

**By Registered AD/Speed Post/Courier/Email**

**WITHOUT PREJUDICE**

**Ref. No. AFL/2025- 26/FEB/VAZHAIFOODS/272**

**Dated: 18/02/2026**

**Sale Notice**

**(under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) read with Rule 8 (6) of Security Interest (Enforcement) Rules, 2002).**

**To,**

<p><b>1. M/s VAZHAI FOODS PVT. LTD Represented by its Director Mrs. Deepika Chithiraipazham (Borrower)</b> Plot no 15, Door no 7, Srinivasa Perumal Street, Iyappan Nagar, Ayappakkam, Chennai, Thiruvallur, Tamilnadu - 600077</p> <p><b>And also at:</b> No 454_3, Anna Main Road, Padavattaman Kovil Street, MEL Ayanambakkam, Thiruvallur, Tamilnadu - 60077</p>	<p><b>3. Mrs. DEEPIKA CHITHIRAIPAZHAM (Co-Borrower/Mortgagor)</b> Plot no 3&amp;4 ICF Colony Extension, Ayyappa Nagar Thamarai Street, Kalaighnar Karunanidhi Street, Chennai Tamilnadu 600077</p> <p><b>And also at:</b> No.18 Ground Floor, Aiyappan Street, Aiyappan Nagar, Ayappakkam, Thiruvallur, Tamilnadu 600077 <b>Whatsapp number - 9884320494</b> <b>Email- vazhaifoods@gmail.com</b></p>
<p><b>2. Mr. SENTHIL KUMAR S (Borrower)</b> No.18 Ground Floor, Aiyappan Street, Aiyappan Nagar, Ayappakkam, Thiruvallur, Tamilnadu 600077</p> <p><b>And also at:</b> Plot no 3&amp;4 ICF Colony Extension, Ayyappa Nagar Thamarai Street, Kalaighnar Karunanidhi Street, Chennai Tamilnadu 600077 <b>Email-</b> <a href="mailto:senthilkumar00902@gmail.com">senthilkumar00902@gmail.com</a>, <a href="mailto:info@vazhaifoods.com">info@vazhaifoods.com</a> <b>Whatsapp number - 8778200902</b></p>	

Regd. Office

Axis Finance Limited, 'Axis House', Ground Floor,  
Pandurang Budhkar Marg, Worli, Mumbai - 400 025

Tel: 022-2425 2525 | Fax: 022-4325 3000

Email: [info@axisfinance.in](mailto:info@axisfinance.in) | Website: [www.axisfinance.in](http://www.axisfinance.in)

CIN: U65921MH1995PLC212675



**AXIS FINANCE**

**Re: Sale of Secured Assets on “As is where is And As is what is” basis (under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) read with Rule 8 (6) of Security Interest (Enforcement) Rules, 2002).**

**Sub: E – Public Auction cum Sale Notice of the Secured Asset(s)**

**Dear Sir/Madam,**

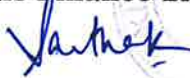
Your kind attention is invited to provisions of sub-sections (8) of section 13 of the SARFAESI Act where under you can tender the entire outstanding dues of **Rs. 1,52,55,388/- (Rupees One Crore Fifty Two Lacs Fifty Five thousand three hundred and eighty eight only) as on 18<sup>th</sup> February 2026** (amount o/s as on the date of the demand notice dated 28<sup>th</sup> May 2025 issued u/s 13(2) of SARFAESI Act) – INR. 1,45,16,999/- (Rupees Sixty One Lakh Thirty four Thousand Nine Hundred and Eighty Nine Only) with further interest at the contractual rates, along with default/penal interest and other charges etc., till final payment/realization for sale of the secured asset(s) by public auction, by inviting quotations, tender from public or by private treaty.

Please also note that if the entire amount of outstanding dues together with the cost, charges and expenses incurred is not tendered before publication of notice for sale of the secured assets by public auction by inviting quotations tender from public or by private treaty you may not be entitled to redeem the secured asset(s).

Hence please take notice that the secured assets mortgaged to Axis Finance Limited more fully described in the “**SCHEDULE-I**” hereunder shall be sold by public e-auction to be held on **23<sup>rd</sup> March 2026** through **<https://sarfaesi.auctiontiger.net//EPROC/>** at **11:00 a.m. onwards**. For further details please refer to the notice published in the newspapers and at websites: {**service provider website**} and **[www.axisfinance.com](http://www.axisfinance.com)**

Yours truly,

For **Axis Finance Limited**



**Authorized Officer**

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## **SCHEDULE - I**

### **Description of Immovable Secured Asset**

All that piece and parcel of vacant land and RCC shed bearing Plot nos 3 & 4, situated in a Residential Layout known as 'I.C.F. Colony Extension' approved by CMDA Layout No PPD/LO No. 09/2022 vide their letter no. Reg. Layout/15466/2021, dated 10.01.2022, comprised in Survey nos. 104/5 & 105/1B as per patta no. 3865, New Survey no 104/22 as per new Patta no. 3978 of AYAPAKKAM VILLAGE, Avadi Taluk, Thiruvallur District, measuring to the total extent of 4897 sq ft and bounded by

East - 20 feet wide road & Plot no 2  
West - Vacant Land  
North - Plot No 5 & 20 feet wide road  
South - Vacant Land

#### **Measurements of Plot no 3**

Northern side - 35 feet  
Southern side - 35 feet  
Eastern side - 52.6 feet  
Western side - 60.0 feet  
In measuring 1968 sq ft.

#### **Measurements of Plot no 4**

Northern side - 36 feet  
Southern side - 35 feet  
Eastern side - 80.6 feet  
Western side - 85.0 feet  
In measuring 2929 sq ft.

The total extent of Plot no 3 & 4 are  $1968 + 2929 = 4897$  sq ft and situated within the Registration District of Chennai North and the Sub-Registration District of Ambattur.



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**SCHEDULE - II**

**DETAILS OF E-AUCTION**

<b>Description of Property /s</b>	<b>As per SCHEDULE</b>
<b>Date &amp; Time of e-Auction</b>	<b>On:</b> <b>23.03.2026</b> <b>Time:</b> From: 11.00 am to: 12.00 noon with unlimited extensions of 5 minutes each
<b>Date &amp; Time for Bid Submission</b>	<b>On: 20.03.2026</b> Before: 4:00 pm
<b>Reserve Price: 2,32,60,750/- (Rupees Two crore Thirty two Lakh sixty Thousand seven hundred and fifty only)</b>	
* Price below which the Flat /property/s will not be sold	
<b>Earnest Money Deposit (10% of RP): Rs. 23,26,075/- (Rupees Twenty Three Lakh twenty six Thousand and seventy five Only)</b>	
<b>Bid Increment Amount: Rs. 50,000/- (Rupees Fifty Thousand Only).</b>	
<b>Contact Person Details &amp; Mob. Nos.:</b> Mr. Ayan Bhattacharya- Mob: 9811710558 Mr. Samsuddin Mohideen: Mob: 9841444073	



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