

ARUN KUMAR AGGARWAL Vs. SUMAN TIWARI

(Main Matter : Civ DJ/0608280/2016)

10.11.2025

Present: Sh. Chandermal, Ld counsel for the DH.

As per report of the Nazir, steps have not been taken by the DH for issuance of proclamation of sale as well as conducting of sale by way of public auction.

Ld counsel for the DH submits that one more adjournment may be given for taking steps.

On 09.04.2024, the order of sale of the property of JD was passed but the DH did not take steps for sale of the said property and thereafter, adjournment was sought by the DH for filing valuation report.

On 10.12.2024, again proclamation of sale order was passed by the Court, thereafter, again, the DH failed to take the steps. On 07.04.2025, again the sale order was passed. The DH again failed to take the steps. On 28.08.2025, again proclamation order was passed but the DH again failed to take the steps.

In view of the abovesaid fact, last opportunity is again given to the DH, subject to cost of Rs. 10,000/- to be deposited with DLSA West. Cost be deposited within 05 days.

It is made clear that no further opportunity shall be given to the DH for taking steps for issuance of proclamation of sale as well as conducting of sale of the property of JD, on the NDOH.

In view of the above said facts, the property bearing no. 1534, Gali no. 15, Baljeet Nagar, New Delhi, be put on sale by way of court auction and proclamation of the sale of the above said property to the extent of decretal amount, be issued as per the following schedule:

- a) The proclamation of the intended sale be published in the English newspaper, 'The Statesman' and in Hindi newspaper "Veer Arjun" on or before 02.12.2025.
- b) The proclamation to be made at the conspicuous place of the said property in presence of witnesses of the locality on or before 02.12.2025 by beat of drums.
- c) The proclamation of sale be affixed on the notice board of this Court as well as on the notice board of the concerned collector on or before 02.12.2025
- d) The date of sale by public auction of the property by court auctioneer is fixed as 06.01.2026. The proceedings for public auction will commence at 11:00 A.M.
- e) Date and time for inspection of the suit property by the prospective buyers within 15 days before the date of sale of the property ie.06.01.2026.
- f) The date for filing the report by the Court Auctioneer fixed as on or before 09.01.2026

DH is directed to take necessary steps for the sale of abovesaid property. 25% of the sale price shall be deposited by the

highest bidder on the auction date by way of pay order or demand draft in favour of this court. The concerned SHO of the area where the property in question falls, is directed to provide necessary police assistance, if required by the court Auctioneer.

The minimum reserve price of the property should not be less than prevalent circle rates in the area as well as value of the property mentioned in the valuation report filed by Id. Counsel for the DH.

The Nazir of the court is directed to prepare the proclamation of the sale of the property in terms of the order 21 rule 66 of CPC on filing of PF by DH. Initially the amount shall be spent by DH for issuance of proclamation of sale as well as auction of the above-said property.

The expenses for the sale of above said property shall be borne by the DH and thereafter, he shall be entitled to claim the said expenses from the sale price of the property.

Put up for awaiting report of the court auctioneer on 09.01.2026.

Copy of this order be sent to Court Auctioneer and also given dasti to the DH.

(SHIV KUMAR)
DJ-02 (W)THC:Delhi
10.11.2025