

CANARA BANK

(A GOVERNMENT OF INDIA UNDERTAKING)

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the constructive/physical possession of which has been taken by the **Authorised Officer of Kurichy Branch** of the **Canara Bank.**, will be sold on "As is where is", "As is what is", and "Whatever there is" on **28.05.2024** for recovery of **Rs. 37,39,247.08/- (Rupees Thirty seven lakhs thirty nine thousand two hundred and forty seven and eight paise only)** due to the **Kurichy Branch of Canara Bank** from 1)M/s Reach Express Supermarket(Prop:- Mr Bill Christin Mathew), 2) Mr Bill Christin Mathew & Mr Mathewkutty Joseph (Guarantor)

The reserve price will be **Rs 38,85,000/- (Rupees Thirty Eight lakhs Eighty five thousand only)** and the earnest money deposit will be **Rs 3,88,500/- (Rupees Three Lakh Eighty Eight Thousand Five Hundred only)**. The Earnest Money Deposit shall be deposited on or before **24.05.2024** at 4 pm.

Details and full description of the immovable property with known encumbrances, if any.

EMT of 4.05 Ares of land and Single Storeyed residential building in Re Survey No:- 239/13-1 Panachikkad Village, Kottayam taluk, Kottayam District owned by Mr Mathewkutty Joseph
Boundaries of the property

East: Property of Abraham EU

South: Property of Sivan

West: Property of Jojan Thomas

North: Panchayat Road

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or may contact The Manager, Kurichy Branch, Canara Bank, Ph. No. 0481-2322144 , 8547432144 during office hours on any working day.

Date:07.05.2024

Place: Kurichy

कृते केनरा बक
For CANARA BANK


Authorised Officer

CANARA BANK



DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED
07/05/2024

Name and Address of the Secured Creditor	Canara Bank, Kottayam Branch
Name and Address of the Borrower(s)/ Guarantor(s)	1) REACH EXPRESS SUPERMARKET 3 3 14 F KDITHARA COMPLEX S PURAM P O, KURICHY, KOTTAYAM- 686532 2) Mr.Bill Christin Mathew (Proprietor) S/O MATHEWKUTTY JOSE EMPRAYIL HOUSE KUZHIMATTOM P O KOTTAYAM- 686533 3) Mr.MATHEWKUTTY JOSE (Guarantor) S/O MATHEWKUTTY JOSE EMPRAYIL HOUSE KUZHIMATTOM P O KOTTAYAM- 686533
Total liabilities as on 07.05.2024	Rs. 37,39,247.08/- (Rupees Thirty seven lakhs thirty nine thousand two hundred and forty seven and eight paise only)
Mode of Auction	E-Auction
Details of Auction service provider	M/s Canara Bank Computer Services Limited (CCSL)
Date & Time of Auction	28.05.2024, 10am
Place of Auction	Online
Reserve Price	Rs 38,85,000/- (Rupees Thirty Eight lakhs Eighty five thousand only)

1. Other terms and conditions:

- a) Auction/bidding shall be only through "Online Electronic Bidding" through the website eauction@ccsl.co.in, indianbankseuction.com Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- b) The property can be inspected, with Prior Appointment with Authorised Officer, on 24.05.2024 up to 2.00pm
- c) The property will be sold for the price which is more than the Reserve Price and the participating bidders may improve their offer further during auction process.
- d) EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of **Authorized Officer, Canara Bank, Kurichy Branch** OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of **Canara Bank, Kurichy Branch, A/c No 209272434 IFSC Code: CNRB0006499** on or before **24.05.2024, 4.00pm**
- e) Intending bidders shall hold a valid digital signature certificate and e-mail address. For details with regard to digital signature please contact the service provider **M/s Canara Bank Computer Services Ltd, No 218, J P Royale, 1st floor Sampige Road, Malleswaram, Bengaluru ccsleauction@gmail.com, 9480691777.**

- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **24.05.2024,4.00 pm**, to **Canara Bank, Kurichy Branch** by hand or by email.
- i) Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.
 - ii) Photocopies of PAN Card, ID Proof and Address proof. However, successful bidder would have to produce these documents in original to the Bank at the time of making payment of balance amount of 25% of bid amount.
 - iii) Bidders Name. Contact No. Address, E Mail Id.
 - iv) Bidder's A/c details for online refund of EMD.
- g) The intending bidders should register their names at portal eauction@ccsl.co.in, [/indianbankseuction.com](http://indianbankseuction.com) and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider M/s Canara Bank Computer Services Ltd, No 218, J P Royale, 1st floor Sampige Road, Malleswaram, Bengaluru ccsleauction@gmail.com, 9480691777.
- h) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- i) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of **Rs 10000**(The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum of Rs. 10000 as incremental value). The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.
- j) The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on declaring him/her as the successful bidder and the balance within **15 days** from the date of confirmation of sale by the secured creditor. If the successful bidder fails to pay the sale price, the deposit made by him shall be forfeited by the Authorised Officer without any notice and property shall forthwith be put up for sale again.
- k) **For sale proceeds of Rs. 50,00,000/- (Rupees Fifty Lakhs) and above, the successful bidder will have to deduct TDS at the rate 1% on the Sale proceeds and submit the original receipt of TDS certificate to the Bank.**
- l) All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
- m) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

- n) In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Circle office or Canara Bank, **Kurichy Branch** who, as a facilitating centre, shall make necessary arrangements.
- o) For further details contact **The Manager, Canara Bank, Kurichy Branch** (Ph. No. 0481-2322144 , 8547432144) e-mail id cb6499@canarabank.com OR the service provider M/s Canara Bank Computer Services Ltd, No 218, J P Royale, 1st floor Sampige Road, Malleswaram, Bengaluru ccsleauction@gmail.com, 9480691777.

SPECIAL INSTRUCTION/CAUTION

Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Canara Bank nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder or vendor in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements/alternatives such as back –up, power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

Place: **Kurichy**
Date: 07.05.2024

कृषि कनरा बँक
For CANARA BANK
A.C.
प्राधिकृत अधिकारी Authorised Officer
Authorised Officer
CANARA BANK
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