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Business Standard Insight Out

Truhome

FINANCE

Reg.Off.: Srinivasa Tower, 1st Floor, Door No. 5, Old No.11, 2nd Lane, Cenatopha Road, Alwarpet, Teynampet, Chennai-600018

Head Office: Level 3, Wockhardt Towers, East Wing C-2 , G Block, Bandra Kurla Complex, Bandra (East), Mumbai-400051

Website: http://www.truhomefinance.in

SYMBOLIC POSSESSION NOTICE

Whereas, The undersigned being the Authorised Officer of Truhome Finance Limited (Formerly Shriram Housing Finance Limited) 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 demand notice to the Borrowers details of which are mentioned in the table below to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice.

[The Borrowers having failed to repay the amount, notice is hereby given to the Borrower and the public in general that the undersigned has taken POSSESSION of the property described herein below in exercise of powers conferred on him under Sub Section (4) of section 13 of Act read with rule 8 of the security interest enforcement) rules, 2002 on this 16th Day of October of the year 2025.

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of Truhome Finance Limited (Formerly Shriram Housing Finance Limited) for an amount as mentioned herein below and interest thereon.

[The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.]

Borrower's Name and Address

1. MR. SURESHKUMAR K.B. S/O MR. BALAKRISHNAN
KORAMBIL HOUSE P O ORUMANAYUR ORUMANAYUR AMRUTHAVIDHYALAYAM
ORUMANAYUR ORUMANAYUR, KERALA-680512 PH :9846148688

2. MRS SHAIJA W/O MR. SURESHKUMAR K.B.
KORAMBIL HOUSE P O ORUMANAYUR ORUMANAYUR AMRUTHAVIDHYALAYAM
ORUMANAYUR ORUMANAYUR, KERALA-680512 PH :9846148688

Amount due as per Demand Notice

RS. 13,07129/- (RUPEES THIRTEEN LAKH SEVEN THOUSAND ONE HUNDRED TWENTY NINE ONLY) AS ON 09-12-2024 UNDER REFERENCE OF LOAN ACCOUNT NO. SLPHTHRI0000157

DATE OF DEMAND NOTICE – 12-12-2024

DATE OF PHYSICAL POSSESSION – 16.10.2025

DATE OF NPA – 04.12.2024

Description of Mortgaged Property

ALL THAT PIECE AND PARCEL IN RESPECT OF THE PROPERTY BEARING 2.97 ARES IN SURVEY NO. 14/12-16 IN ORUMANAYOOR VILLAGE, CHAVAKKAD TALUK, THRISSUR DISTRICT.

Place: Thrissur
Date : 16/10/2025

Sd/- Authorised Officer- Truhome Finance Limited
(Earlier Known as Shriram Housing Finance Limited)

E-AUCTION SALE NOTICE

EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED

CIN: U67100MH2007PLC174759

Retail Central & Regd. Office: Edelweiss House, Off CST Road, Kalina, Mumbai 400098

E-Auction Sale Notice for Sale of Immovable Secured Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as “SARFAESI Act”) read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002 (“Rules”).

The financial facilities of Banks, NBFCs and Financial Institutions mentioned in column provided have been assigned to Edelweiss Asset Reconstruction Company Limited acting in its capacity as trustee of EARC mentioned clearly in column provided. Pursuant to the said assignment, EARC stepped into the shoes of the Assignor and exercises its rights as the secured creditor. That EARC, in its capacity as secured creditor, had taken possession of the below mentioned immovable secured assets under 13(4) of SARFAESI Act and Rules there under.

30 days is hereby given to the public in general and in particular to the Borrower and Guarantor (s) that the below described immovable secured assets mortgaged in favor of the Secured Creditor, the physical possession of which has been taken by the Authorized Officer (AO) of Secured Creditor, will be sold on “As is where is”, “As is what is”, and “Whatever there is” basis, for recovery of the amounts mentioned herein below due to EARC together with further interest and other expenses/costs thereon deducted for any money received by EARC from Borrower and Guarantor. The Reserve Price and the Earnest Money Deposit are mentioned below for each property.

DETAILS OF SECURED ASSET PUT FOR AUCTION:

Sl. No	Loan Account No & Name of Borrower/Co Borrower	Trust name	Total Outstanding Dues INR as on 17-10-2025	Reserve Price (In Rs)	Earnest Money Deposit (EMD) In Rs	Date & Time Of Auction	Type of Possession
1.	Loan Account Number: 2300003491 / 1.Mr. Sunil Kumar Vasudevan (Borrower) 2.Mrs. THUSHARA RAJAN (Co-Borrower)	EARC TRUST SC 477 / PIRAMAL CAPITAL & HOUSING FINANCE LIMITED	Rs. 57,62,026.02	Rs. 19,55,000	Rs. 1,95,500	26-11-2025 @ 11:00 AM	Physical
DETAILS OF SCHEDULE OF PROPERTY: Re Sy No-1/1-1, 1/1, 1/2, Peringamad Village Adoor Taluk, Pathanamthitta, Pathanamthitta-689693 City : Pathanamthitta State:Kerala Pincode 689693							
2.	Loan Account Number: 2300003956 / 1. Mrs. SIVA PREETHI S (Borrower) 2.Mrs. AMBIKA A (Co-Borrower)	EARC TRUST SC 477 / PIRAMAL CAPITAL & HOUSING FINANCE LIMITED	Rs. 28,34,456.32	Rs. 10,20,000	Rs. 1,20,000	26-11-2025 @ 11:30 AM	Physical
DETAILS OF SCHEDULE OF PROPERTY: Re Sy No:389/1 Thazhuthala Village Kollam Taluk, Kollam, Kollam-691589 City :Kollam State :Kerala Pincode:691589							
3.	Loan Account Number:- 15802732 - 1.Mr. CHUDALA MANI M (Borrower) 2.Mrs. KASHI KANI, (Co-Borrower)	EARC TRUST SC- 468 / IDFC	Rs. 45,68,271.56	Rs. 15,90,000	Rs. 1,59,000	27-11-2025 at 11:30 AM	Physical
DETAILS OF PROPERTY: All That Part And Parcel Of An Extent Of 03.04 Ares Made Up Of 02.20 Ares In Re.S.No. 23/13/3/2 In S.No. 647/3a1 And 0.84 Ares In R.S.No 23/12/2/2 In S.No. 647/3a2 Together With Building No. 3/341 Situated In Alkanaran South Village, Kunnathunad Taluk, In The Sub Registration District Of Puthencruz And In The Registration District Of Ernakulam And Measuring Carpet Area 520. Sq.Ft And Built Up Area 650 Sq.Ft And Bounded By: East: Property Of Kamarudheen , West: Pathway, North: Property Of Kamarudheen , South: Pathway							

Important Information regarding Auction Process:

1 All Demand Drafts (DD) shall be drawn in favor of “Edelweiss Asset Reconstruction Company Limited-EMD Account” and payable at Mumbai.

2 EMD Payments made through RTGS shall be to: Name of the Account No. EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED - EMD ACCOUNT” Account No: 000405158602 Name of the Bank -ICICI BANK IFSC Code: IFSC ICIC00000004

3 Last Date of Submission of EMD Received 1 day prior to the date of auction

4 Place for Submission of Bids 1st Floor, Edelweiss House, off CST Road, Kalina, Mumbai-400098

5 Place of Auction (Web Site for Auction) E-Auction (https://auction.edelweissarc.in)

6 Contact details Toll free no – 18002666540 Website - https://auction.edelweissarc.in/

7 Date & Time of Inspection of the Property As per prior appointment

For detailed terms and conditions of the sale, please refer to the link provided in EARC's website i.e. https://auction.edelweissarc.in

Place: MUMBAI
Date: 20.10.2025

Sd/- Authorized Officer
For Edelweiss Asset Reconstruction Company Limited

Edelweiss

Asset Reconstruction

Truhome

FINANCE

TRUHOME FINANCE LIMITED

(Formerly Shriram Housing Finance Ltd.)

Head Office: Level -3, Wockhardt Towers, East Wing C-2, G Block, Bandra Kurla Complex, Bandra (East), Mumbai 400 051;

Tel: 1800 102 4345 ; Website: http://www.truhomefinance.in

Reg.Off.: Srinivasa Tower, 1st Floor, Door No.5, Old No.11, 2nd Lane, Cenatoph Road, Alwarpet, Teynampet, Chennai-600018

APPENDIX-IV-A [SEE PROVISION TO RULE 8(6)] SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8(6) of the Security Interest (Enforcement) Rules, 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 properties mortgaged/ charged to Truhome Finance Limited (formerly M/s Shriram Housing Finance Limited), the Possession of which have been taken by the Authorized Officer of Truhome Finance Limited, will be sold on “As is where is”, “As is what is” and “Whatever there is” basis in e-auction on 21.11.2025 between 11:00 a.m. to 11:30 A.m. for recovery of the balance due to Truhome Finance Limited from the Borrowers And Guarantors, as mentioned in the table.

Details of Borrowers and Guarantors, amount due, Short Description of the immovable property, reserve price and earnest money deposit and date of Inspection are also given as:

Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagers	Amount of Recovery and date of Demand Notice	Reserve Price (Rs.) & Bid Increment	Date & Time of Auction	Contact Person Details – (AO and Disposal team)
1. Mrs. Geetha W/o Mr. Jeganathan 2. Mr. Jeganathan Both are residing at : No. 15 Railway station Road Ettimadai Coimbatore- 641103	Demand Notice Date: 09.07.2025 Rs. 1227330/- (Rupees twelve lak twenty seven thousand three hundred and thirty Only) as on 09-07-2025 under reference of Loan Account No. STUHC0IM0001052 & Rs. 1450584/- (Rupees Forteen lak fifty thousand five hundred eighty four Only) as on 09-07-2025 under reference of Loan Account No. SBTHC0IM0000996 with further interest at the contractual rate, within 60 days from the date of receipt of the said notice.	Rs. 35,89,770.00/- (Rupees Thirty-five lakhs eighty-nine thousand Seven Hundred and Seventy only) Bid Increment: Rs. 10,000/- and in such multiples. Earnest Money Deposit (EMD) (Rs.) Rs. 3.58,977 (Rupees Three Lakhs Fifty Eight thousand nine hundred and seventy seven only) Last date for submission of EMD : 19.11.2025. Time 10.00 a.m. to 05.00 p.m.	21st Nov. 2025 Time : 11:00 AM to 11:30 AM	James Clement 7200281906 Mr. Selvakumar 9444224367 L.Murali- 7904688478 Property inspection Date.: 13.11.2025
Description of Property				
All part and parcel of the property situated at Coimbatore Registration district, Madukkarai Sub Registration district, Coimbatore South Taluk, Ettimadai Village, SF No.309/3A1A , SF No.309/3A1 & SF No.310/3A converted as House plots in this SF No.310/3A Site No.2220Sq.ft in this eastern part 1332 Sq.ft of land with building bounded on the following boundaries West: Site No.15 (Part) belongs to R. Dhanam., North: 23 Feet wide East west Road , South : SF No.310/2B Land , East : Site No.14 , With all easement and pathway Rights.				
1) For detailed terms and conditions of the sale, please refer the website of Truhome Finance Limited Website Link: https://www.truhomefinance.in/e-auction/ and at Auction Service Provider website address: https://www.bankeauctions.com				
1) The intending bidders have to submit their EMD amount to be deposited by way of RTGS/NEFT to the account details mentioned herein below: BANK NAME: AXIS BANK LIMITED BRANCH: BANDRA KURLA COMPLEX, MUMBAI BANK ACCOUNT NO. Current Account No. 911020045677633 IFSC CODE: UTIB0000230.				
Place : Coimbatore Date : 19.10.2025				
Sd/- Authorised Officer- Truhome Finance Limited (Formerly Shriram Housing Finance Limited)				

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