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## Notice of auction of immovable property in enforcement proceedings

Public from: 29.06.2022

Public until: until the closure of the enforcement procedure

Kohtutäitur Kaire Põlts publishes this announcement under [paragraph 153\(2\) of the Code of enforcement Procedure \(TMS\)](#).

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

Kaire Põlts, a public bailiff in Tallinn, sells, by electronic auction, in the [www.oksjonikeskus.ee](https://www.oksjonikeskus.ee) electronic auction environment of PUBLIC bailiffs and liquidators, residential land NUMBERED 2364607, 1/2 co-ownership, 100% Humala tn 5 Tartu 5, the Sompä district, the town of Kohtla-Järve, the district of Ida-Viru, which comprises 782/11337 motive parts of property numbered 712 m2 and special space numbered 712. Other property in the same land: No 2363507, No 2363607, No 2363707, No 2363807, No 2363907, No 2364007, No 2364107, No 2364207, No 2364307, No 2364407, No 2364507, No 2364707, No 2364807, No 2364907, No 2365007, No 2365107, No 2365207. The object and content of the special property, in accordance with the special omandi agreement of 3.04.2006 and the building distribution plan which forms part thereof. Cadastral mark 32220:008:0017. The immovable property is subject to: 1) real encumbrance with a maturity of 2 years for the benefit of the Republic of Estonia. The monetary value of the real encumbrance is 2014.00 kroons. The first payment amounts to 1007 kroons with a payment deadline of 1.03.2007 and the second payment to 1007 kroons with a payment deadline of 1.03.2008. The interest on the real encumbrance shall be 10 per cent of the amount payable each year. 3.04.2006 entered on the basis of the application for registration of 24.05.2006. (2) prohibiting the disposition of the notional element of Maria Chastina in favour of Kaire Põlts, bailiff, Osaühing Aktiva Finants (registry code 10746479). 6.07.2016, entered on the basis of the bailiff's declaration, 14.06.2016, order, 29.06.2016, 8.07.2016. NB! In the case of the supply of immovable property, the prohibition on disposing of the property shall be deleted. A real encumbrance with a maturity of 2 years shall not be extinguished in favour of the Republic of Estonia. NB! The second part of the apartments (1/2 of the co-ownership, i.e. 50%) is auctioned by the filling officer Natalia Malahhova. Persons who have rights to the property sold which are not entered in the land register at the time of entry must, before the auction, be notified to the bailiff and, at the request of the bailiff, give reasons for them. Persons with prohibitive rights must obtain the cessation or suspension of the auction, in agreement with the collector or on the basis of a judicial decision, before the date on which the outcome is distributed. § 43(2) - upon transfer of ownership of apartments except in enforcement and bankruptcy proceedings, the transferee shall be liable to the association of apartments as guarantor for liabilities arising from ownership of apartments of the transferor. The liability of the transferee is limited to the value of the property in the apartment. Consequently, the debts of the association of property owners do not pass to the new owner when the property is acquired in enforcement proceedings..

Opening price: 855 EUR(s). .

Proprietor: MIETTUNEN MARIA (national identification 48305062264) .

To participate in an auction, you must register in an auction environment on the sheet of assets referred to in this notice, the permanent link of which shall be: <https://www.oksjonikeskus.ee/oksjon/view/?okid=67884> and to pay a deposit of EUR 80 to Kaire Põlts account No 111010010124476011 (SEB). Payment note: 'Guarantee cash 28.07.2022 12:00 for participation in auctions ID67884. Real estate: Sompä district, Humala tn 5, Kohtla-Järve city, East Viru district'. The deposit shall be deemed to have

been settled when it is received. The deposit must be lodged no later than 28.07.2022 at 12:00. Subsequent receipts shall not be counted. Securities paid by the buyer shall be included in the purchase price and returned to the other bidders on the working day following the day of the auction.

Registration in the auction begin on 29.06.2022 at 17:35 and ends on 28.07.2022 at 12:00.

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 money has been paid and the person may participate in the auction as a bidder.

The auction starts on 28.07.2022 at 12:00 and ends on 05.08.2022 at 13:00. The interval for the prolonged end is 10 minute(s).

The bid step for auctions be 50 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 property shall take place at the place where the property is situated. Request for access to the bailiff's office tel 683 6397, e-mail [kadri.artamonov@taituriabi.just.ee](mailto:kadri.artamonov@taituriabi.just.ee).

Proceeding no: 025/2016/2140

Kohtutäitur Kaire Põlts  
Tartu mnt 16B, 10117 Tallinn  
Phone: 6836390  
E-mail: [kaire.polts@taitur.just.ee](mailto:kaire.polts@taitur.just.ee)

Publisher's contacts  
esindaja Kadri Artamonov  
Phone: 6836390  
E-mail: [kadri.noor@taituriabi.just.ee](mailto:kadri.noor@taituriabi.just.ee)

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