



**STATE BANK OF INDIA
SARB-II**

**40/947 1ST Floor R.S. Building, Metro Pillar No. 697
Opp. Maharajas College Ground
M.G. Road, Ernakulam, Kerala PIN: 682 011
Phone: 0484-2365341
email:sbi.70683@sbi.co.in**

SARB_II/ EKM/SJ

29-12-2025

By Registered post with acknowledgment due

| | |
|--|---|
| 1. M/s. Ernad Construction Company Private Limited,7/14 A-18,1 st Floor, Manachira Tower, AG Road,Kozhikode-673001 | 2. Mr. MK. Ali, S/o Mohammed Haji, Managing Director,M/s. Ernad Construction Company Private Limited,9/138, Mannilthodi House,Kizhuparamba PO, Areacode,Malappuram-673645 |
| 3. Mr.MK Abdul Aziz,S/o MK Ali, Director M/s. Ernad Construction Company Private Limited,9/138, Mannilthodi House,Kizhuparamba PO, Areacode, Malappuram-673645 | 4. Mr. Abdurahiman, S/o Koyatti Muhammed Haji, Thottathin Parambu,Kinaloor PO, Balussery,Kozhikode-673612 |
| 5. Mr. P. Salim S/o Pulikkalath Muhammed, Pulikkalath House, Kottakkal PO, Malappuram-676503 | 6. Mr. M Shoukathali, S/o Meleppattu Moidu,Meleppattu House, Chalissery Village,Perumannur PO, Ottapalam, Palakkad-679536 |

Dear Sir / Madam,

E-Auction Sale Notice for Sale of Immovable Assets 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

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 to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of State Bank of India being the Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **28-01-2026**, for recovery of Rs.20,18,14,962/- (Rupees Twenty crores eighteen lakhs fourteen thousand nine hundred sixty two only) with future interest and costs due to the State Bank of India, SARB II Ernakulam as on 29-12-2025 from 1. M/s. Ernad Construction Company Private Limited 2. Mr. MK. Ali 3. Mr.MK Abdul Aziz 4. Mr. Abdurahiman 5. Mr. P. Salim & 6.Mr. M Shoukathali,



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The Reserve Price for Property 1 will be Rs.42,00,000.00 (Rupees Forty two lakhs only) and the earnest money deposit will be Rs.4,20,000.00 (Rupees Four lakhs twenthy thousand only).

The Reserve Price for Property 2 will be Rs.50,00,000.00 (Rupees Fifty lakhs only) and the earnest money deposit will be Rs.5,00,000.00 (Rupees Five lakhs only).

The Reserve Price for Property 3 will be Rs.62,00,000.00 (Rupees Sixty two lakhs only) and the earnest money deposit will be Rs.6,20,000.00 (Rupees Six lakhs twenty thousand only).

The Reserve Price for Property 4 will be Rs.56,00,000.00 (Rupees Fifty six lakhs only) and the earnest money deposit will be Rs.5,60,000.00 (Rupees Five lakhs sixty thousand only).

The Reserve Price for Property 5 will be Rs. 2,92,00,000.00 (Rupees Two crores ninety two lakhs only) and the earnest money deposit will be Rs.29,20,000.00 (Rupees Twenty nine lakhs twenty thousand only).

Interested bidder may deposit Pre-Bid EMD before the close of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment and updation of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amount well in advance to avoid any last minute problem.

Auction will be conducted online through Bank's approved service provider at the web portal <https://www.baanknet.com> on **28-01-2026** between **11.00 A.M to 4.00 P.M** with unlimited extensions of 10 minutes if bidding continues till the sale is concluded. Bid increment amount is **Rs. 50,000/-**.



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DESCRIPTION OF PROPERTY:

1. All that part and parcel of the property admeasuring in 38.26 Ares (94.50 Cents) of land in Re Sy. No.214/3 (Old Sy No. 33) Block No.20 in Kizhuparamba Village, Ernad Taluk with in the Registration Sub district Areacode of Malappuram District, standing in the name of Sri. Abdul Aziz MK vide Janmam Assignment Deed No: 231/2011 dated 12.01.2011 of Areacode SRO, with building and all improvements, structures and easements attached thereto

| East by: | West by: | North by: | South by: |
|------------------------|--|-----------------|-----------------------|
| Property of Abdul Aziz | Property of Choorapra Appunni, Karappan & others and CP Muhammed Rafeeqe | Panchayath Road | Property of Musthafa. |

Encumbrances: Nil to the knowledge of the Bank

2.. All that part and parcel of the property admeasuring in 40.47 Ares (100 Cents) of land in Re Sy. No.214/3 (Old Sy No. 33) Block No.20 in Kizhuparamba Village, Eranadu Taluk with in the Registration Sub district Areacode of Malappuram District, standing in the name of Sri. Abdul Aziz MK vide Janmam Assignment Deed No: 3733/2010 dated 21.07.2010 of Areacode SRO, with building and all improvements, structures and easements attached thereto

bounded on

| East by: | West by: | North by: | South by: |
|---------------------|---------------------|-----------------|-------------------------------------|
| Property of MK Ali. | Property of Zaheeda | Panchayath Road | Property of Venu G Nair, Sasidharan |

Encumbrances: Nil to the knowledge of the Bank

3. All that part and parcel of the property admeasuring in 46.15 Ares (114 Cents) of



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land in Re Sy. No.4/1 (Old Sy No. 32) Block No.20 in Kizhuparamba Village, Eranadu Taluk with in the Registration Sub district Areacode of Malappuram District, standing in the name of Sri. Abdul Aziz MK vide Janmam Assignment Deed No: 3079/2009 dated 12.06.2009 of Areacode SRO, with building and all improvements, structures and easements attached thereto

bounded on

| East by: | West by: | North by: | South by: |
|-----------------|-------------------------------------|---------------------------|-----------------|
| Panchayath Road | Property of Shamsudheen and Beeran. | Karaliparambu and Pathway | Panchayath Road |

Encumbrances: Nil to the knowledge of the Bank

4. All that part and parcel of the property admeasuring in 75.2742 Ares (1Acre 86 Cents) of land in Re Sy. No.26/1 (Old Sy No.16/1) in Balussery Village, Koilandy Taluk with in the Registration Sub District Balussery of Kozhikode District, standing in the name of Sri. Abdul Aziz MK vide Janmam Assignment Deed No: 2208/2011 dated 11.08.2011 of Balussery SRO, with building and all improvements, structures and easements attached thereto

bounded on

| East by: | West by: | North by: | South by: |
|----------------------------------|--------------------|------------------------------------|--|
| Property of KT Shailesh and Road | Kunjalery Parambu. | Property of KT Shailesh and others | Property of KT Shailesh and Pattupurackal Parambu. |

Encumbrances: Nil to the knowledge of the Bank



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5. All that part and parcel of the property admeasuring in 9.11 Ares (22.50 Cents) of land in Re Sy. No.202/7 (Old Sy No.63/4) Block No.39 in Kottakkal Village, Thirur Taluk with in the Registration Sub District Kottakkal of Malappuram District, standing in the joint names of Sri. P Salim and Sri. Shoukathali vide sale Deed No: 3430/2013 dated 05.08.2013 of Kottakkal SRO, with building and all improvements, structures and easements attached thereto

bounded on

| East by: | West by: | North by: | South by: |
|--|--|-----------|--------------------|
| Property belongs to heir of Kunjiviriyath. | Property belongs to Ihyahul Islam Committee. | Path way | Kankalath Parambu. |

Encumbrances: There is an attachment of Commercial Taxes Officer 1 Tirur, which is dated subsequent to the mortgage(as per EC)

For detailed terms and conditions of the sale please refer to the link provided in web portal of State Bank of India, the secured creditor "<https://sbi.co.in>". Details also available at "<https://baanknet.com>".

Place: Ernakulam

Authorised Officer