Ref: ARM-I/CR-379/1027/2022/SP

Date: 14.07.2022

To,

1. M/s. Shiva Industries Rep. By Proprietor Sri Santosh C N, No. 151/32, Ground Floor, 14th Cross, 3rd Main, Vyalikaval Bangalore- 560003 2. Sri Santosh C N (Proprietor: M/s Shiva Industries), S/o Mr. Neelakantappa, No 48, 2nd Main Road, Palace Guttahalli, Bangalore- 560003

Dear Sir / Madam;

Sub: NOTICE UNDER SECTION 13(4) OF THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS
AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH RULE 8(6) OF THE SECURITY INTEREST
(ENFORCEMENT) RULE, 2002

As you are aware, I on behalf of Canara Bank, ARM-I Branch Bangalore - 560001 have taken possession of the mortgaged assets described in the schedule of sale Notice annexed hereto in terms of section 13(4) of the subject Act in connection with outstanding dues payable by you to our ARM-I Branch Bangalore of Canara Bank.

The Undersigned proposes to sell the assets more fully described in the Schedule of Sale Notice.

Hence, In terms of the provisions of the subject Act and Rules made there under, I am herewith sending the sale Notice being published in the NEWS paper containing the terms and conditions of the sale. You are hereby given a last and final opportunity to discharge the liability in full as stated in the Sale Notice enclosed within 30 days from the date of this notice, and reclaim the assets which has been possessed by the bank, failing which the assets will be sold as per the terms and conditions set out in the Sale Notice.

This is without prejudice to any other rights available to the Bank under the subject Act / or any law in force.

A GUE TO THE TOT CANARA BANK

(Pawan Chaturvedi)

प्रतिप्रोही अपनिष्य Authorised Officer अर्थ प्रति प्रति प्रति । स्ति जी. रोड. बँगलूस-56001 Asset Recovery Management Br.-1, M.G. Road, Bengaluru-1

Encl: Sale Notice

Treed).





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 to the Secured Creditor, the Physical possession of which has been taken by the Authorised Officer of ARM Branch-1 (Earlier Cantonment Branch), Bengaluru of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on 17/08/2022 (10.30 AM to 11.00 AM), for recovery of Rs.7,47,07,320.68/- with further interest and cost thereon due to the ARM-1 Branch, Bengaluru of Canara Bank from 1. M/s. Shiva Industries, Rep. By Proprietor Sri Santosh C N, No. 151/32, Ground Floor, 14th Cross, 3rd Main, Vyalikaval, Bangalore-560003.

2. Sri Santosh C N (Proprietor: M/s Shiva Industries), S/o Mr. Neelakantappa, No 48, 2nd Main Road, Palace Guttahalli, Bangalore-560003.

The Reserve Price and Earnest Money Deposits details are as under & the Earnest Money Deposit shall be deposited on or before 16/08/2022 at 5.00 pm by way of DD favouring Authorized Officer Canara Bank ARM-1 Branch or through online payment to Account No.209272434 (IFSC CNRB0002366) is as under.

(Rs. in lacs) Lot Description of the immovable assets: Reserve EMD Incremantal Price Value 1 All the piece and parcel of residential site No.2, Khatha No 79.40 7.94 1.00 67, Old property No.206, BBMP No.206/3, Kaggadasapura ward, situated at Kaggadasapura village, K R Puram Hobli, Bangalore measuring East to West: 50 ft and North to south 30 ft totalling 1500 sft East: 13th A cross Road, West: Portion of same property No.206/3, North Manjunath Reddy property, South Site No.3 of same property No.206/3 2 All the piece and parcel of residential site No.3, Khatha No 79.40 7.94 1.00 67, Old property No.206, BBMP No.206/3, Kaggadasapura ward, situated at Kaggadasapura village, K R Puram Hobli, Bangalore East to West: 50 ft and North to south 30 ft

Known encumbrances, if any: Not to the knowledge of the Bank.

totalling 1500 sft East: 13th A cross Road, West: Portion of same property No.206/3, North site No.2 of same property No.206/3, South: Portion of same property No.206/3.

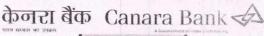
For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or may contact Chief Manager, ARM-1 Branch, Bengaluru, Canara Bank, Ph. No.9483532366 during office hours on any working day.

Date: 14.07.2022 Place: Bangalore कृते केनरा बेंक/For CANARA BANK

Authorised Officer

प्राधिकृत स्थितिकाचि BAMborised Officer आस्ती वसूनी प्रबंधन शाखा-1, एम.जी. रोड, बेंगलूरू-560001 Asset Recovery Management Br.,-1, M.G. Road, Bengaluru-1





सिंडिकेट Syndicate

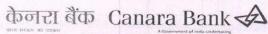
DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 14/07/2022.

Name and Address of the Secured Creditor:	Canara Bank, ARM-1 Branch Bengaluru			
Name and Address of the Borrower(s)/ Guarantor(s):	1. M/s. Shiva Industries, Rep. By Proprietor Sri Santosh C N, No. 151/32, Ground Floor, 14th Cross, 3rd Main, Vyalikaval, Bangalore- 560003. 2. Sri Santosh C N (Proprietor: M/s Shiva Industries), S/o Mr. Neelakantappa, No 48, 2nd Main Road, Palace Guttahalli, Bangalore- 560003.			
3. Total liabilities:	Rs.7,47,07,320.68/- with further interest and cost thereon.			
4. (a) Mode of Auction:	E-Auction.			
(b) Details of Auction service provider	M/s Antares Systems Ltd, Bangalore (Contact no 9686196756 / 080-49352000, e- mail: manohar.s@antaressystems.com.			
(c) Date & Time of Auction	17/08/2022 10.30 AM to 11.00 AM			
(d) Place of Auction	Online.			
5. Reserve Price / EMD			In Lakhs	
Lot Description of the immovable assets:	a sa sasah antahan pulama antah sa	Reserve Price	EMD	

Lot	Description of the immovable assets:	Reserve Price	EMD
1	All the piece and parcel of residential site No.2, Khatha No 67, Old property No.206, BBMP No.206/3, Kaggadasapura ward, situated at Kaggadasapura village, K R Puram Hobli, Bangalore measuring East to West: 50 ft and North to south 30 ft totalling 1500 sft East: 13th A cross Road, West: Portion of same property No.206/3, North Manjunath Reddy property, South Site No.3 of same property No.206/3	79.40	7.94
2	All the piece and parcel of residential site No.3, Khatha No 67, Old property No.206, BBMP No.206/3, Kaggadasapura ward, situated at Kaggadasapura village, K R Puram Hobli, Bangalore, measuring East to West: 50 ft and North to south 30 ft totalling 1500 sft East: 13th A cross Road, West: Portion of same property No.206/3, North site No.2 of same property No.206/3, South: Portion of same property No.206/3.	79.40	7.94

6. Other terms and conditions:

- a) Auction / bidding shall be only through "Online Electronic Bidding" through the website www.bankeauctionwizard.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 12/08/2022 10.00 AM to 2.00 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 DD favouring Authorised Officer, Canara Bank, ARM Branch I, Bangalore OR through online (RTGS/NEFT/Fund Transfer) to the credit of the Account No.209272434, Canara Bank, ARM Branch I, Bangalore RTGS/NEFT CODE CNRB0002366 on or before 16/08/2022 5.00 p.m
- 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 Antares Systems Ltd, Bangalore (Contact no 9686196756 / 080-49352000, e-mail: manohar.s@antaressystems.com
- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 16/08/2022 5.00 p.m. Canara Bank, Asset Recovery Management Branch I, No. 86, II Floor, Bangalore Metro Circle, Spencer Towers, M. G. Road, Bangalore- 560 001, by hand or by e-mail.
 - Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.
 - 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.bankeauctionwizard.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 Antares Systems Ltd, Bangalore (Contact no 9686196756 / 080-49352000, e- mail: manohar.s@antaressystems.com.



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- 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.1,00,000/- (Rupees One lakh only). 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), on the same day or not later than next working day on declaring him/her as the successful bidder and the balance on or before 15th day from the date of confirmation of sale by the secured creditor. If the successful bidder fails to pay the sale price within the period stated above, the deposit made by him shall be forfeited by the Authorized Officer without any notice and property shall forthwith be put up for sale again.
- k) All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
- Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the eauction without assigning any reason thereof.
- m) In case there are bidders who do not have access to the internet but interested in participating the eauction, they can approach Circle office, Bangalore or Canara Bank, Asset Recovery Management Branch I, No. 86, II Floor, Bangalore Metro Circle, Spencer Towers, M G Road, Bangalore-560 001 who, as a facilitating centre, shall make necessary arrangements.

For further details contact Canara Bank, Asset Recovery Management Branch I, No. 86, Il Floor, Bangalore Metro Circle, Spencer Towers, M G Road, Bangalore- 560 001 (Ph. No.9483532366) e-mail id cb2366@canarabank.com; pawanchaturvedi@canarabank.com OR the service provider M/s Antares Systems Ltd, Bangalore (Contact no 9686196756 / 080-49352000, e-mail: manaphar.s@antaressystems.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.

Date: 14/07/2022 Place: Bangalore Authorised Officer प्राध्यक्रित अस्त्रवास्त्र शासा-1, एम.जी. चेड, बेंगलूल-560001 अस्त्री वसूली प्रबंधन शासा-1, एम.जी. चेड, बेंगलूल-560001 Ast Becovery Management Br.-1, M.G. Road, Bengaluru-1

