

NB! Announcements in the english version are machine translated and may contain errors. Only notices in Estonian are authentic and have legal effect.

## **Notice of an auction for an immovable in enforcement proceedings**

Public from: 26.09.2024

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 Risto Sepp 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:

The object of the auction is the legal share of the registered immovable at Viljandi County, Mulgi Rural Municipality, Karks village, Park Tn 26. (cadastral indicator No 60001:004:1660, residential land 100%) 666/11223 of the registered immovable and dwelling No 15 of the object of the special ownership, the total area of which is 66.60 m<sup>2</sup> and the designation of which is indicated in the plan is 15. Other apartment ownerships of the same immovable property No 2343939, No 2344039, No 2344139, No 2344239, No 2344339, No 2344439, No 2344539, No 2344739, No 2344839, No 2344939, No 2345039, No 2345139, No 2345239, No 2345439, No 2345539, No 2345639. Special ownership was created in accordance with the Special ownership Agreement of 18.10.2001 and the building distribution plan which forms part thereof.

As owners in Section II, Tanel Tomson (personal identification code 38305126011) of the co-ownership of 1/2, Kristi Tomson 1/2 of the co-ownership is included.

Entry No 3 in Section III contains the banning notation Tanel Tomson (personal identification code 38305126011) to prohibit the disposal of immovable property in Coop Finance (registry code 12087992), bailiff Risto Sepp (personal identification code 37612110236).

There are no entries in Section IV.

The dwelling is 3 rooms (66.6 m<sup>2</sup> of the area of the building), located on the 2 nd floor of the 3-storey apartment building.

RIGHTS TO BE DELETED, LIABILITY FOR DEFICIENCIES, RISK: An auction shall be conducted for the satisfaction of the claims of the claimant and the merged claimants and a prohibition notation shall be deleted after the sale of the immovable at auction.

OKAY! The winner of the auction acquires the property in the condition it is in and the bailiff does not give the acquirer any assurances or guarantees regarding the property or its documentation and is not responsible for any deficiencies in the documentation. An immovable is not in the direct possession of a bailiff and a bailiff does not organise the transfer of possession to a new owner. Upon transfer of apartment ownership in enforcement proceedings pursuant to subsection 43 (2) of the apartment ownership and apartment associations Act which entered into force on 01.01.2018, the acquirer shall not be liable to the apartment association for the obligations of the transferor arising from the apartment ownership which have become chargeable..

Opening price: 5 115,20 EUR(s). .

Proprietor: Tanel Tomson (national identification 38305126011) .

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=85357> and pay a deposit of 200 euros to bailiff Risto Sepp's current account No. EE557700771001560001 (LHV Bank). Payment statement: 'Deposit 23.10.2024 11:45 for participating in auction ID85357. Real estate: Park tn 26, Mulgi Rural Municipality, Viljandi 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 23.10.2024 at 11:45 a.m. 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 26.09.2024 at 11:45 and ends on 23.10.2024 at 11:45.

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 23.10.2024 at 12:45 and ends on 30.10.2024 at 12:45. The interval for the prolonged end is 5 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

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Proceeding no: 027/2023/1727

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Announcement number 2364847