



GOVERNMENT OF WEST BENGAL
OFFICE OF THE DISTRICT MAGISTRATE
NORTH 24 PARGANAS, BARASAT
(JUDICIAL MUNSHIKHANA DEPARTMENT)

ORDER

Whereas Authorized Officer IIFL Home Finance Ltd, "The Air Conditioned Market", 8th Floor, 1, Shakespeare Sarani, Kolkata – 700 071 has filed a petition u/s 14 of SARFAESI Act of 2002 seeking administrative assistance for taking physical possession on the secured assets/Property of the Co-Borrower namely Smt. Namita Mondal W/o. Late Ramesh Chandra Mondal, residing at, Mouza – Balihati, J.L.No – 30, Dag No – 422, Balihati, Minakhan, Malancha, Deganga, North 24 Parganas, PIN – 743 135 of the Borrower namely Sri Pulokesh Mondal, residing at, Balihati, Minakhan, North 24 Parganas, PIN – 743 135. (Case No – 47/24/MN)

and

Whereas in the light of above order the petition along with affidavits and other relevant documents submitted by the Authorised Officer, IIFL Home Finance Ltd, "The Air Conditioned Market", 8th Floor, 1, Shakespeare Sarani, Kolkata – 700 071, seeking administrative assistance in terms of sec 14(1) of the SARFAESI Act of 2002 for taking over physical possession of the secured asset is/are seen and taken up for consideration

and

Whereas from the documents and status report submitted by the Authorised Officer, it transpires that the secured creditor Granted a loan Rs. 8,47,337.00 (Rupees Eight Lac Forty Seven Thousand Three Hundred and Thirty Seven Only) on 27.08.2021 to Borrower namely Sri Pulokesh Mondal, residing at, Balihati, Minakhan, North 24 Parganas, PIN – 743 135, having a Co-Borrower namely Smt. Namita Mondal W/o. Late Ramesh Chandra Mondal, residing at, Mouza – Balihati, J.L.No – 30, Dag No – 422, Balihati, Minakhan, Malancha, Deganga, North 24 Parganas, PIN – 743 135, against the all the mortgaged piece and parcel of landed property as follows:

SCHEDULE OF PROPERTY

1) All that piece and parcel of the property measuring an area more or less 8 Decimal or 3484 Sq. Ft, carpet area admeasuring an area more or less 510 Sq. Ft. and Built up area admeasuring an area more or less 586 Sq. Ft. situated at Mouza – Balihati, PS – Minakhan Malancha, Deganga, North 24 Parganas, PIN – 743 135. The property is Butted and bounded by North – Owners Land, South – 8 ft. wide Kaccha road, East – Sargita Mondal, West – A. Mondal. The Mortgaged Property stands in the name of Smt. Namita Mondal W/o. Late Ramesh Chandra Mondal and being the registered Deed No. – I – 190307957 for the year 2021 and the deed is registered at the office of ARA-III, Kolkata, WB.

2) The borrower has committed default in repayment of the financial assistance granted aggregating the specified amount and consequent to such default in repayment, the account of borrower was classified as NPA on 05.03.2023 due to non servicing of interest/ installment

3) Notice dated 16.03.2023 u/s 13(2) of SARFAESI Act. 2002 demanding payment of default amount was served to the defaulting borrower. The total outstanding amount as mentioned in notice is Rs 8,83,942.00 (Rupees Eight Lac Eighty Three Thousand Nine Hundred and Forty Two) only and the demand notice was published in two daily news papers on 21.03.2023.

4) The Authorised Officer of the secured creditor received no representation from the borrower in reply to demand notice u/s 13(2) dated 16.03.2023.

5) Secured creditor issued possession notice dated 05.09.2023 u/s 13(4) of SARFAESI Act of 2002 for taking Possession on the secured assets of the borrower and also published the same in the daily news papers on 09.09.2023

6) Thus the Authorised Officer of the secured creditor observed all the formalities as laid down in the SARFAESI Act 2002 for realization of the said outstanding amount from the secured debtor

and

7) whereas, the Secured Asset in within the jurisdiction of the District Magistrate, North 24- Parganas

and

8) whereas, the amount dues more than 20% of the Principal Advance and Security interest is not created in any agricultural land

and

9) whereas, the secured creditor wants to reconstruct their financial asset(s) after handing over and taking over physical possession of the secured asset / property as scheduled above, belonging to the Borrower(s) / Co-borrower(s) / Director(s) / Guarantor(s) / Partner(s) / Proprietor(s) / Corporate Guarantor(s) / Surety(ies) as per law in force

and

10) whereas, for the purpose of taking possession of the secured asset(s) and documents, the secured creditor requested the District Magistrate, North 24 Parganas u/s 14 of SARFAESI Act of 2002.

and

11) There is no case pending before any court of law under Section 34 of SARFAESI Act, 2002 in this regard filed by the borrower as per '30 Clauses' declaration submitted by the secured creditor and as per affidavits submitted by the secured creditor there is no stay declared by any court of law

and

12) The property is not under leese/tenancy as per affidavit, deed(s), records or all other relevant documents

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(2)
and

Therefore, after careful consideration of the contents of the affidavit including the nine clauses mentioned under Section 14(1)B of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and all other relevant documents, which the secured creditor filed duly affirmed by the authorized officer of IIFL Home Finance Ltd, "The Air Conditioned Market", 8th Floor, 1, Shakespeare Sarani, Kolkata – 700 071, the secured creditor and being satisfied, it is hereby ordered that Sri Chittajit Basu, Executive Magistrate by Sub Section (1) of Section 20 of the Criminal Procedure, 1973 (Act 2 of 1974), in the Office of the Sub-Divisional Officer, Basirhat Sub-Division, North 24- Parganas, under the District Magistrate North 24 Parganas will take physical possession of the secured assets/property and forward the same to the secured creditors u/s 14 (1A) of SARFAESI act. 2002

and

Whereas Authorized Officer, IIFL Home Finance Ltd, "The Air Conditioned Market", 8th Floor, 1, Shakespeare Sarani, Kolkata – 700 071, will intimate the date of possession of the secured asset to the Superintendent of Police, Basirhat Police District, as well as to, Sri Chittajit Basu, Executive Magistrate by Sub Section (1) of Section 20 of the Criminal Procedure, 1973 (Act 2 of 1974), in the Office of the Sub-Divisional Officer, Basirhat Sub-Division, North 24- Parganas, well in advance to take physical possession of the secured assets/Property of the secured creditor on behalf of District Magistrate, North 24- Parganas, The Superintendent of Police, Basirhat Police District, will provide police force for maintenance of law & order. The secured creditor will remain present at the time of taking over physical possession

A spot videography should be made in Connection with taking over physical possession of secured assets, on the date of taking over possession and soft copy of the videography should be kept under custody
Let copy of this order be served upon all concerned.

The order is to be enforced within 06 (Six) months from the date of receipt of this order.


District Magistrate 10/10/24
North 24-Parganas.




Date. - 12 102 /2024

Memo No. J -15013(11)/ 411 11(5)/2024/JM

Copy forwarded for information and necessary action to :-

1. The Superintendent of Police, Basirhat Police District, with a request to comply with the said order.
2. The Sub Divisional Officer, Basirhat, North 24- Parganas, with a request to comply with the said order.
3. Sri Chittajit Basu, Executive Magistrate, in the Office of the Sub-Divisional Officer, Basirhat Sub-Division, North 24- Parganas, with a request to comply with the said order.
4. Authorized Officer, IIFL Home Finance Ltd, "The Air Conditioned Market", 8th Floor, 1, Shakespeare Sarani, Kolkata – 700 071.
5. Sri Pulokesh Mondal, residing at, Balihati, Minakhan, North 24 Parganas, PIN – 743 135, having a Co-Borrower namely Smt. Namita Mondal W/o. Late Ramesh Chandra Mondal, residing at, Mouza – Balihati, J.L.No – 30, Dag No – 422, Balihati, Minakhan, Malancha, Deganga, North 24 Parganas, PIN – 743 135.


District Magistrate
North 24-Parganas.
