

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) & 9(1) 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 , Hyderabad** transferred from JSN Colony Branch of the Canara Bank for follow up., will be sold on "As is where is", "As is what is", and " Whatever there is" on **11.09.2024**, for recovery of **Rs. 2,39,41,954.14/- (Rupees Two Crore Thirty Nine Lacs Forty One Thousand Nine Hundred and Fifty Four and Fourteen Paise Only)** as on 30.06.2024 plus unapplied interest from 01.07.2024 and bank charges there on to Canara Bank from Smt. **Ch Ranamma W/o Late Shri Chepuri Malliah** , # Plot No:30, Kammaguda Village Near St. Paul High School, Turkayamjala Hayathnagar(M), R R District-501505. (Borrower), **Late Shri Chepuri Mallaiah** represented by **Legal Heirs Shri Prashanth S/o Ch Mallaiah and Shri Srikanth S/o Shri Ch Mallaiah, Smt G Manjula Rani W/o Goli Ravinder** residing at Plot No : 30, Kammaguda Village, Near St Paul High School, Turkyamjal, Hayathnagar (M), Ranga Reddy Dist-501505- (Guarantor)

The reserve price for LOT No. 1 will be **Rs.60,00,000/-** and the earnest money deposit will be **Rs.6,00,000/-**

The Earnest Money Deposit shall be deposited on or before **06.09.2024** at **5:00pm**.

Details and full description of the immovable property.

LOT 1	All that piece and parcel of semi finished residential house in Plot No 14, Sy No 119 & 129, admeasuring 150 Sq. Yds in Sri Sai Enclave, Rowa Colony Peerzadiguda Village & Grampachayat, Ghatkesar mandal, Ranga Reddy Dist. , registered at SRO Uppal. Bounded By: North: Plot No 13 South: 30 ft. wide road East: Plot No 09 West: 25 ft. wide road
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* No Known Encumbrances to the Knowledge of the Bank. However the bidders were required to make independent enquiries regarding encumbrances and title of the property etc. and participate in the e-auction.

For detailed terms and conditions of the sale attached please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or may contact Authorized Officer, ARM Branch, Canara Bank, Ph. No. **040-27725283, 27725285** during office hours on any working day.

Date: 01.08.2024
Place: Hyderabad

प्रधिकृत अधिकारी ए आर एम शाखा, हैद (DP: 2752)
Authorized Officer A.R.M. Br, Hyderabad-26
Canara Bank

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 01.08.2024

- Name and Address of the Secured Creditor :** Canara Bank, ARM Branch, Ground Floor, Circle Office Building, MCH No:-10-3-163 & 10-3-163/A, Plot No.85, Survey No.625, Beside Rail Nilyam, Secunderabad - 500 026.
- Name and Address of the Borrower(s)/Guarantor(s) :**

Borrower :	Guarantor	Guarantor	Guarantor
1.Smt. Chepuri Ranamma # Plot No:30, Kammaguda Village Near St. Paul High School, Turkayamjala Hayathnagar(M), R R District-501505. (Borrower)	2.Sri Ch Srikanth S/o Late Shri Ch Mallaiah # Plot No:30, Kammaguda Village Near St. Paul High School, Turkayamjala Hayathnagar(M), R R District-501505. (Borrower)	3.Sri Ch Prashanth S/o Late Shri Ch Mallaiah # Plot No:30, Kammaguda Village Near St. Paul High School, Turkayamjala Hayathnagar(M), R R District-501505. (Borrower)	4.Smt. G Manjula Rani W/o G Ravinder # Plot No:30, Kammaguda Village Near St. Paul High School, Turkayamjala Hayathnagar(M), R R District-501505. (Borrower)

- Total Contractual liabilities as on (30.06.2024) :** **Rs. 2,39,41,954.14/- (Rupees Two Crore Thirty Nine Lacs Forty One Thousand Nine Hundred and Fifty Four and Fourteen Paise Only)** plus unapplied interest from 01.07.2024 and bank charges there on.
- (a) Mode of Auction : Online Electronic Bidding**

CANARA BANK ARM Branch,
Ground Floor, Circle Office Building
MCH No:-10-3-163 & 10-3-163/A, Plot No.85
Survey No.625, Beside Rail Nilayam,
Secunderabad – 500 026

PH : 040- 27725283,040-27725285

E MAIL : cb2752@canarabank.com



- (b) Details of Auction service provider : M/s E-Bkray
Website: <https://ebkray.in/>
- (c) Date & Time of Auction : **11.09.2024, 11.30 A.M. to 12.30 P.M.**
(With unlimited extension of 10 minutes duration each till the conclusion of the sale)
- (d) Place of Auction : Canara Bank, ARM Branch, Ground Floor,
Circle Office Building , MCH No: 10-3-163 &
10-3-163/A, Beside Rail Nilayam
Secunderabad- 500 026

5. Reserve Price :

The reserve price for LOT No. 1 will be Rs.60,00,000/- and the earnest money deposit will be Rs.6,00,000/-

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 Authorized Officer, on or before **04.09.2024** between **11:00AM and 4:00PM**.
- 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, ARM Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, ARM Branch, Hyderabad A/c No **209272434 (select payment mode as Interbank Transfer)** IFSC Code: **CNRB0002752** on or before **06.09.2024** by **5:00pm**.
- 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 e-Bkray Website : <https://ebkray.in>
- f) After payment of the EMD amount, the intending bidders should submit copies of the following documents/details on or before **06.09.2024, 5:00 PM**, to Canara Bank, ARM Branch, Hyderabad 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 Bank A/c details for online refund of EMD.
- g) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- h) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of **Rs.50,000/- for Lot 1**. 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.
- i) 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 within the aforesaid time period, the above deposit shall be forfeited to Bank and the property shall be resold and the defaulting purchaser shall forfeit all claim to the property or any part of the sum for which it may be subsequently sold.
- j) For sale proceeds of Rs.50.00 Lacs (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.
- k) All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only. The successful bidder shall bear all the statutory/ non-statutory dues, taxes, rates etc., if any.
- l) Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
- m) In case of bidders who do not have access to the internet but interested in participating the e-auction, can approach ARM branch who, as a facilitating centre, will make necessary arrangements.



- n) For further details contact Authorised Officer, Canara Bank, ARM Branch, Hyderabad (Ph. No.040-27725283/ 27725285)
e-mail id. cb2752@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: Hyderabad
Date: 01.08.2024

कृते केनरा बैंक For CANARA BANK


प्रधिकृत अधिकारी, ए.आर.एम. ब्रान्च, हैद (DP: 2752)
Authorised Officer, A.R.M. Br, Hyderabad-26
Canara Bank

