

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: 19.02.2025

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 Andrei Krek 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 bankruptcy administrators electronic auction:

Composition of registered part No 554209 of the registered immovable:

100% residential land, Ida-Viru County, Narva City, Madise tn 7.

379/11300 thoughtful parts of the property

and real-estate dwelling No .12, with a total area of 37.90 m2 and a marking of 12 on the plan.

In Section III, order 1, personal right of use in favour of Svetlana Noskova (personal identification code 46404113716). Free and perpetual personal right of use in accordance with clause 4 of the 17.06.2020 Agreement. Proof of the death of the entitled person is sufficient to extinguish the right of use. 17.06.2020 registered on the basis of registration application 25.06.2020. REMAINS VALID.

In Section III, order 2, a notation prohibiting the disposal of immovable property in favour of OK Incure OÜ, bailiff Andrei Krek. MUST BE DELETED.

In Section IV, ranking 1, a mortgage of EUR 16 000,00 in favour of mortgage loan AS (registry code 11663703). Every owner of a registered immovable is required to submit to immediate compulsory enforcement in order to satisfy a claim secured by a mortgage on the basis of a registration application registered on 3.10.2017 on 4.10.2017. REMAINS VALID.

The outstanding amount of the claim secured by the mortgage is EUR 4 494.31 as of 21.11.2023. The requirement is time-changing.

.

Opening price: 6 000 EUR(s). Mortgage! Personal right of use!.

Proprietor: ALEXANDER NOSKOV (birthdate 11.04.1991) .

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=88060> and to pay the deposit of EUR 100 to Andrei Krek's current account No. EE041010010217933018 (SEB). Payment statement: "Guarantee money 24.03.2025 16:00 for participating in auction ID88060. Real estate: I. Grafovi tn 7, Narva City, Ida-Viru 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 24.03.2025 at 16:00. 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 19.02.2025 at 16:00 and ends on 24.03.2025 at 16:00.

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 25.03.2025 at 10:00 and ends on 01.04.2025 at 10:00. The interval for the prolonged end is 10 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

Examination of the immovable shall be subject to pre-registration. Info: a.Pushkin 14, Narva; Tel 3569490; info@andreikrek.com; www.andreikrek.com; www.varad.ee/andreikrek; www.ametlikudteadaanded.ee; www.oksjonikeskus.ee

Proceeding no: 066/2021/419

Kohtutäitur Andrei Krek

Puškini 14, 20308 Narva, www.andreikrek.com

Phone: 3569490

E-mail: info@andreikrek.com

Publisher's contacts

avaldaja Aleksandra Gudamova

Phone: 3569490

E-mail: info@andreikrek.com

Announcement number 2421966