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Notice of an auction for a movable in enforcement proceedings

Public from: 18.11.2024

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 Kristiina Feinman publishes this announcement under [Subsection 2 of § 84 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 bankruptcy administrators electronic auction:

1/2 a meaningful part of the commonality of the estate of Kazimir Khomtchik (34905160221), who died on 12.03.2012.a (succession certificate No 1213/2012 of 11.06.2012). The estate went into succession between the two co-successors. As far as the bailiff is aware, the following assets belonging to the joint property of the bequeather and his or her spouse belong to the joint estate: 1. Apartment ownership No 52 entered in the register part of the land registry department of Tartu County Court No 3553701, dedicated residential land 100%, registered office Harju County, Tallinn, Lasnamäe district, Lasnamäe tn 24, cadastral indicator 78403:301:0740, area 4876.0 m², 511/42918 meaningful part of the registered immovable and real part dwelling No 52, the total area of which is 51.10 m² and the designation of which in the plan is 52. There is no other information on the assets and liabilities of the bequeather, including the last of the inventory of the estate. Note: the balance of the claim secured by a mortgage on immovable reg.nr 3553701 is 15,131.11 euros before AS LHV Pank (registry code 10539549) as of 14.03.2024. the contract is valid and the balance of the claim may change. The heirs are listed in the succession register, which is available here: <https://www.notar.ee/et/registrid/parimisregister>. A notation concerning prohibition on disposal shall be deleted after the auction has been declared to be the best. Persons who have rights to the thing to be sold shall notify the bailiff thereof before the auction and, upon request of the bailiff, state the reasons therefor. Persons who have rights hindering the auction shall reach an agreement with the claimant or, on the basis of a court decision, terminate or suspend the auction before the day of distribution of the result. Pursuant to subsection 130 (1) of the succession Act (Pärs), all the rights and obligations of the bequeather belong to the estate society, except those which are inherently related to the person of the bequeather or which, pursuant to law, cannot be transferred from one person to another. Under paragraph 148(2) of the inheritance, only the property rights and obligations of the co-successor are transferred to the acquirer of the share, in particular the right to claim the share of the estate which the co-successor would have received upon the division of the estate. The co-successor and the acquirer of a share shall be solidarily liable for the performance of the obligations arising from the estate.

Opening price: 15 600 EUR(s).

Proprietor: Vitali Khomtchik (national identification 37607240235) .

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=86380> and to pay a deposit of EUR 1 560 to Kristiina Feinman's current account No. EE531010011752023220 (SEB Pank AS). Payment statement: "Guarantee money 10.12.2024 12:00 for participating in auction ID86380. Property rights". 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 10.12.2024 at 12:00. 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 begin on 18.11.2024 at 14:30 and ends on 10.12.2024 at 12:00.

A person may 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 10.12.2024 at 13:00 and ends on 17.12.2024 at 13:00. The interval for the prolonged end is 3 minute(s).

The bid step for auctions be 150 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 as soon as the auction is completed, 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. If the purchaser is the debtor, he or she must immediately pay the full purchase price.

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

Examination of documents of estate upon prior agreement with bailiffs.

Info on phone 56925408 or e-mail: evelyn.esing@taitur.net

Proceeding no: 034/2023/1972, 034/2023/2022

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