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* **IN THE HIGH COURT OF DELHI AT NEW DELHI**

+ **EX.P. 44/2016**

LAKSHMI BUILDERS

..... Decree Holder

Through: Mr. Vikas Tiwari, Adv. with Mr.
Vinod Sharma, Proprietor of Decree
Holder

versus

DEVINDER LAKRA

..... Judgment Debtor

Through: Mr. Praveen Mahajan, Adv. with
Judgment Debtor in person

CORAM:

SH. VIRENDER BHATT (DHJS), JOINT REGISTRAR (JUDICIAL)

ORDER

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25.04.2017

Valuation report filed by decree holder.

The judgment debtor has not submitted any such report.

As per valuation report filed by decree holder, the value of immovable property i.e. property comprised in plot no. 501-502, out of the Khasra No. 339, Deedarpur, Near Shiv Mandir, Najafgarh, Delhi-110043 is worth Rs.2.07 crores. However, its realisation value has been estimated as 20% less than the market value i.e. Rs.1,66,00,000/-

Accordingly, the reserve price of the property in question i.e. property comprised in plot no.501-502, out of the Khasra No. 339, Deedarpur, Near Shiv Mandir, Najafgarh, Delhi-110043 is fixed at Rs. 1.8 crores. Sale proclamation be issued as per the schedule given below:-

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S. No.		Date & Time
1.	Date of publication of proclamation in English newspaper “ <i>Statesman</i> ” & in Hindi newspaper “ <i>Rashtriya Sahara</i> ”.	On or before 26.05.2017
2.	Proclamation to be displayed on the notice board of the District Courts as well as Delhi High Court.	On or before 26.05.2017
3.	Proclamation be also made at the property in question at the conspicuous place in the presence of witnesses of locality and by beat of drum.	On or before 26.05.2017 between 10:00 AM to 1:00 P.M.
4.	Date of Sale (by public auction by Court Auctioneer)	20.07.2017 between 10:00 AM to 1:00 PM
5.	The date of return of proclamation	On or before 10.08.2017
6.	Filing of report.	On or before 28.08.2017

EMD for inviting bidder is fixed at **Rs.15 lakhs** in respect of property to be auctioned.

Judgment debtor in the present execution petition is also entitled to participate in the auction upon deposit of the EMD which is half of the EMD fixed for the general public.

Sale proclamation be published in the newspapers ‘Statesman’ English edition and ‘Rashtriya Sahara’, Hindi edition.

The earnest money or the sale proceeds shall be deposited by the bidders by way of Pay Order or Demand Draft in the name of Registrar General, Delhi High Court.



The amount of 25% of sale proceeds, including EMD, shall be deposited by the highest bidder within a week in the name of Registrar General, High Court of Delhi, from the date of auction.

The full amount of purchase money shall be paid by the purchaser(s) before the Court within one month from the date of sale of the property(s).

Sh. Arvind Chaudhary, Advocate (Mob No. 9811108654) is appointed as the Court Auctioneer and his fees is fixed at Rs.50,000/- to be paid by the Decree Holder.

The place of auction shall be plot no.501-502, out of the Khasra No. 339, Deedarpur, Near Shiv Mandir, Najafgarh, Delhi-110043.

Copy of the order be given Dasti to decree holder for taking necessary steps.

The Registry is directed to supply the notice for proclamation for sale to the decree holder so as to enable the decree holder to get the same published.

VIRENDER BHATT (DHJS)
JOINT REGISTRAR (JUDICIAL)

APRIL 25, 2017
dsn

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