

ramco

RAMCO SYSTEMS LIMITED

CIN: L72300TN1997PLC037550

Registered Office: 47, P S K Nagar, Rajapalayam - 626 108
Corporate Office: 64, Sardar Patel Road, Taramani, Chennai - 600 113
E-mail : investorrelations@ramco.com Website: www.ramco.com
Phone: +91 44 2235 4510/6653 4000, Fax: +91 44 2235 2884

SPECIAL WINDOW FOR RE-LODGE OF TRANSFER REQUESTS OF PHYSICAL SHARES

Pursuant to SEBI circular No. SEBI/HO/MIRSD/MIRSD-PoD/P/CIR/2025/97 dated 2nd July 2025, shareholders are informed that a special window is opened only for re-lodgement of transfer deeds, lodged prior to 1st April 2019, and which were rejected/not attended to, due to deficiency in the documents /process/otherwise.

This facility of re-lodgement will be available from 7th July 2025 to 6th January 2026.

Shareholders are requested to re-lodge such cases with the RTA, latest by 6th January 2026 at the following address:

Cameo Corporate Services Limited (Unit: Ramco Systems Limited)

'Subramanian Building', No.1, Club House Road, Chennai - 600002, Tamil Nadu, India

Phone: +91 44 4002 0700

Online Investor Portal : <https://wisdom.cameoindia.com>

Website : www.cameoindia.com

The lodger must have a demat account and provide its Client Master List ('CML'), along with the transfer documents and share certificate, while lodging the documents for transfer with RTA.

For RAMCO SYSTEMS LIMITED
Sd/-
MITHUN V
COMPANY SECRETARY

Place: Chennai

Date: December 18, 2025



Phoenix ARC Private Limited

Regd. Office: 3rd Floor, Welspun Tower, 140/8/1, Crossing of Sahar Road and Western Express Highway, Vile Parle (East) Mumbai-400 057 Tel: 022-6849 2450, Fax: 022-6741 2313
CIN: U67190MH2007PTC166303 Email: info@phoenixarc.co.in, Website: www.phoenixarc.co.in

E-Auction Sale Notice for Sale of Immovable Asset(s) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and to the borrowers/guarantors/mortgagors in particular, that the under mentioned property mortgaged to Phoenix ARC Private Limited pursuant to assignment of debt by Motilal Oswal Home Finance Limited (Earlier Known as Aspire Home Finance Corporation limited -Assignor) will be sold on "AS IS WHERE IS, AS IS WHATEVER THERE IS AND WITHOUT RECOURE BASIS", by way of "online e-auction" for recovery of dues and further interest, charges and costs etc. as detailed below in terms of the provisions of SARFAESI Act read with Rules 8 & 9 of Security Interest (Enforcement) Rules, 2002 through website : www.phoenixarc.co.in as per the details given below

Date and time of E-Auction - 12-01-2026 11:00 AM TO 02:00 PM (with unlimited extensions of 15 minute each)

Last date of EMD Deposit : 11-01-2026

Borrower(s) /Co-Borrower(s) / Guarantor(s) / Loan Account Demand Notice Date and Amount Description of the Immovable property Reserve Price, EMD

Reserve Price: Rs.10,00,000/- (Ten Lakh Only)
EMD: Rs. 1,00,000/- (One Lakh Only)

LAN: LXMAD00417-180067766 Branch: Madurai For Rs: 1183103/- (Rupees Eleven Lakh Eighty Three Thousand One Hundred & Three Only)

Door No - 3/19, Old Nathan S. No. - 222, New Nathan S. No. - 389/5, Valathpalai Quarters, Nadakkottai, Bustup, Dindigul, Tamil Nadu - 624220

LAN: LXER000417-180056628 Branch: Erode For Rs: 1028730/- (Rupees Ten Lakh Twenty Eight Thousand Seven Hundred & Thirty Only)

S/F No - 217/3, Old S/F No - 387 Ward No 6, Onkalayam Kovil New Mangalamallam Urambu Sadhu Periyasem, Village Erode City Municipal Corporat, Erode, Tamil Nadu - 638005

LAN: LXVEL00417-180065663 Branch: Vellore For Rs: 1564289/- (Rupees Fifteen Lakh Sixty Four Thousand Two Hundred & Eighty Nine Only)

S. F. No. - 501 / 1C, At-Nattappalli Village, Nattappalli Vellore, Sivaganga, Tamilnadu-635052

LAN: LXTRI00416-170049941 Branch: Trichy For Rs: 1619511/- (Rupees Sixteen Lakh Nineteen Thousand Five Hundred & Eleven Only)

New Door No. 102/A, S. F. No 74/5A, East Colony, Kallur Village, Tittakudi, Cuddalore, Tamil Nadu - 606108

LAN: LXMAD00217-180065472 Branch: Madurai For Rs: 837975/- (Rupees Eight Lakh Thirty Seven Thousand Nine Hundred & Seventy Five Only)

Old Door No. 1/9B, East Street S.F. No.10/48 New S.F.No.95/7, Pungankulam Village Thirumangala Maluk Madurai District Tamilnadu 625076

LAN: LXMAD00417-180061190 Branch: Madurai For Rs: 770265/- (Rupees Seven Lakh Seventy Thousand Two Hundred & Sixty Five Only)

S. No 195/1, New S No 2453/2, Door No 1/101, South Part, Thirumangala a n i c k a n o o r, Andipatti, Theni, Tamil Nadu - 625536

LAN: LXSAL00417-1800054685 Branch: Salem For Rs: 210795/- (Rupees Twenty One Lakh Seven Thousand Seven Hundred & Ninety Five Only)

Door No.13/1A, Nathan S. No. 72/1, Malasamuthiram, Keelumugam, Village, Kalappathy, East Car Street, Attayampatti, Thiruchengode, Salem, Tamil Nadu - 637501

1. The Auction is conducted as per the further Terms and Conditions of the Bid document and as per the procedure set out therein. Bidders may visit to the Web Portal: <https://www.auctionbaazar.com/> of our e-Auction Service Provider, M/s. ARCA EMART PRIVATE LIMITED for bidding information & support, the details of the secured asset put up for e-Auction and the Bid Form will be submitted online. The interested buyers may go through the auction terms & conditions and process on the same portal and may contact to Rajasekhar K 9025136986 & Kottesswara E D 6331864419, Saleesh Iyengar 9833801159 details available in the above mentioned Web Portal and may contact their Centralised Help Desk : + 91 83709 69969, E-mail ID: contact@auctionbaazar.com. All the intending purchasers/ bidders are required to submit separate EMDs for each of the Items/Properties detailed herein above. At any stage of the auction, the Authorised Officer may accept/reject/modify/cancel the bid/offer or postpone the auction without assigning any reason thereof and without any prior notice. 5. The successful purchaser/bidder shall bear any statutory taxes, dues, fees payable, applicable GST on the purchase consideration, stamp duty, registration fees, etc. that is required to be paid in order to get the secured asset conveyed/delivered in his/her/its favour as per the applicable law. 6. The intending bidders should make their own independent enquiries regarding encumbrances, title of secured asset put on auction and claims/rights/dues affecting the secured assets, including statutory dues, etc prior to submitting their bid. The auction advertisement does not constitute and will not constitute any commitment or any representation of Phoenix. The authorized officer of Phoenix shall not be responsible in any way for any third-party claims/rights/dues. 7. The prospective/intending bidder shall furnish an undertaking that he/she is not dis-qualified as per provisions of Sec.29 (A) of Insolvency and Bankruptcy Code, 2016 and failure to furnish such undertaking along with the KYC documents, shall automatically disqualify or he/she bid will be rejected.

Place : TAMIL NADU Date : 19.12.2025

Sd/- Authorized Officer,
Phoenix ARC Private Limited

Indian Overseas Bank

Dr. Radha Krishnan Salai Branch: 32, Dr R K Salai, Mylapore,

Chennai-600046 Mob: 89259 50291, Email id - lob0291@obj.in

POSSESSION NOTICE

Appendix-IV (For Immovable Properties (Rule 8(1)))

Whereas, the undersigned being the Authorised Officer of Indian Overseas Bank, under Securitisation & Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, issued Demand Notice on the dates mentioned below calling upon the following Borrowers / Guarantors to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice.

The Borrowers having failed to repay the amount, notice is hereby given to the borrowers / guarantors and the public in general that the undersigned has taken possession of the properties described herein below in exercise of the powers conferred on him under section 13(4) of the said Act read with Rule 8 of the said rules on this 16th day of December of the year 2025.

The Borrowers in particular and the public in general are hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of the Indian Overseas Bank for the amounts and interest thereon.

The borrower's attention is invited to the provisions of Sub - Section (8) of the section 13 of the Act in respect of the time available to redeem the secured assets.

S.I.No.1: Borrower / Mortgagor: Shri K Gokul, S/o Kandasamy, 91/1, Magizhi Colony Ambattur Estate, Mogappair, Tiruvallur, Tamil Nadu - 600037; Demand Notice Date: 24.07.2025; Amount Claimed as per Demand Notice: ₹ 48,00,017.63 as on 23.07.2025 with interest thereon at contractual rates & rests as agreed, charges etc. from the aforesaid date mentioned in the demand notice till date of payment less repayments, if any, made after issuance of Demand Notice. The dues payable as on the date of taking possession is ₹ 49,88,994.89 payable with further interest at contractual rates & rests, charges etc., till date of payment.

DESCRIPTION OF THE PROPERTY: Residential Flat in the Name of Shri K Gokul S/o Kandasamy Registered Sale Deed No.787/2017 dated 27.09.2017, Bearing Flat No-F, First Floor, Intermittent Flat, "A" Block, "Ran Ganesh Flats", Plot No.1-A, Erandamkattalai Reddi Street, A. R. Avenue, Erandamkattalai, Chennai - 600 070 Extent - 810 Sq ft (Built-up Area) 363 sq ft undivided share of Land Boundary: North: Flat No: F-3, South : Passage & Flat No. F-1, East : Open Space, West : Staircase & Passage

S.I.No.2: Borrower / Mortgagor: Shri J. K. Gokul, S/o Kandasamy, 91/1, Magizhi Colony Ambattur Estate, Mogappair, Tiruvallur, Tamil Nadu - 600037; Demand Notice Date: 24.07.2025; Amount Claimed as per Demand Notice: ₹ 48,00,017.63 as on 23.07.2025 with interest thereon at contractual rates & rests as agreed, charges etc. from the aforesaid date mentioned in the demand notice till date of payment less repayments, if any, made after issuance of Demand Notice. The dues payable as on the date of taking possession is ₹ 49,88,994.89 payable with further interest at contractual rates & rests, charges etc., till date of payment.

DESCRIPTION OF THE PROPERTY: Residential Flat in the Name of Shri J. K. Gokul, S/o Kandasamy Registered Sale Deed No.787/2018 dated 07.06.2018, Bearing Flat No-C, Fourth Floor, South East Side, Plot No.95 & 96, Marvel County, Varadharajapuram, Chennai-600048 Extent - 923 sq ft Super Built-Up Area 380 sq ft undivided share of Land Boundary: North: Lift & Passage, South : Open Space, East : Open Space, West : Staircase & Passage

S.I.No.3: Borrower / Mortgagor: Shri. Kumar Padmanabhan, S. S/o Sivathanupillai, 23/25, South Main Road, Vattom Junction, Thiruvananthapuram, Kanniyakumari, Tamilnadu-629174 Also at: 28 B First Floor, Thiruvananthapuram Street, Keelkattai, Chennai - 600117 Guarantor: Shri.P.Sivathanupillai, 23/25, South Main Road, Vattom Junction, Thiruvananthapuram, Kanniyakumari, Tamilnadu-629174; Demand Notice Date: 24.07.2025; Amount Claimed as per Demand Notice: ₹ 63,69,742.40 as on 23.07.2025 with interest thereon at contractual rates & rests as agreed, charges etc., from the aforesaid date mentioned in the demand notice till date of payment less repayments, if any, made after issuance of Demand Notice. The dues payable as on the date of taking possession is ₹ 66,23,142.20 payable with further interest at contractual rates & rests, charges etc., till date of payment.

DESCRIPTION OF THE PROPERTY: Residential Plot in the Name of Shri. S. Kumar Padmanabhan, S. S/o Sivathanupillai, 23/25, South Main Road, Vattom Junction, Thiruvananthapuram, Kanniyakumari, Tamilnadu-629174; Demand Notice Date: 24.07.2025; Amount Claimed as per Demand Notice: ₹ 63,69,742.40 as on 23.07.2025 with interest thereon at contractual rates & rests as agreed, charges etc., from the aforesaid date mentioned in the demand notice till date of payment less repayments, if any, made after issuance of Demand Notice. The dues payable as on the date of taking possession is ₹ 66,23,142.20 payable with further interest at contractual rates & rests, charges etc., till date of payment.

DESCRIPTION OF THE PROPERTY: Residential Flat in the Name of Shri. S. Kumar Padmanabhan, S. S/o Sivathanupillai, 23/25, South Main Road, Vattom Junction, Thiruvananthapuram, Kanniyakumari, Tamilnadu-629174; Demand Notice Date: 24.07.2025; Amount Claimed as per Demand Notice: ₹ 63,69,742.40 as on 23.07.2025 with interest thereon at contractual rates & rests as agreed, charges etc., from the aforesaid date mentioned in the demand notice till date of payment less repayments, if any, made after issuance of Demand Notice. The dues payable as on the date of taking possession is ₹ 66,23,142.20 payable with further interest at contractual rates & rests, charges etc., till date of payment.

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