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Notice of an auction for an immovable in enforcement proceedings

Public from: 24.09.2024

Public until: until the end of the enforcement procedure or the end of the validity of the sales advertisement, but no longer than 1 year

Kohtutäitur Rocki Albert publishes this announcement under [Subsection 2 of § 153 of the Code of Enforcement Procedure \(TMS\)](#).

The bailiff sell the following assets in a <https://www.oksjonikeskus.ee> in the auction environment of the Chamber of bailiffs and trustees in bankruptcy electronic auction:

an immovable at the address of school tn 4-2, Tootsi alev, North Pärnu County, Pärnu County, entered in the register part of the land registry department of Tartu County Court 3855006, cadastral identifier 80501:001:0082, residential land with a 100% area of 3823 m².

Special ownership constitutes a meaningful part of the registered immovable and real part dwelling No 2 of 611/4647, the total area of which is 61,10 m² and the marking of which on the plan is No 2.

The property is encumbered by the rights identified by third parties together with their rankings and other restrictions on immovable property ownership:

In Section III, entry 2: prohibition notation to prohibit disposal in favour of bailiff Rocki Albert (personal identification code 37005072716), YARD rental OÜ (registry code 16020217).

In Section III, entry No 4: prohibition on the disposal of immovable property in favour of bailiff Rocki Albert (personal identification code 37005072716), Omega loan AS (registry code 11691792).

In Section IV, entry 2: mortgage of eur 8 000,00 in favour of Omega loan AS (registry code 11691792). The mortgage is encumbered with a pledge IN favour OF AS LHV Bank (registry code 10539549).

In Section IV, entry 3: mortgage of eur 7 000,00 in favour of Omega loan AS (registry code 11691792). The mortgage is encumbered with a pledge IN favour OF AS LHV Bank (registry code 10539549).

In Section IV, entry 4: mortgage of eur 9 000,00 in favour of Omega loan AS (registry code 11691792). The mortgage is encumbered with a pledge IN favour OF AS LHV Bank (registry code 10539549).

Prohibition notices and mortgages shall be deleted after the property has been auctioned.

For more information: a partially renovated 3-room apartment on the 1 st floor. Photographs of the immovable have been forwarded by the debtor..

Opening price: 19 000 EUR(s) .

Proprietor: Markko Sassiad (national identification 39412104226) .

To participate in an auction, you must register in the auction environment on the asset page specified in this notice with a permanent link to: <https://www.oksjonikeskus.ee/oksjon/view/?okid=85299> and to pay a deposit of EUR 1 900 to Rocki Albert current account No. e631010010320236013 (SEB). Payment statement: "Deposit 16.10.2024 11:00 for participation in auction ID85299. Real estate: school tn 4, North Pärnu County, Pärnu County '. A deposit shall be deemed to have been paid as of the moment of receipt thereof. The deposit must have been received no later than 16.10.2024 at 11:00. Subsequent receipts will not be counted. The deposit paid by the buyer shall be included in the purchase price and returned to the other participants in the auction on the working day following the day of the auction.

Registration in the auction begin on 24.09.2024 at 19:00 and ends on 16.10.2024 at 11:00.

A person be registered as an auction participant if the application for registration and the necessary annexes to the application meet the conditions for the auction , deposit paid and the person may

participate in the auction as a bidder.

The auction starts on 16.10.2024 at 12:00 and ends on 23.10.2024 at 12:00. The interval for the prolonged end is 1 minute(s).

The bid step for auctions be 100 EUR(s).

Bids can only be made in the auction environment according to the conditions indicated in the auction environment.

The winner of an electronic auction pay the purchase price on the working day following the day on which the auction ends, as pursuant to [§93\(3\) of TMS](#). If the purchase price exceeds EUR 12 700, the auction winner must pay one tenth of the purchase price immediately after the end of the auction, the remaining price having to be paid within 15 days.

THE RIGHTS OF THIRD PARTIES

Before the start of the auction, the person must inform the bailiff of his or her rights to the thing to be sold if it have not yet been notified to the bailiff, and the reasons for those rights should be given at the request of the bailiff. Persons holding rights which impede the auctioning shall, in agreement with the claimant or on the basis of a court decision, obtain the termination or suspension of the auctions before the day on which the result is distributed.

EXAMINATION OF THE ASSETS. ADDITIONAL INFO

Access to the immovable shall take place at a pre-agreed time at the location of the immovable. Contact of bailiff's office: phone 4429972, +37253341998, email buroo.albert@taitur.net, svetlana.vaisa@taitur.net.

Proceeding no: 176/2024/481

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