

Balkrishna Industries excels, peers struggle

Tyre exports, gains in market share help firm drive ahead

RAM PRASAD SAHU
Mumbai, 19 June

Larger domestic-focused tyre companies have underperformed the benchmarks in the past three months, but exporter Balkrishna Industries has bucked the trend.

The company, which exports off-highway tyres, has generated 43 per cent returns compared to MRF and Apollo Tyres, which are down 5-10 per cent.

In addition to better than expected performance in the March quarter, exports and market share gains have helped Balkrishna pull ahead of peers.

Rishi Vora and Praveen Poreddy, analysts at Kotak Institutional Equities, said MRF, Ceat, and Apollo Tyres had a weak quarter due to weak demand for tyre replacements in the commercial vehicle segment and obligations for extended producer responsibility (EPR).

The second makes manufacturers responsible for the environmental impact of the products from initial production to the efficient disposal of tyres.

Apollo and Ceat have announced price hikes to offset the obligations for EPR as well as raw material costs. MRF has not announced any hike.

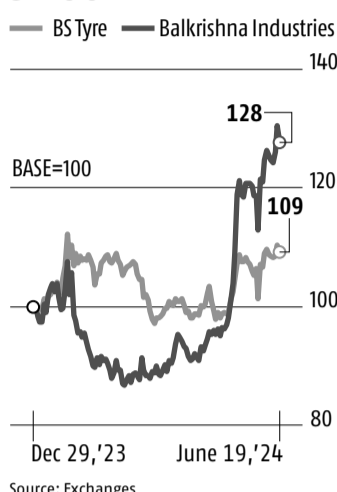
In contrast, Balkrishna reported a strong quarter led by sales volume growth, product mix, tight cost control, and favourable foreign exchange.

Riding on a volume growth of 13 per cent to 82,085 tonne, the company reported a 15 per cent rise in standalone net sales for the quarter to ₹2,673 crore.

Operating profit mar-

gins in the March quarter were robust at 24.9 per cent, up 460 basis points year-on-year (Y-o-Y) and 125 basis points sequentially. Volume growth, margin expansion, and higher other income led to a net profit of ₹481 crore, up 88 per cent Y-o-Y and 56 per cent sequentially.

SMOOTH RIDE



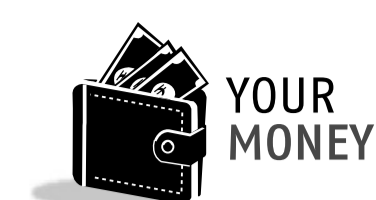
Source: Exchanges

The company, whose tyres are used in agriculture, mining, and industries, has a market share of 5-6 per cent and is aiming to take it to 10 per cent. In addition to diversification initiatives, serving companies in the non-farm tyre segments is expected to aid in market share expansion. While the last two years were muted with volumes under 300,000 tonnes, there were green shoots in the March quarter. However, the company is cautious on end-user demand given geo-political risks. ICI Securities has modelled an annual sales volume growth of 9.4 per cent over FY24-26 to 350,000 tonnes by FY26.

Balkrishna stands out amongst its peers because of its healthy margins, return ratios profile, and strong balance sheet, according to analysts Shashank Kanodia and Manisha Kesari of ICI Securities. The brokerage has a hold rating on the stock given the sharp run-up in its price over the past month with gains of about 25 per cent.

The street will monitor the movement of raw material costs. Kotak Institutional Equities said that international and domestic natural rubber prices (spot) have risen by 16-21 per cent from Q3FY24 average levels, driven by supply concerns and adverse weather in rubber-producing countries. If these prices hold at current levels, the brokerage expects a 300 basis points margin erosion for tyre companies.

Keynote Research is positive on the prospects of Balkrishna and has revised its rating from 'reduce' to 'neutral' with a target price of ₹2,995 at 36 times its FY25 earnings. Chirag Maroo, an analyst of the brokerage, said the company would be able to pass on the increase in costs to customers, leading to a stable operating profit.



Tax dues of deceased: Heir's liability capped at value of inheritance

BINDISHA SARANG

Taxpayers cannot escape their tax dues even in death. If a deceased individual's total taxable income exceeds the basic exemption limit, then filing income tax return (ITR) on their behalf becomes mandatory under Section 139(1) of the Income-Tax (I-T) Act.

The I-T Act lays down the procedure for filing returns on behalf of a deceased person. "According to the Act, the legal heirs of a deceased person, who has a taxable income, must file the ITR on their behalf on earnings up to the date of demise," says Alay Razvi, partner, Accord Juris.

Get registered

To register, the representative must go to the I-T Department e-filing portal and provide the key details and documents: the deceased's and legal heir's PAN cards, a certificate of heirship,

and the deceased's pension certificate (if available). The tax authorities approve the request after reviewing these documents, ensuring legal requirements are met.

"This is typically a quick process. Once you update your details as a legal heir, the portal will update the records immediately. Once registered, you can file the ITR for the income earned by the deceased," says

Kunal Savani, partner, Cyril Amarchand Mangaldas.

If the request is rejected, a valid reason will be provided, such as incorrect information or documents. "The legal heir should then rectify the issue," says Manikandan S., tax expert, Cleartax. The PAN of both the deceased person and the legal heir should be registered in the e-filing portal. "If the deceased person's PAN is not registered, then the legal heir can register on behalf of the deceased," says Manikandan.

Legal heir's tax liability

The legal heir is responsible for paying the deceased's tax dues. "The liability of the legal heir is limited to the extent to which the assets he inherited are capable of meeting the liability," says Pallav Pradyumn Narang, partner, CNK. Suppose that A inherits a sum of ₹1 lakh from Z. There is an outstanding tax liability of ₹1.25 lakh on Z. In that case, A will only be liable to pay ₹1 lakh to the tax department.

REGISTERING AS LEGAL HEIR

- Go to the income tax department e-filing portal; log in using your user ID and password
- Go to 'Authorised Partners', then 'Register as Representative' and click on 'Let's Get Started'
- Click on 'Create New Request'
- Select the category, enter the PAN details, date of death, and reason for registration
- Upload the required documents
- Click on 'Proceed' and 'Verify the Request'
- Click on 'Submit Request' to receive acknowledgement from the department

Note: The legal heir must provide the 'Reason for Registration' as a representative assessee
Source: Cleartax

Heir's other responsibilities

The legal heir must inform the I-T Department of the person's death. "Not intimating the I-T Department amounts to concealment of facts. Non-intimation or non-payment of taxes can amount to heavy penalties," says Razvi.

Pay the outstanding tax dues on time. "Ensure timely filing, accurate documentation, correct income reporting, and consult a tax professional to manage the complexities. Clear and prompt communication with the I-T Department is also crucial to address any notices or queries," says Amit Bansal, partner-direct tax, Singhania & Co. Keep all necessary documents, such as the death certificate and legal heir certificate, handy in case they are required for verification. "Check the latest guidelines on the e-filing portal for any updates to the process or documentation requirements.

Ensure that all income until the date of death is accurately calculated and reported," says Narang.

How to buy top-up health insurance

You can top up your health insurance plans to supplement your existing coverage, but you must consider some factors while doing so. Here are some of the crucial elements.



Read full report here: mybs.in/2dWecx5E

- Understand your existing coverage:** Before exploring top-up, examine the scope of your health insurance policy's deductibles, co-pays and coverage limits to identify potential gaps
- Coverage amount:** Top-up plans allow you to decide the coverage amount without any limit. This is useful if you anticipate higher medical

- expenses in the future
- Network of health care providers:** Many top-up plans have associated networks of hospitals and clinics. Find out if your preferred facilities are included in the plan's network
- Wait periods and pre-existing conditions:** Insurers often impose waiting periods before certain conditions,

- particularly for pre-existing medical conditions. Carefully review the policy documents
- Claim settlement process:** Evaluate the insurer's record and reputation for efficient claim settlement. Look at customer reviews, and feedback from reliable sources

COMPILED BY AYUSH MISHRA

| Sl. No. | Particulars | |
|---------|---|--|
| 1. | Name of the Corporate Debtor along with PAN & CIN No. | ENERGY PROPERTIES PRIVATE LIMITED PAN: AABC63664Q CIN: L45400WB2307PTC115895 |
| 2. | Address of the Registered Office | Ramrajatala Station Road LP-482/75, Howrah, West Bengal, India- 711104 |
| 3. | URL of Website | NA |
| 4. | Details of Place where majority of fixed assets are located | Ramrajatala Station Road LP-482/75, Howrah, West Bengal, India- 711104 |
| 5. | Installed capacity of main products / services | CD owns a piece of Land of about 10.19 acres for development in real estate, possession of which is with JDA Partner |
| 6. | Quantity and value of main products/ services sold in last financial year | NIL |
| 7. | No of employees/workmen | 0 |
| 8. | Further details including last available financial statements (with schedules) of two years, lists of creditors are available at URL :- | Details can be sought by sending an email to cirp.energyprop@gmail.com |
| 9. | Eligibility for Resolution Applicants under section 25(2)(h) of the Code is available at URL :- | Details can be sought by sending an email to cirp.energyprop@gmail.com |
| 10. | Last date for receipt of Expression of Interest | 04-07-2024 |
| 11. | Date of issue of provisional list of prospective resolution applicants | 06-07-2024 |
| 12. | Last date for submission of objections to provisional list | 10-07-2024 |
| 13. | Date of issue of final list of prospective resolution applicants | 12-07-2024 |
| 14. | Date of issue of Information Memorandum, Evaluation Matrix and Request for Resolution Plans to prospective resolution applicants. | 15-07-2024 |
| 15. | Last date for submission of Resolution Plans | 12-08-2024 |
| 16. | Process email id to submit Expression of Interest | cirp.energyprop@gmail.com |

Mahesh Chand Gupta
Resolution Professional in the matter of Energy Properties Private Limited
Registration No. of RP - I/BB/1/PA-001/1P-01489/2018-19/1204
AFA No. -AA1/12304/02/191124/106336/Valid up to 19-11-2024
Registered Address of RP :- FE-202, Salt Lake City, 1st Floor, Sector-III, Kolkata-700106.

Date: 20th June 2024
Place: Kolkata

Phoenix Arc

Phoenix Arc Private Limited

Registered Office: 3rd Floor, Wallace Towers (earlier known as Shiv Building), 139/140/B/1, Crossing of Sahar and Western Express Highway, Vile Parle (East), Mumbai - 400 057

DEMAND NOTICE UNDER SECTION 13(2) OF THE SAR-FAESI ACT, 2002

You the below mentioned borrower, co-borrower have availed loans facility (ies) from Bank/Financial institution more particular described hereunder by mortgaging your immovable properties (Securities). Consequent to your defaults, your loan accounts were classified as non-performing assets and later vide separate deeds of assignments mentioned below, the same have been assigned to in favour of Phoenix Arc Private Limited (acting as trustee of Phoenix Trust FY23-10) (Phoenix) alongwith all rights, title, interests, benefits, dues receivable from you as per the document executed by you to avail the said loan(s) with the underlying security interest created in respect of immovable properties for repayment of the same. Phoenix has, pursuant to the said assignment and for the recovery of the outstanding dues, issued demand notice under section 13(2) of the securitization and reconstruction of financial asset and enforcement of security interest act, 2002 (the act), the contents of which are being published herewith as per section 13(2) of the act read with rule 3(1) of the security interest (enforcement) rules, 2002 and as by way of service upon you. Details of the date of assignment, trusts, borrower, co-borrower, properties mortgaged, outstanding dues, demand notice sent under section 13(2) and amount claimed there under are given as under:

| Sl. No. | Name And Address Of The Borrower, Co-Borrower/ Guarantor, Loan Account No., Loan Amount | Details Of The Securities | 1. Name Of Lender 2. Date Of Assignment 3. Demand Notice Date 4. Outstanding Dues |
|---------|---|--|---|
| 1. | RAKHI SONKAR (Borrower Name) S/D/W Of -Suraj Pandey,101 D Haran Chandra Banerjee Lane Rajibgandhirh Po Konnagar P9, Uttarpura,712235 GOKAR SONKAR S/D/W Of -Nand Lal Sonkar,101 D Haran Chandra Banerjee Lane Rajibgandhirh Po Konnagar P9, Uttarpura,712235. Loan Account Number: HF/0011/H/19/100339 Loan Amount Sanctioned: Rs. 17500000/- (Rupees Seventeen Lakh Fifty Thousand Only). | All That Piece And Parcel Of Mortgaged Property Of Flat No. F 2 Measuring About 258 Sq. Ft. (Super Built Up Area) On The 13th Floor North West Side Of The Building Named And Known As "Tulip Regency" Built And Constructed Ator Upon The Plot Of Land Measuring About 9 Cottahs, 1 Chittack And 5 Sq. Ft. Forming Part Of Dag No. 1994, Corresponding To Lr Dag No. 27263931 Under Khatian Nos. 4444, 4443 & 4446 Corresponding To Lr Khatian Nos. 13890, 14154, 14155, 14053, 14052 & 14051, J.L. No. 7 In Mouza Konnagar Under P.S. Uttarpura In The District Hooghly Presently Known And Numbered As Municipal Holding No.102/A/6/A, Lal Bahadur Shastri Road Under Municipal Ward No. 10 Within The Limits Of Konnagar Municipality | 1. Grihum Housing Finance Limited (Formerly known as Poonawalla Housing Finance Limited) 2. 20.09.2022 3. 21/05/2024 4. Rs. 2475889/- (Rupees TwentyFour Lakh SeventyFive Thousand Eight Hundred EightyNine Only) Due And Payable As on 17/05/2024 With Applicable Interest From 18/05/2024 Until Payment In Full. |
| 2. | KISHORE ADHIKARY (Borrower Name) S/D/W Of -Kanal Lal Adhikary,63 1 B B Mukherjee Road Nahai M N24pgs,743166. RATNA ADHIKARY S/D/W Of -Sudhir Adhikary,63 1 B B Mukherjee Road Nahai M N24pgs,743166 Loan Account Number: HF/0011/H/19/100334 Loan Amount Sanctioned: Rs. 850000/- (Rupees Eight Lakh Fifty Thousand Only). | All That Piece And Parcel Of Mortgaged Property Of Plot Of Land Measuring About 12 Chittacks And 24 Sq. Ft. Along With Structure Standing Thereon Forming Part Of R.S. Dag No. 1958, Under R.S. Khatian No. 158, J.L. No. 2, In Mouza Ganfa, Under P.S. - Nahai, In The District - North 24 Parganas, Presently Known And Numbered As Municipal Holding No. 631/1, B.B. Mukherjee Road (As Per Deed) And 631/1, B.B. Mukherjee Road (As Per Tax), Under Municipal Ward No. 15 (Old) 7 (New), Within The Limits of Nahai Municipality, And Boundaries Of The Plot North-By Land Of Balaram Pal. South-By House Of Anupam Adhikary East-By 6' Ft. Wide By Lane. West-By Land Of Hela Bag. | 1. Grihum Housing Finance Limited (Formerly known as Poonawalla Housing Finance Limited) 2. 20.09.2022 3. 21/05/2024 4. Rs. 1203712/- (Rupees Twelve Lakh Three Thousand Seven Hundred Twelve Only) Due And Payable As on 17/05/2024 With Applicable Interest From 18/05/2024 Until Payment In Full. |
| 3. | SAMIR PUROKAIT (Borrower Name) S/D/W Of -Ratan Purokai,711 1 Sahid Hemanta Kumar Basu Sarani Jawore Road Dumund,700074 Loan Account Number: HF/0011/H/19/100406 Loan Amount Sanctioned: Rs. 2060000/- (Rupees Twenty Lakh Sixty Thousand Only). | All That Piece And Parcel Of Mortgaged Property Of Flat Measuring About 685 Sq. Ft. (Super Built Up Area) On The First Floor (North-East West Side) Of The Building Built And Constructed At Or Upon The Plot Of Land Measuring About 02 Cottahs 01 Chittack And 12 Sq. Ft. Forming Part Of R.S. Dag No. 574 & 575, Under Khatian No.511, J.L. No. 22, Re. Sa. No. 11, (Sudhy), 12992633, In Mouza Purbasinhree, Under-P.S. - Dum Dum, In The District-North 24 Parganas, Presently Known And Numbered As Municipal HoldingNo.256, Me-Garden Road, Kolkata-700 030, Under Municipal Ward No. 14, Within The Limits Of South Dum Dum Municipality And Boundaries Of The Plot North-By Property Of S.N. Bose. South-By Property Of Sachin Dutta. East-By Property Of Simrit Saji & Ors. West-By 6' Ft. Wide Municipal Road & Property Of Ashimondal. | 1. Grihum Housing Finance Limited (Formerly known as Poonawalla Housing Finance Limited) 2. 20.09.2022 3. 06/06/2024 4. Rs. 2035005/- (Rupees Twenty Lakh ThirtyFive Thousand Five Only) Due And Payable As on 30/04/2024 With Applicable Interest From 01/05/2024 Until Payment In Full. |
| 4. | SHYAM KUMAR SHAW (Borrower Name) S/D/W Of Sanghamitra Shaw -Muni Lal Shaw,C M Saha Road Monirampur Barckpore North 24parganas,700120 SANGHAMITRA SHAW S/D/W Of Shyam Kumar Shaw-Sachindra Nath Biswas C M Saha Road Monirampur Barckpore North 24parganas,700120 Loan Account Number: HM/0011/H/17/100123 Loan Amount Sanctioned: Rs. 1100000/- (Rupees Eleven Lakh Only). | All The Pieces And Parcel Of Mortgaged Property Comprised In The Land Measuring About 01 Cottah And 08 Chittacks Together With Double Storied Pucca Structure Measuring About 888.72 Sq. Ft. Standing Thereon, Forming Part Of R.S./L.R. Dag Nos.13 And 582, Under R.S./L.R. Khatian Nos.134 And 73, J.L. No.11, Re Sa No.19, Touzi No.439, In Mouza Ganeshpur, Under P.S. Titagarh, In The District North 24 Parganas Within The Limits Of Siuli Gram Panchayat, Kolkata Pin-700119. | 1. Grihum Housing Finance Limited (Formerly known as Poonawalla Housing Finance Limited) 2. 20.09.2022 3. 06/06/2024 4. Rs. 1219706/- (Rupees Twelve Lakh Nineteen Thousand Seven Hundred Six Only) Due And Payable As on 17/05/2024 With Applicable Interest From 18/05/2024 Until Payment In Full. |
| 5. | ALAM HOSSAIN (Borrower Name) S/D/W Of Mayanur Bibi -Samad Hossain,Gosajpur Deganga North 24 Parganas,743423 MAYANUR BIBI S/D/W Of -Samad Hossain,Gosajpur Deganga North 24 Parganas,743423 Loan Account Number: HM/0246/H/18/100215 Loan Amount Sanctioned: Rs. 800000/- (Rupees Eight Lakh Only). | All That Piece And Parcel Of Mortgaged Property Of Plot Of Land Measuring About 05 Decimals, Along With Structure Standing Thereon Measuring About 200 Sq. Ft. Forming Part Of R.S. & L.R. Dag No. 666 Under L.R. Khatian No. 1586, J.L. No. 83, Re. Sa. No. 128 (As Per Porcha), Touzi No. 11 In Mouza Keyadanga, Under P.S. Deganga In The District-North 24 Parganas, Pin-743423, Holding No. 5838 (As Per Tax), Within The Limits Of Champatala Gram Panchayat. And Boundaries Of The Plot East-By Land Rana Molla West-By 16 Ft. Wide Road, North-By Ashir Hossain, South-By Land Of Samad Hossain. | 1. Grihum Housing Finance Limited (Formerly known as Poonawalla Housing Finance Limited) 2. 20.09.2022 3. 06/06/2024 4. Rs. 1219706/- (Rupees Twelve Lakh Nineteen Thousand Seven Hundred Six Only) Due And Payable As on 17/05/2024 With Applicable Interest From 18/05/2024 Until Payment In Full. |

You the borrower and co-borrowers/guarantors are therefore called upon to make payment of the above mentioned demanded amount with further interest as mentioned hereinabove in full within 60 days of this notice failing which the undersigned shall be constrained to take action under the act to enforce the above-mentioned securities. Your attention is invited to provisions of sub-section (8) of section 13 of the act by virtue of which you are at liberty to redeem the secured asset within period stipulated in the aforesaid provision. Please note that as per section 13(13) of the said act, you are restrained from transferring the above-referred securities by way of sale, lease or otherwise without our consent.

Place: Kolkata
Date: 20.06.2024

Authorized Officer
For Phoenix Arc Private Limited,
Trustee of Phoenix Trust FY23-10

RELIGARE FINVEST LIMITED

CIN: U74999DL1995PLC064132

Registered Office: 1407, 14th Floor, Chiranjiv Tower, 43, Nehru Place, New Delhi-110019
Corporate Office At: 7th Floor Max House Block A, Dr Jha Marg Okhla Phase 3, Okhla Industrial Estate New Delhi-110020. Branch Office: 15C Hemanta Basu, Sarani, LMJ Complex, 4th floor, near Punjab & Sind Bank ATM, Kolkata-700001

RELIGARE

Values that bind

SME LOANS

POSSESSION NOTICE APPENDIX IV [SEE RULE 8(1)]

Whereas, the undersigned being the Authorized Officer of Religare Finvest Limited under the provisions of "Securitization 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 dated 26/03/2024 calling upon M/s Suswatha Through its Proprietor, Somjit Kar S/o Debabrata Kar, Debabrata Kar S/o Kali Pada Kar, Debjit Kar S/o Debabrata Kar ("The Borrowers/Co Borrowers") to repay the amount mentioned in the notice being Rs. 1,35,94,756.01/- (Rupees One Crore Thirty Five Lacs Ninety Four Thousand Seven Hundred Fifty Six And Paise One Only) along with interest from 26/03/2024 within 60 days from the date of receipt of the said notice.

The borrower/ mortgagor having failed to repay the amount, notice is hereby given to the borrower/ mortgagor and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him/her under sub-section (4) of section 13 of Act read with Rule 8 of the Security Interest Enforcement Rules, 2002 on this the 18th day of month June of the Year 2024.

The borrowers/ mortgagors 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 the Religare Finvest Limited for an amount of Rs. 1,35,94,756.01/- (Rupees One Crore Thirty Five Lacs Ninety Four Thousand Seven Hundred Fifty Six And Paise One Only) and interest, other charges and expenses thereon until full payment.

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.

SCHEDULE OF PROPERTY

ALL THAT PIECES AND PARCELS OF PLINTH AREA MEASURING ABOUT 1125 SQ.FT MORE OR LESS BEING A DEMARCATED PORTION OF THE FLAT/SPACE NC NAMED AS "JAY JAYANTI" SITUATED AND LYING AT AND COMPRISED IN AND BEING A PORTION OF THE GROUND FLOOR OF SAID PREMISES NO. 2, MANDEVILLE GARDENS, BALLYGUNGE, KOLKATA AS PER SALE DEED NO 4427 YEAR 1991.

PLACE: KOLKATA
DATED: 18.06.2024

SD/- AUTHORIZED OFFICER
FOR M/S RELIGARE FINVEST LIMITED

IDBI BANK

IDBI Bank Ltd.

NMG Department, 44, Shakespear Sarani, 4th Floor, Kolkata-700017
Website:- www.idbi.com, CIN - L65190MH2004GO148838

POSSESSION NOTICE [RULE 8(1)] (For Immovable Property)

Whereas, the undersigned being the Authorized Officer of IDBI Bank Ltd. under the Securitization 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 on the date(s) mentioned against the accounts calling upon the Borrowers/Mortgagors/Guarantors to repay the amount as stated therein. That having failed to repay the amount, notice is hereby given to the Borrowers/Mortgagors/Guarantors in particular, and the public in general, that the undersigned has taken possession of the properties described herein below in exercise of the powers conferred on him/her under section sub-section (4) of Section 13 of the Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on the date mentioned herein after.

The Borrowers/Mortgagors/Guarantors in particular, and the public in general is hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of the IDBI BANK Ltd for an amount mentioned in the notice along with interest, penal interest, charges, costs thereon.

The Borrower's/Mortgagor's/Guarantor'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.

| Sl. No. | Name of the Borrower | i. Date of Demand Notice ii. Date of Possession iii. Claim Amount as per Demand Notice | Description of the Immovable Property |
|---------|--------------------------------------|---|---|
| 1. | B.S.Export | i. 12-08-2013 ii. 15-06-2024 iii. Rs. 9,92,94,649.00 (Rupees Nine Crore Ninety Two Lakhs Ninety Four Thousand Six Hundred Forty Nine Only) as on June 30, 2013 and interest thereon. | All that a three storied building (the ground floor having covered area of 1200 sqft. the first floor having covered area of 700 sqft and the second floor having covered area of 700 sqft) on an area of land measuring 2 cottahs 1 chittaks at Holding No 14/323, Premises No 47, Raja S. C. Mullick Road Kolkata 700032. C.S. Dag No 232, 234, 240, 241, 233, R.S. Dag No 2025, 2027, 2026 C.S. Khatian No 64, 64/1, 65, Revisional Four Thousand Six Hundred Forty Nine Only) as on June 30, 2013 and interest thereon. |
| 2. | B.S.Export | i. 12-08-2013 ii. 15-06-2024 iii. Rs. 9,92,94,649.00 (Rupees Nine Crore Ninety Two Lakhs Ninety Four Thousand Six Hundred Forty Nine Only) as on June 30, 2013 and interest thereon. | All that piece and parcel of land measuring 36 cottahs at PS Baruipur, Mouza-Panchghara, J.L. No 8, Dag No 1381, Khatian No 558 and 556, Dag No 1382, Khatian No 551, Dag No 1383 and Khatian No 556, Dag No 1379 and 1380, Khatian No 471 (at Khatian No 556, Dag No 1381, 8 Cottahs 9 Chittaks 22 sq.ft. and at Dag No 1383, Khatian No 556, 4 Cottahs 8 Chittacks 23 sq.ft. at Dag No 1382, 4 cottah at Dag No 1380, Khatian No 471, 8 cottah total 25 Cottahs and at Khatian No 551, Dag No 1382, 4 Cottahs 8 Chittaks 30 sq.ft. and at Khatian No 556, Dag No 1381, 6 Cottahs 7 Chittaks 15 sq.ft. in total 11 Cottahs) within Mallickpur Gram Panchayat, P.S.-Baruipur, Dist-24 Parganas (S) together with all building and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth. |
| 3. | Ocean & Air Speed Pvt Ltd | i. 03-11-2012 ii. 15-06-2024 iii. Rs. 3,66,04,755.70 (Rupees Three Crore Sixty Six Lakhs Four Thousand Seven Hundred Fifty Five only and Paise Seventy only) as on October 31, 2012 and interest thereon. | All that one flat bearing No.BG-1 on the ground floor at the back portion of the three storied building constructed as per sanction No. 13 dated 13-04-1996 comprising of two bed rooms, one kitchen, two toilets and one living cum dining room measuring 825 sq.ft. Super built up area with proportionate (18.38%) share and interest in the land at 22, Maharaja Tagore Road, P.S. Jadavpur, Kolkata-700031. On that piece and parcel of land comprised in and forming part of 3 cottahs 8 chittaks of Bastu Land together with a structure standing thereon comprised in C.S. Dag No 1007 under C.S. Khatian No. 348, Mouza Dhakuria, J.L. No. 18 in Premises No. 22, Maharaja Tagore Road, Kolkata - 700 031, within the limits of Kolkata Municipal Corporation, P.S. Jadavpur, Dist-24 Parganas (S), ward no. 02 and Borough No 10. Bounded: On the North by: Tarak Sen Park; On the South by: 16' wide Maharaja Tagore Road, Kolkata 700031; On the East by : 23, Maharaja Tagore Road, Kolkata 700031; On the West by : 21 & 21A, Maharaja Tagore Road, Kolkata 700031. together with all buildings and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth. |
| 4. | Ocean & Air Speed Pvt Ltd | i. 03-11-2012 ii. 18-06-2024 iii. Rs. 3,66,04,755.70 (Rupees Three Crore Sixty Six Lakhs Four Thousand Seven Hundred Fifty Five only and Paise Seventy only) as on October 31, 2012 and interest thereon. | All that one self-contained complete residential flat being the flat No. G-1 on the ground floor, south portion of the premises, having a built up covered area measuring 700 square feet together with undivided proportionate share in land. All that piece and parcel of Bastu land measuring more or less 3 cottahs 8 chittaks 22 sq.ft. and square feet with G-2 storied building there lying and situated at and being known and numbered as premises No. 14, Selimpur Bye Lane, Kolkata-700031, Police Station Jadavpur, Dist.24 Parganas (S), District and Additional District Sub-Registry office at Alipore now within the limits of the Kolkata Municipal Corporation Ward No 92, together with all easement rights therein. Bounded: On the North by: Road; On the South by: Dh. Chh. 782; On the East by : Dag No: 778; On the West by : Dag No. 789; together with all buildings and structures thereon and all plant and machinery attached to the earth or permanently fastened to anything attached to the earth. |
| 5. | Ocean & Air Speed Pvt Ltd | i. 03-11-2012 ii. 15-06-2024 iii. Rs. 3,66,04,755.70 (Rupees Three Crore Sixty Six Lakhs Four Thousand Seven Hundred Fifty Five only and Paise Seventy only) as on October 31, | |

