

EX 360/18
RAVINDER KUMAR
Vs.
RAHUL TEJ RANA

16.01.2026

Present : Mr. Divyansh Sharma, Ld. proxy counsel for DH.
Mr. Naveen Singla, Ld. counsel for JD along-with
the JD.
Mr. Pushpendra Verma, Ld. counsel for objector.
(Joined through VC)

Ld. counsel for objector submits that objector has challenged the order dated 26.12.2025 passed by this Court whereby objections filed by the objector- Ruchi Goel were dismissed and same is listed today before the Hon'ble High Court of Delhi. Ld. counsel further submits that there is no stay in respect of the present execution proceedings.

In compliance of order dated 26.12.2025, valuation report filed by the DH in respect of property bearing no.267-A, Pocket-C, Mayur Vihar, Phase-II, Delhi-110091. The same is taken on record.

At this stage, it is submitted by counsel for DH that in terms of previous order, the immovable property was already attached by bailiff and that it is prayed that an appropriate Court Auctioneer for sale of the attached immovable property be appointed.

As per the valuation report filed by the DH, the

value of attached property is Rs.27,28,960/- which is determined as base value of the same. Accordingly, the property in question should not be sold below the said base value.

Accordingly, sale proclamation order of the immovable property is hereby passed. It is hereby ordered that the aforesaid property shall be auctioned sold as per the following schedule:

S. No.		Date
1.)	Date of publication of proclamation in English newspaper 'The Statesman' and in Hindi 'Veer Arjun'.	On or before 02.02.2026
2.)	Proclamation to be displayed on the notice board in the District Court.	On or before 02.02.2026
3.)	Proclamation to be made at the property in question at a conspicuous place in presence of witnesses of the locality and by beat of drums.	02.02.2026
4.)	Date of sale (by public auction by Court Auctioneer)	20.02.2026 the proceedings for public auction to commence at 11:00 a.m.
5.)	Date of return of proclamation	07.03.2026
6.)	Filing of Report	13.03.2026

DH to take necessary steps. Accordingly, **Sh. Kamal Kumar Pandey, Advocate, Enrol. No. D/1842/2005, Chamber No. G-506, Vth Floor, Karkardooma Court, Delhi-110032** is appointed as the Court Auctioneer. 25% of the amount of the sale proceeds shall be deposited by the highest bidder on the auction date by way of pay order or demand draft in favour of this Court. List before this Court on 13.03.2026. *Fee of Court Auctioneer shall be paid as per Delhi High Court Rules and Orders.* The area concerned SHO is directed to provide requisite police assistance, if required by the Court Auctioneer.

Copy of this order be given dasti.

(Hem Singh)
District Judge-01
(East)/KKD/Delhi/16.01.2026