

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 auction of immovable property in enforcement proceedings

Public from: 15.11.2022

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:

Residential property numbered 2410407 in the register part of the District Court of Tartu, located 100% in the district of Ida-Viru, the town of Kohtla-Järve, the town of Järve, new Uus tn 2a, as special property apartment No 19, which comprises 369/11220 notional parts of the immovable property and special property item No 19, which has a total surface area of 36,90 m<sup>2</sup> and is designated by Plan No 19. Other property in the same land, No 2408607 - 2411707. The object and content of the special property, in accordance with the special omandi agreement of 3.05.2006 and the building distribution plan which forms part thereof. Cadastral mark 32213:002:0042. Entrance floor 1, 2 room, area 36.9 m<sup>2</sup>.

The immovable property is:

(1) the Republic of Estonia (Estonian unemployment Insurance Fund (registry code 74000085)), bailiff Urmas Tärno, shall refuse to dispose of the land. 29.05.2014 entered at the request of the bailiff on 27.05.2014.

NB! In the case of the supply of immovable property, the prohibition on disposing of the property shall be deleted.

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.

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Opening price: 1 238 EUR(s).

Proprietor: VELTEL USALDUSÜHING (registry code: [12004397](#)).

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=70598> payment of security of EUR 120 into Kaire Põlts account No 111010010124476011 (SEB). Fee statement: 'Guarantee for participation in the 19.12.2022 12:00 auction ID70598. Real estate: the district of Järve, new Uus tn 2a, the city of Kohtla-Järve, the district of Ida-Viru'. The deposit shall be deemed to have been settled when it is received. Deposit facilities must be received no later than 12:00

on 19.12.2022. 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 15.11.2022 at 10:22 and ends on 19.12.2022 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 19.12.2022 at 12:00 and ends on 27.12.2022 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 14:00 on 15.12.2022. Request for access to be notified to the bailiff's office, tel 683 6397, by e-mail [kadri.artamonov@taituriabi.just.ee](mailto:kadri.artamonov@taituriabi.just.ee), up to 15 days in advance.

Proceeding no: 052/2014/670

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