

E AUCTION SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Assets 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 properties charged to the Secured Creditor, the **Symbolic Possession** of which has been taken by the Authorised Officer of VADODARA ALKAPURI II Branch Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on **13.09.2022** for recovery **RS. 1,01,17,575.43/- As on 01.02.2022 and interest thereon (₹ One Crore one lakhs seventeen thousand five hundred seventy five and paise forty threeonly) plus further interest and other charges due to the VADODARA ALKAPURI II branch of Canara Bank from M/S DHANLAXMI DEVELOPERS.**

The reserve price will be ₹ 12,00,000/- the earnest money deposit will be 1,20,000/- The Earnest Money Deposit shall be deposited on or before **12.09.2022 at 4.00PM.**

Details and full description of the property:

All the piece and parcel of property being **FLAT NO. E-106, FIRST FLOOR, TOWER-E, DHANLAXMI COMPLEX, VRAJDHAM TEMPLE ROAD, NR SARASWATI CROSSING, B/S EVA MALL, MANJALPUR, VADODARA, BOUNDED BY: NORTH- SOCIETY ROAD/TOWER F, SOUTH- STAIRCASE, EAST-FLAT NO F-104, WEST- FLAT NO E-105**

Its Four boundaries are as follows:

(SYMBOLIC POSSESSION)

Bounded as:

NORTH- FLAT NO E-106

SOUTH- INTERNAL ROAD AND TOWER A

EAST-INTERNAL ROAD AND TOWER C

WEST- FLAT NO E-105

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 Mr. Raghvendra Parshi, Chief Manager, Canara Bank, Alkapuri-II Branch (Ph. No. 0265-2338115/09427314781) e-mail id: cb17043@canarabank.com during office hours on any working day.

Date: **21.07.2022**

Place: VADODARA ALKAPURI II


Authorised Officer (CANARA BANK)

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 20.06.2022

1. Name and Address of the Secured Creditor: Canara Bank, VADODARA ALKAPURI II,
2. Name and Address of the Borrower(s)/ Guarantor(s):
 1. M/S DHANLAXMI DEVELOPERS, E 106 DHANLAXMI COMPLEX NEAR SARASWATI COMPLEX VRAJDHAM MANDIR ROAD MANJALPUR GUJARAT IN 390011
 2. BHOOMI M PASALEA 2 PUNJAN COMPLEX NEAR ONGC GATE OPP HAZIRA MAKARPURA ROAD GUJARAT IN 390004
 4. MAYUR PRABHAKAR PASALE, A 2 PUNJAN COMPLEX OPP HAZIRA MAKARPURA ROAD NEAR ONGC GATE GUJARAT IN 390004(Guarantor)
 5. PRADEEP PRABHAKAR PASALE, E 4 DHANLAXMI COMPLEX, NEAR SARASWA COMPLEX, MANJALPUR VRAJDHAM ROAD VADODARA GUJARAT IN 390011(Guarantor)
 6. SUNITA PRADEEP PASALE, E 4 DHANLAXMI COMPLEX, NEAR SARASWA COMPLEX, MANJALPUR VRAJDHAM ROAD VADODARA GUJARAT IN 390011(Guarantor)
 7. MEHUL RASHMIKANT PATEL, A 51 SHANKAR BAUG SOCIETY NOVINO TARSALI ROAD TARSALI GUJARAT IN 390009 (Guarantor)

3. Total liabilities as on date: ₹1,01,17,575.43/- As on 01.02.2022 and interest thereon (₹ One Crore one lakhs seventeen thousand five hundred seventy five and paise forty three only)

4. (a) Mode of Auction : E-Auction

(b) Details of Auction service provider:

Name of Auction Agency:- M/S CANBANK COMPUTER SERVICES LTD.
NAME:- M/S CANBANK COMPUTER SERVICES LTD.
Address:- Canbank Computer Services Ltd.
No. 218, J P Royale, 1st Floor, Sampige Road
2nd Main, Malleswaram, Bengaluru- 560003
MOBILE:- 9832952602/9911293517/8898418010/9480691747
CONTACT NUMBER :- 080-23469665
EMAIL:- eauction@ccsl.co.in/ccsleauction@gmail.com
Website : indianbankseauction.com

(c) Date & Time of Auction: 23.09.2022, Time 01:00 PM – 03.00 PM

(d) Place of Auction: VADODARA ALKAPURI

5. Reserve Price:

The reserve price will be ₹12,00,000/- (Twelve lakhs only)
(Symbolic Possession)

6. Other terms and conditions:



a) Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://www.bankeauctions.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 **30.06.2022** between **10.30 AM to 4.00 PM**.

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, VADODARA ALKAPURI II Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account "CANARA BANK BRANCH" of Canara Bank, VADODARA ALKAPURI II Branch **Account Name: CANARA BANK, Account No: 209272434, IFSC Code: CNRB0017043** on or before **27.09.2022**

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 CANBANK COMPUTER SERVICES LTD, eauction@ccsl.co.in/ccsleauktion@gmail.com.**

f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **17.09.2022**, to Canara Bank, VADODARA ALKAPURI II branch, VADODARA 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 www.indianbankeauctions.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 CANBANK COMPUTER SERVICES LTD**

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 multiplies of Rs. 10,000.00 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 (Rupees Fifty) lacs 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) The Auction Sale is conducted on "As is where is, As is what is and Whatever there is" Basis. Bank is not aware of any pending charges, taxes, etc. Purchasers are bound to verify the same and, if any, have to bear the same.

n) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

o) 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 VADODARA ALKAPURI II branch, VADODARA who, as a facilitating centre, shall make necessary arrangements.

p) For further details contact Mr. Raghvendra Parshi, Chief Manager, Canara Bank, Alkapuri-II Branch (Ph. No. 0265-2338115/09427314781) e-mail id: cb17043@canarabank.com

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 : VADODARA ALKAPURI II

Date: 27.07.2022

For CANARA BANK

Authorised Officer

Chief Manager

Canara Bank