plot-738 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 738 in Okkur Residential Layout , measuring a total extent of 694 Sq.ft. (Six Hundred Ninety-Four Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 737 and On the South By : 33 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 194320 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 19432**	No document Uploaded

	On the East By: 24 FEET ROAD and On the West By : PLOT NO. : 739			

Lot No - Plot-743 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 743 in Okkur Residential Layout , measuring a total extent of 694 Sq.ft. (Six Hundred Ninety-Four Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 744 and On the South By : 33 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 215140 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 21514**	No document Uploaded

	On the East By: PLOT NO. : 742 and On the West By : 33 FEET ROAD			

Lot No - Plot-888 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 888 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 868 and On the South By : 33 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 203280 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20328**	No document Uploaded

	On the East By: PLOT NO. : 889 and On the West By : PLOT NO. : 887			

Lot No - Plot-889 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 889 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 867 and On the South By : 33 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 203280 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20328**	No document Uploaded

	On the East By: PLOT NO. : 890 and On the West By : PLOT NO. : 888			

Lot No - Plot-890 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 890 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 866 and On the South By : 33 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 203280 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20328**	No document Uploaded

	On the East By: PLOT NO. : 891 and On the West By : PLOT NO. : 889			

Lot No - Plot-895 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 895 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 861 and On the South By : 33 FEET ROAD and	Quantity - 1.0 PLOT Start Price in INR - 203280 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 20328**	No document Uploaded

	On the East By: PLOT NO. : 896 and On the West By : PLOT NO. : 894			

Lot No - Plot-956 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 956 in Okkur Residential Layout , measuring a total extent of 2100 Sq.ft. (Two Thousand One Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 33 FEET ROAD and On the South By : PLOT NO. : 957	Quantity - 1.0 PLOT Start Price in INR - 924440 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 92444**	No document Uploaded

	and On the East By: PLOT NO. : 955 and On the West By : 60 FEET ROAD			

Lot No - Plot-992 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 992 in Okkur Residential Layout , measuring a total extent of 1500 Sq.ft. (One Thousand Five Hundred Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 40 FEET ROAD and On the South By : PLOT NO. : 995	Quantity - 1.0 PLOT Start Price in INR - 495000 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 49500**	No document Uploaded

	and On the East By: PLOT NO. : 993 and On the West By : PLOT NO. : 991			

Lot No - Plot-1062 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1062 in Okkur Residential Layout , measuring a total extent of 641 Sq.ft. (Six Hundred Forty-One Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 33 FEET ROAD and On the South By : PLOT NO. : 1063	Quantity - 1.0 PLOT Start Price in INR - 243580 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 24358**	No document Uploaded

	and On the East By: PLOT NO. : 1067 and On the West By : 24 FEET ROAD			

Lot No - Plot-1063 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1063 in Okkur Residential Layout , measuring a total extent of 641 Sq.ft. (Six Hundred Forty-One Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 1062 and On the South By : PLOT NO. : 1064	Quantity - 1.0 PLOT Start Price in INR - 198710 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 19871**	No document Uploaded

	and On the East By: PLOT NO. : 1067 and On the West By : 24 FEET ROAD			

Lot No - Plot-1065 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1065 in Okkur Residential Layout , measuring a total extent of 641 Sq.ft. (Six Hundred Forty-One Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 1064 and On the South By : PLOT NO. : 1066	Quantity - 1.0 PLOT Start Price in INR - 198710 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 19871**	No document Uploaded

	and On the East By: PLOT NO. : 1109 and On the West By : 24 FEET ROAD			

Lot No - Plot-1066 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1066 in Okkur Residential Layout , measuring a total extent of 641 Sq.ft. (Six Hundred Forty-One Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 1065 and On the South By : 24 FEET ROAD	Quantity - 1.0 PLOT Start Price in INR - 211530 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 21153**	No document Uploaded

	and On the East By: PLOT NO. : 1109 and On the West By : 24 FEET ROAD			

Lot No - Plot-1067 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1067 in Okkur Residential Layout , measuring a total extent of 739 Sq.ft. (Seven Hundred Thirty-Nine Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 33 FEET ROAD and On the South By : PLOT NO. : 1109	Quantity - 1.0 PLOT Start Price in INR - 229090 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 22909**	No document Uploaded

	and On the East By: PLOT NO. : 1068 and On the West By : PLOT NO. : 1062, 1063, 1064			

Lot No - Plot-1494 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1494 in Okkur Residential Layout , measuring a total extent of 1335 Sq.ft. (One Thousand Three Hundred Thirty-Five Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 1493 and On the South By :	Quantity - 1.0 PLOT Start Price in INR - 440550 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 44055**	No document Uploaded

	PLOT NO. : 1495 and On the East By: PLOT NO. : 1492, 1496 and On the West By : 24 FEET ROAD			

Lot No - Plot-1603 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1603 in Okkur Residential Layout , measuring a total extent of 2199 Sq.ft. (Two Thousand One Hundred Ninety-Nine Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 24 FEET ROAD and On the South By :	Quantity - 1.0 PLOT Start Price in INR - 967560 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 96756**	No document Uploaded

	PLOT NO. : 1604 and On the East By: 60 FEET ROAD and On the West By : PLOT NO. : 1602			

Lot No - Plot-1278 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1278 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 24 FEET ROAD and On the South By : PLOT NO. : 1286	Quantity - 1.0 PLOT Start Price in INR - 181500 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 0**	No document Uploaded

	and On the East By: PLOT NO. : 1279 and On the West By : PLOT NO. : 1277			

Lot No - Plot-1279 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1279 in Okkur Residential Layout , measuring a total extent of 726 Sq.ft. (Seven Hundred Twenty-Six Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : 24 FEET ROAD and On the South By : PLOT NO. : 1285	Quantity - 1.0 PLOT Start Price in INR - 181500 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 22688**	No document Uploaded

	and On the East By: PLOT NO. : 1280 and On the West By : PLOT NO. : 1278			

Lot No - Plot-1370 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1370 in Okkur Residential Layout , measuring a total extent of 738 Sq.ft. (Seven Hundred Thirty-Eight Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 1371 and On the South By : PLOT NO. : 1369	Quantity - 1.0 PLOT Start Price in INR - 184500 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 23063**	No document Uploaded

	and On the East By: 24 FEET ROAD and On the West By : PLOT NO. : 1379			

Lot No - Plot-1405 Lot Name - OKKUR SMART CITY Product Type - Immovable Property Category - RESIDENTIAL Sub Category - PS2	DTCP Approval No. :03/22 dt.10.01.2022 Layout File No.21396/2021 ALL THAT piece and parcel of the residential vacant plot bearing Plot No. 1405 in Okkur Residential Layout , measuring a total extent of 677 Sq.ft. (Six Hundred Seventy-Seven Square Feet), comprised in Survey No.UNSOLDsituated at Okkur Village, Sivagangai District, within the limits of Okkur Panchayat Union. Within the Registration Zone of Ramanathapuram , Sivagangai District Registrar Office and Sub-Registration Office Madagupatti Four Boundaries: Bounded On the North By : PLOT NO. : 1408 and On the South By : 33 FEET ROAD	Quantity - 1.0 PLOT Start Price in INR - 169250 Bid Increment in INR - 10000.0 Post Bid EMD % - 25.0 TCS (%) - 0.0	GST (%) - As Applicable Lot Location - OKKUR,SIVAGANGAI DISTRICT (Land Mark Nearby Kannathal Textile Mill, Tanjore-Manamadurai NH, Okkur,Sivaganaga State :Tamil Nadu Lot State - Tamil Nadu Bid Valid Till - - **Pre-Bid EMD Amount - Rs 21157**	No document Uploaded

	and On the East By: PLOT NO. : 1404 and On the West By : PLOT NO. : 1406			

Total number of Lots in this Catalogue = 47

(All % indicated are percent of Basic Material Value i.e. Rate as per Sale Intimation Letter*Lot Quantity)

Terms and Conditions

ALL CONTRACTS/TRANSACTIONS ENTERED INTO BY THE BUYER/BIDDER ARISING OUT OF THIS E-AUCTION SHALL BE GOVERNED BY THE INTEGRITY PACT AVAILABLE ON OUR WEBSITE, www.mstcindia.co.in

Layout Links:

1) ALIYUR-TIRUVARUR
2) AMIRTHA CITY-RAMNAD
3) ARASANOOR- SIVAGANGAI
4) BODI
5) COURTALAM - TENKASI
6) TRICHY-MORAIS CITY
7) KODAI ROAD
8) KOVILPATTI-VILLISERY
9) NELLAI THUNAI NAGARAM
10) OKKUR
11) SANGEETH GARDEN
12) SWARNABHOOMI DOWN TOWN
13) SWARNABHOOMI HILLTOP
14) TANJORE
15) VIRUDHUNAGAR BLOCK 1
16) VIRUDHUNAGAR BLOCK 2A
17) VIRUDHUNAGAR BLOCK 2B
18) VIRUDHUNAGAR BLOCK 3
19) VIRUDHUNAGAR BLOCK B
20) VIRUDHUNAGAR BLOCK C
21) VIRUDHUNAGAR BLOCK D
22) VIRUDHUNAGAR BLOCK E
23) VIRUDHUNAGAR BLOCK F
24) VIRUDHUNAGAR BLOCK G
25) VIRUDHUNAGAR BLOCK H
26) VIRUDHUNAGAR BLOCK I

27) VIRUDHUNAGAR BLOCK J
28) VIRUDHUNAGAR BLOCK L
29) WESTERN VALLEY - PERIYAKULAM
A)Documentation:
All relevant documentation and proof of clear title will be provided to the winning bidder upon completion of the full payment as per auction terms. This includes title deeds, no-objection certificates, and any other necessary legal documents etc.,
B)Bidder's Responsibility:
By participating in the auction, bidders acknowledge and accept these terms and conditions. Bidders are encouraged to conduct their own due diligence and seek independent legal advice.
C)Online Portal Registration link for Prospective Bidders: Click on below link and select option Property Auction for registration.
https://mstcecommerce.com/auctionhome/nmgp/index.jsp
i.The Bidders who are interested/intended to participate/purchase the plots through e- Auction should get themselves registered with M/s. MSTC as a buyer for e-Auction before commencement of e-auctions using above link.
ii.If claimant/victims are interested to participate in these auctions, then they can enter their unique complaint number registered with seller/EOW to record their details. Other than claimants, they can select Not a claimant/victim option to continue for registration in portal.
iii.To register, a bidder needs to fill online registration form and activate their registration by paying non-refundable Rs.1180/- (Rs. 1,000/- + GST 18%) towards registration fee.
iv.Upon first time login and as a one-time requirement, the bidder needs to mandatorily upload the Cancelled Cheque or BANK MANDATE FORM duly attested with Seal of certifying bank Official/Manager using the option Upload Cancelled Cheque/BANK MANDATE FORMin bidders login for validation of entered bank details in online form. The name printed on the cancelled cheque is to be full name as per their PAN. The claimants/victims registered as a bidder may not need to upload the document unless there is any refund to be claimed from MSTC Ltd.
D)General Terms and Conditions:
1)Sale of Immovable Properties attached/confiscated by EOW as per order of the THE HONBLE MADURAI BENCH OF MADRAS HIGH COURT in CRL OP(MD) NO. 15498 of 2024 and others dated 11.02.2026 as Selling Agent for sale of immovable properties/land/plots etc., of NEO MAX PROPERTIES PVT. LTD and its sister companies brought for sale in accordance with the orders of the Honble High Court
2)The EOW has decided to sell the under mentioned secured asset in "As is where is condition" and "As is what is condition" as per orders of the HONBLE MADURAI BENCH OF MADRAS HIGH COURT.
3)TERMS & CONDITIONS OF SALE AS IS WHERE IS WHATEVER THERE IS BASIS IN THE MATTER OF E AUCTION by Seller.
4) The property will be sold in "AS IS WHERE IS CONDITION" and AS IS WHAT IS CONDITION. The intending bidder should satisfy himself about condition / status / Title etc., of the property and no representations and warranties are given by the seller/MSTC relating to encumbrances & statutory liabilities etc.

5) The sale is subject to confirmation by the Seller.
6)The seller is inviting competitive bids through e-Auction to be conducted by selling agency namely M/s MSTC LTD., a Mini Ratna Central Public Sector Undertaking (CPSU)under Ministry of Steel, GoI, on website: https://www.mstcecommerce.com engaged by seller for online auction platform provider by the order of the HONBLE MADURAI BENCH OF MADRAS HIGH COURT. MSTC Limited is mere a Service Provider/Selling Agency of seller facilitating with online e-auction portal for sale only and not involved in any decision-making role.
7)Definitions and Abbreviations: Unless the context otherwise requires under the Terms and Conditions of the e- auction Sale the following words wherever appear means: Scheduled Property means property described in the Sale by seller as indicated above.
8) Authorized Officer means the officer designated by seller i.e., Competent authority and Superintendent of Police, Economic Offences Wing, South Zone.
9)Bidder(s) means any person being an Individual or Proprietor or Partnership firm or LLP or company legally permitted as per Governing Laws of GOI getting registered with MSTC.
10) Bidder(s)/Successful bidder(s) while being used interchangeably shall be deemed to mean and include his/her/ their/its legal heirs, legal representatives, successors in interest and permitted assignee, as the case may be and includes legal person interested in submitting quotations/offers.
11) Pre-Bid EMD to be paid as described in the e- Auction catalogue to qualify for participation in E-Auction. The verified claimants/victims are exempted from paying PRE BID EMD amount for participating in the e-auction.
12) "Competent Authority" means the officer designated by seller i.e., Competent authority and Superintendent of Police, Economic Offences Wing, South Zone.
13) MSTC means MSTC Limited and further means Service Provider/Selling Agency of seller.
14) MSTC is hosting auction on the receipt of details from seller.
15) Sale Notice defines/means the Auction catalogue/Auction Sale Notice and shall also include other information i.e.,Terms and Conditions of Sale governing the e- auction sale, and required particulars for Online Registration of Bidders, and all other information and document hosted on webpage: https://www.mstcecommerce.com/ for guidance of the Bidders.
16) "Seller" means Competent authority and Superintendent of Police, Economic Offences Wing, South Zone, having its office at Police Training College, Ashok nagar, Chennai -83 for conducting the E-Auction and issues Sale Notice.
17) Inspection of Property -Prospective Bidders may carry out inspection of the scheduled property on the scheduled dates with prior permission from seller by contacting the details provided in sale notice/auction notice/auction catalogue.
18) Buyer beware, the property will be sold in "AS IS WHERE IS CONDITION" and AS IS WHAT IS CONDITION. The intending bidder should satisfy himself about condition / status / Title etc., of the property and no representations and warranties are given by the Seller/MSTC relating to encumbrances & statutory liabilities etc.,
19) Bidders are advised to ascertain on their own all information about the nature of right and title, survey/Municipal/Corporation/Industrial Nos. and respective maps, extent/area of Land, boundaries, statutory sanctions or approval and all other dues statutory/other legal cases etc., with respect to immovable property prior to submission of bid in the e-Auction. No dispute in this regard

will be entertained by the Seller/Selling Agency after submission of bids/auction.
20) The Bidder will not raise any dispute regarding the terms and conditions of the e-auction or about the particulars of the scheduled property or contest the same once he has been declared as H1/successful Bidder.
21) Any Bid made shall be deemed to have been submitted after complete satisfaction of the title, status, condition, legal disputes, quantity and quality etc., of the scheduled property/ies. Conditional offers/bids shall not be accepted. Amendment to the offers/bids shall not be permitted after the closure of e-auction. The rule of caveat emptor is applicable.
22) Pre-Bid EMD (PEMD):
1.The verified claimants/victims are exempted from paying PRE BID EMD amount to participate in the e-auction by the order of the HONBLE MADURAI BENCH OF MADRAS HIGH COURT.
2.For other than claimants/victims, to deposit Pre-Bid EMD (herein after referred to as PEMD) amount as mentioned in the auction catalogue or under lot details, a registered bidder has to login and go to Pay Pre-Bid EMD Link in his home page.
3.Bidder s EMD ledger will be given effect of the deposited PEMD amount only on actual credit of the PEMD amount into MSTC bank account. Therefore, Bidders are advised to make Pre-Bid EMD payment well in advance of the Auction start date to avoid any last-minute hassles. Seller/ MSTC shall not be responsible for any delay in receipt of Pre-Bid EMD amount.
4.Each bidder has been assigned a specific Virtual Account number. Same can be re-used by the bidder any number of times. In case the amount does not reflect in EMD LEDGER after one day, a mail may be sent to globalemd@mstcindia.co.in along with attachments of RTGS Slip and UTR number for verification. Bidders other than verified claimants/victims can only participate in e-auction if EMD/PRE BID EMD is credited in EMD LEDGER. For post auction payments buyer needs to contact the seller for making payments to bank accounts provided by seller.
5.If the non-claimants/victims become successful bidder (Highest bidder), then their PEMD amount corresponding to the Lot/auction, as defined in the auction terms, will be blocked and retained with MSTC and will be transferred to sellers account after approval from seller by the order of the Honble MADURAI BENCH OF MADRAS HIGH COURT. If the claimants/victims become successful bidder, then no amount will be blocked as they are exempted from payment PRE BID EMD amount by the order of court.
6.For non-claimants/victims unsuccessful bidder his PEMD amount will be available in his EMD Ledger for raising refund. The EMD/PEMD amount is refundable without interest to the unsuccessful bidders who are not Highest and non-claimant/victim. Refund of the EMD/PRE BID EMD can be initiated by the bidders themselves, from their login in MSTC Portal, after e-auction, in forenoon of every working day, by clicking on the button EMD REFUND REQUEST. EMD refund request facility will be enabled for bidders whose bank details are verified. The same may be checked through My Profile option available in bidders dashboard. FAQs for Pre-Bid EMD Payment are available on the link Pay Pre-Bid EMD in the login of Bidder.
7.Amount of PEMD deposited shall be interest free and carry no interest under any circumstances.
8. Forfeiture of Pre-Bid EMD: Since the Pre-Bid EMD is specified on a lot-wise basis, the pre-bid EMD shall be forfeited for the specific lot in which the successful bidder defaults in the payment of the post-auction payments i.e., only the Pre-Bid EMD corresponding to that specific lot where the

successful bidder defaults shall be forfeited without any prior notice, if the successful bidder fails to adhere to the terms of sale.
9. Forfeiture clause shall also be applicable to claimant/victim if they do not honour the sellers terms on auction payments and conditions even though they are exempted from PRE BID EMD payment. Such forfeited amount will include the amount payable to MSTC Ltd by successful bidder i.e., 7000+GST per plot and will be reduced from claim amount. This MSTC Payable amount will be transferred to MSTC Ltd by seller duly reducing from their claim amount.
23) THIS E-AUCTION SALE IS GOVERNED BY THE GENERAL TERMS & CONDITIONS (GTC), BUYER SPECIFIC TERMS & CONDITIONS (BSTC) AND SPECIAL TERMS & CONDITIONS (STC). MSTC shall have the right to issue addendum to the GTC or BSTC to clarify, amend, modify, supplement or delete any of the conditions, clauses or items stated therein and the Addendum so issued shall form a part of the original.
24) Bidders are required to complete the registration formalities with MSTC before payment of the interest free EMD/pre-bid amount whomsoever applicable on or before one day prior to scheduled date and time as prescribed above.
25) The prospective bidders should comply with KYC norms. All financial transaction towards e-auction sale of scheduled property must be made by the bidder only through the bank account registered with MSTC.
26) Submission of Bids/Offers: SELLER/MSTC will not provide any computer terminal for bidders and it is the whole responsibility of the bidders to arrange themselves The person(s) interested in submitting bids/offers shall submit the same online duly login into the website: https://www.mstcecommerce.com/by clicking on link View Live Auctions. The offer/bid submitted in other mode shall not be entertained.
27) Bidders without having valid login in MSTC Ltd portal and EMD amount whomsoever applicable in EMD LEDGER are not allowed to participate in the online e-auction.
28)Bidders are not allowed to bid below the start price and need to quote above with minimum increment as mentioned in sale notice.
29) During Live Auction, only brief Lot details will be shown under "Lot Name" on the Auction Floor" where Bidders are required to bid. The detailed "Lot Description" can be seen by the Bidders by clicking on the "Lot Name" and it shall be the responsibility of the Bidders to see the "Lot Description" before bidding and no representation/complaint from the Bidders in this regard will be entertained by MSTC/Seller.
30) The Bidders shall be solely responsible for all consequences arising out of the bid submitted by them (including any wrongful bidding by him) and no complaint/representation will be entertained by SELLER/MSTC in this regard. Bidders must be careful to check the Bid Amount/No.of 0 s/No.of Digits,etc.,and if required, rectify their bid before submitting the Bid into the live e-Auction floor by clicking the Bid Button. In case of any bid being equal to or more than 5 (five) times the current Highest Bid for the Lot, this will be displayed by way of a WARNING MESSAGE on the Bidder s screen before he confirms/submits the bid.
31) e-Auction Result/Status: Status of bids must be personally seen by the Bidders online through the link "Auction Lot Status" immediately after closing of e-Auction. Highest Bid received will be put on subject to approval i.e., STA to the competent authority by the order of court and submitted

to seller for final decision and further action. A system generated automatic Sale Intimation Letter will be issued by e-mail to the Highest Bidder after closure of e-auction. Highest Bidders must therefore keep a watch on their incoming e-mail. No hard copy of the Sale Intimation Letter will be issued by MSTC.

32) Email Address of Bidders must always be kept valid, failing which Bidders will be liable for non-compliance of instructions required to be issued by Seller/MSTC to them via email.

33) The Sale will be governed by the Terms & Conditions and all other information/ documents hosted on webpage for guidance of intending bidders and pertaining to the e-auction sale & Terms & Conditions (hereafter referred as STC for brevity) displayed on the "Live e-Auction Floor". The STC displayed under "View Live/Forthcoming Auctions" on MSTC's e-Auction Website are tentative and subject to change at Sellers /MSTC's sole discretion before the start of e-Auction. Bidders should therefore download the details of properties List and STC displayed only under "View Live Auctions" for their record purpose, if required. Participation in the e-Auction will be deemed to imply that the Bidders have made themselves thoroughly aware of and accepted the STC, and List.

34) Seller / MSTC shall have the right to issue addendum to the STC to clarify, amend, modify, supplement, or delete any of the conditions, clauses or items stated therein and the Addendum so issued shall form a part of the original STC. In this regard, the prospective bidders are advised to keep a close watch on the MSTC/Seller website to take notice of such addendum/s if any.

35) Acceptance of the highest (H-1) bid: Acceptance of the highest (H-1) bid and confirmation by the Competent Authority of seller and securing the status of highest Bidder, confers no right, so as to demand the automatic confirmation of sale in his / her favor.

36) VALIDITY OF BIDS FOR ACCEPTANCE FROM STA: All Bids will be submitted to seller and to Honble THE MADURAI BENCH OF MADRAS HIGH COURT for decision.

37) The sale shall stand concluded only after payment of the entire bid amount by H1 bidder approved by Competent Authority of seller based on report submitted by Authorized Officer, within payment timelines and execution of sale deed in favor of successful bidder. Taxes and other charges applicable, if any, as per statutory norms shall be applicable over and above the bid amount and shall borne by the bidder.

38) Once the bid is accepted by the Competent Authority of seller by the order of the Honble THE MADURAI BENCH OF MADRAS HIGH COURT, then confirmation mail or letter shall be sent by seller to buyer for making payment. MSTC Ltd will have no role in post auction payment collection as its role ends after submission of reports to seller.

39) The payment terms are as indicated below,

1)25% of the bid amount to be deposited to seller by the successful bidder within the timelines fixed by the Honble THE MADURAI BENCH OF MADRAS HIGH COURT, failing which the Pre-Bid EMD / EMD shall be forfeited and to be read along with clause no 22 and corresponding sub clauses.

2)Along with 25% of property payment to seller, the successful bidder has to pay an amount of INR 7000/- + GST per plot to MSTC Ltd duly login into MSTC Site as a buyer by the order of court failing which the seller will not execute the sale deed in favor of successful bidder.

3)The full amount related to property is to be deposited to seller by the successful bidder within the

timelines fixed by the Honble THE MADURAI BENCH OF MADRAS HIGH COURT after acceptance of H1 bid.

4)The delay in making payment as per above terms is submitted to the Honble THE MADURAI BENCH OF MADRAS HIGH COURT for further decision.

40)The highest Bidder will not be entitled to assign their right to buy the scheduled property to any third party or nominate any third party, once they are declared to be the successful Bidder. In other words, the Sale will be made only to the successful Bidder and not to any third party.

CLICK HERE FOR COMPLETE TERMS AND CONDITIONS