

Restricted



Belagavi Shahapur(10503)  
Laxmi Narayan Building, Mahatma Phule  
Road,Belagavi,  
Karnataka -590003.  
Ph No. 9449860502

(A GOVERNMENT OF INDIA UNDERTAKING)  
**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) of the Security Interest (Enforcement) Rules, 2002**

Notice is hereby given to the public in general and to the borrower and owner of the property Mr. Gopal Ramachandra Birje, the legal heirs of borrower Mrs. Renuka Gopal Birje and Mr. Manthan Gopal Birje that the below described immovable property mortgaged/charged to the Secured Creditor, the **constructive possession** of which has been taken by the Authorised Officer of Canara Bank, Regional Office, Belagavi will be sold on 31-08-2024, "As is what is", and "Whatever there is" on 31-08-2024, for recovery of **Rs. 9,33,590.57(Rupees Nine Lakhs Thirty Three Thousand Five Hundred Ninety and Fifty Seven Paise Only) as on 30-06-2024** plus further interest there on and costs due to Shahapur branch of Canara Bank from Mr. Gopal Ramachandra Birje.

The reserve price will be **Rs. 15,20,000/-**(Rupees Fifteen Lakh Twenty Thousand only) and the earnest money deposit will be **Rs. 1,60,000**(Rupees One Lakh Sixty Thousand only). The Earnest Money Deposit shall be deposited on or before 30-08-2024 till 5.00 PM.

Details and full description of the immovable property with known encumbrances, if any are as follows

**All that piece and parcel of immovable property comprising of land with building bearing CTS No.789/C admeasuring 33.17 Sq.Mtrs situated at Narvekar Galli, Shahapur, Belagavi coming within the limits of Corporation of City of Belagavi and Jurisdiction of Sub – Registrar, Belagavi and bounded on the:**

East : By CTS No.789(part)  
West : By CTS No.789/A1  
North : By CTS No.790  
South : By CTS No.789(part)

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website ([www.canarabank.com](http://www.canarabank.com)) or may contact Branch Manager, Shahapur branch Canara Bank (e-Syndicate), Ph no : 9449860502 during office hours on any working day.

Date: 26-07-2024  
Place: Belagavi

Authorized Officer  
CANARA BANK

**Authorised Officer  
CANARA BANK  
Regional Office,  
BELAGAVI.**



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**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 26-07-2024**

1. Name and Address of the Secured Creditor : Canara Bank, Shahapur Branch
2. Name and Address of the Borrower(s)/ Guarantor(s) :

**Borrower**

1. Mr. Gopal Ramachandra Birje (Late)  
789 C  
Narvekar Galli  
Shahapur -590003

**Legal Heirs**

1. Smt. Renuka Gopal Birje  
789 C  
Narvekar Galli  
Shahapur-590003
2. Shri. Manthan Gopal Birje  
789 C  
Narvekar Galli  
Shahapur-590003

3. Total liabilities as on 30-06-2024 : Rs. 9,33,590.57
4. (a) Mode of Auction : Online Electronic Bidding.
- (b) Details of Auction service provider : ANTARES SYSTEMS LIMITED  
Address: HONGANASU,  
No. 137/3, Bangalore Mysore Road,  
Opp. to Metro Pillar No. P-696,  
Kengeri, Bangalore-560060
- (c) Date & Time of Auction : 31-08-2024 at 12.00 PM -12.30 PM with  
Unlimited extension of 5 minutes  
(Duration each till the conclusion of  
the sale)
- (d) Place of Auction : Belagavi
5. (a) Reserve Price : Rs. 15,20,000/- (Rupees Fifteen Lakh Twenty Thousand  
only)
- (b) EMD amount : Rs 1,60,000 (Rupees One Lakh Sixty Thousand only).
6. Other terms and conditions:

- a) Auction/bidding shall be only through "Online Electronic Bidding" through the website [www.bankeauctionwizard.com](http://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 30-08-2024 from 10.00 am.
- 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 Canara Bank Shahapur Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Transient A/c No 209272434, IFSC Code: CNRB0010503 on or before 30-08-2024 till 5.00 pm.
- e) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 30-08-2024 till 5.00 PM, to Canara Bank, Shahapur Branch by hand or by email.

Restricted

Restricted

- f) Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.
- g) 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.
- h) Bidders Name. Contact No. Address, E Mail Id.
- i) Bidder's A/c details for online refund of EMD.
- j) The intending bidders should register their names at portal [www.bankeauctionwizard.com](http://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 LIMITED, HONGANASU, No. 137/3, Bangalore Mysore Road, Opp. to Metro Pillar No. P-696, Kengeri, Bangalore-560060, Contact. 8951944383.
- k) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- l) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 10,000.00 (The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum of Rs. 10,000 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 favor of the successful bidder, subject to confirmation of the same by the secured creditor.
- m) 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 15days 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 Authorized Officer without any notice and property shall forthwith be put up for sale again.
- n) **For sale proceeds of Rs. 50.00 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.**
- o) All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
- p) Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
- q) In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Regional office or Shahapur branch that, as a facilitating centre, shall make necessary arrangements.
- r) For further details contact Canara Bank, Shahapur Branch (Ph. No9449860502) e-mail [cb10503@canarabank.com](mailto:cb10503@canarabank.com) OR the service provider M/s ANTARES SYSTEMS LIMITED, HONGANASU, No. 137/3, Bangalore Mysore Road, Opp. to Metro Pillar No. P-696, Kengeri, Bangalore-560060, Contact. 8951944383.

Restricted

**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: Belagavi  
Date: 26-07-2024

Authorised Officer  
Canara Bank

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