



ANNEXURE - 14
CANARA BANK
COVERING LETTER TO SALE NOTICE

Ref No:05089450001379

Date: 31.07.2024

To,

- 1) M/s Madavanand Readymade Garments (Borrower)
Prop. Sri Narasappa kareppa urf Bhima Tulashigeri
Nagaral, Raibagh
Raibag Taluk, Belagavi Dist, Karnataka-591317
- 2) Sri Narasappa kareppa urf Bhima Tulashigeri (Borrower)
Nagaral, Raibagh
Raibag Taluk, Belagavi Dist, Karnataka-591317
- 3) Sri Tukaram Bhima @ Bhimappa @ Bhimagouda Tulashigeri (Guarantor)
Patil Galli, Nagaral, Raibag Taluka,
Belagavi Dist, Karnataka-591317
- 4) Sri Basavaraj Babu Khot (Guarantor)
KPTCL Shift JE
Siddapurwadi, Chikodi taluk
Belagavi Dist, Karnataka-591201

Dear Madam/Sir,

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) Rules, 2002

As you are aware, I on behalf of Canara Bank, **Raibagh branch** have taken possession of the assets described in 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 **Raibagh Branch** 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 containing terms and conditions of the sale.

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

Yours faithfully,

Abhi

Authorised Officer, Canara Bank

ENCLOSURE - SALE NOTICE

Internal

ANNEXURE - 13
(Auction Sale Notice for Sale of Immovable Properties)

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~~ (Strike whichever is not applicable) possession of which has been taken by the Authorised Officer of **Raibagh branch** of the Canara Bank., will be sold on "As is where is", "As is what is", and " Whatever there is" on **31.08.2024**, for recovery of **Rs 93,09,316.19/- (Rupees Ninety Three Lakhs Nine Thousand Three Hundred – Sixteen and Nineteen Paisa only)** and interest thereon due to the **Raibagh branch** of Canara Bank from **M/s Madavanand Readymade Garments Prop. Sri Narasappa kareppa urf Bhima Tulashigeri and Sri Narasappa kareppa urf Bhima Tulashigeri** (Borrowers) and **Sri Tukaram Bhima @ Bhimappa @ Bhimagouda Tulashigeri and Sri Basavaraj Babu Khot** (Guarantors).

The reserve price will be **Rs. 1,20,50,000/- (Rupees One Crore Twenty Lakhs Fifty Thousand Only)** [Property 1 - **Rs 78,00,000/- (Rupees Seventy Eight Lakhs Only)** and Property 2 - **Rs 42,50,000/- (Rupees Forty Two Lakhs Fifty Thousand Only)**] and the earnest money deposit will be **Rs. 12,05,000/- (Rupees Twelve Lakhs Five Thousand Only)** [Property 1 - **Rs 7,80,000/- (Rupees Seven Lakhs Eighty Thousand Only)** and Property 2 - **Rs 4,25,000/- (Rupees Four Lakhs Twenty Five Thousand Only)**]. The Earnest Money Deposit shall be deposited on or before **30.08.2024 at 3.00 pm.**

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

Property 1:

All that part and parcel of the immovable Property bearing VPC No. 1237 measuring 90.52 x 90.52 feet situated at Nagara Raibagh Belagavi District bounded by;

East : Self open space
West : Self open space
North : Govt road
South : Self open space

All that part and parcel of the immovable Property bearing VPC No. 1237/A measuring 90.52 x 90.52 feet situated at Nagara Raibagh Belagavi District bounded by;

East : Self open space
West : Self open space
North : Govt road
South : Self open space

Reserve Price - Rs 78,00,000/- (Rupees Seventy Eight Lakhs Only)

Property 2:

All that part and parcel of the immovable Property bearing VPC No. 671 measuring 44 x 55 feet situated at Nilaji village, Raibagh Taluk, Belagavi District bounded by;

East : Property of Anantrao Hanamant Tulashigeri
West : Property of Chalachandra hanamant Tulashigeri
North : Property of Muttavva Tukaram Tulashigeri
South : Road

Reserve Price - Rs 42,50,000/- Rupees Forty Two Lakhs Fifty Thousand Only)

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, Raibagh branch, Canara Bank, Ph. No. 7996210508 during office hours on any working day.

Date: 31.07.2024
Place: Raibagh


Authorised Officer
CANARA BANK

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 31-07-2024

1	Name and Address of the Secured Creditor	Canara Bank, RAIBHAG Branch
2	Name and Address of the Borrower & Guarantor	M/s Madavanand Readymade Garments (Borrower) Prop. Sri Narasappa kareppa urf Bhima Tulashigeri Nagaral, Raibagh Raibag Taluk, Belagavi Dist, Karnataka-591317 Sri Narasappa kareppa urf Bhima Tulashigeri (Borrower) Nagaral, Raibagh Raibag Taluk, Belagavi Dist, Karnataka-591317 Sri Tukaram Bhima @ Bhimappa @ Bhimagouda Tulashigeri (Guarantor) Patil Galli, Nagaral, Raibag Taluka, Belagavi Dist, Karnataka-591317 Sri Basavaraj Babu Khot (Guarantor) KPTCL Shift JE Siddapurwadi, Chikodi taluk Belagavi Dist, Karnataka-591201
3	Total liabilities as on 31.07.2024	Rs 93,09,316.19/- (Rupees Ninety Three Lakhs Nine Thousand Three Hundred - Sixteen and Nineteen Paise only) as on 31.08.2024 with further interest and Expenses
4.	Last Date & Time of receipt of online tender	30-08-2024 & 5.00PM
5.	Address in which the online tender to be submitted	Canara Bank, RAIBHAG Branch
6.	Date and time of e-auction (with unlimited extension of 5 minutes duration on each bid)	31-08-2024 3:00 PM TO 4:00 PM
6a	Portal for E-auction	https://ebkray.in/

7. OTHER TERMS AND CONDITIONS:

The auction sale will be online e-auction-through the website <https://ebkray.in/>

- The property will be sold in "As is where is & as is what is" condition including encumbrances, if any.
- The properties can be inspected on or before 30-08-2024 between 2.00 PM to 5.00 p.m with prior appointment.
- The properties will not be sold below the Reserve Price and the participating bidders may improve their offer further during auction process. Auction would commence at Reserve Price, but bidders shall improve their offers in multiples of Rs.10,000/- (Rupees Ten Thousand only)

- d) Intending bidders shall hold a valid digital signature certificate and e-mail address. For details with regard to digital signature please contact M/s PSB Alliance (Ebkray) Phone No. 8291220220 Email id: support.ebkray@psballiance.com
- e) Bidders are advised to go through the website <https://ebkray.in/> for detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction proceedings.
- f) Prospective bidders if required may avail online training on e-auction from M/s PSB Alliance (Ebkray)
- g) EMD shall be deposited by way of DD favoring Authorized officer, Canara Bank Chikodi RO OR through online (RTGS/NEFT/Fund Transfer) to credit the account number 209272434, Canara Bank, Chikodi RO, Chikodi IFSC: CNRB0006926 (in the address mentioned in clause No.1 above) before submitting the bids online Bids shall be submitted through online with relevant details.
- h) A copy of the bid form along with the enclosure submitted online shall be forwarded to the Authorized Officer, Canara Bank, Chikodi RO (in the address mentioned in clause No.1 above) immediately.
- i) Sale shall be confirmed in favor of the successful bidder, subject to confirmation of the same by the secured creditor.
- j) The successful bidder/s 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 period stated above, the deposit made by parties shall be forfeited.
- k) All charges for conveyance, stamp duty and registration charges and TDS amount as per the provisions of the Income Tax Act etc., as applicable shall be borne by the successful bidder/s only.
- l) All taxes, revenue/dues to any local/statutory authority, if any, as applicable shall be borne by the successful bidder/s only.
- m) Authorized officer reserves the right to postpone/cancel or vary the terms and conditions of the tender without assigning any reason thereof.
- n) The intending bidder/s shall also attach a copy of the PAN Card issued by the income Tax department and his/her identity proof and the proof of residence such as copy of the AADHAR Card, Passport, Driving license, etc.

Contact person:

<p>CANARA BANK , Chikodi RO Phone No. 8883092906 Rockdrec@canarabank.com</p>	<p>M/s M/s PSB Alliance (Ebkray) Phone No. 8291220220 Email id: support.ebkray@psballiance.com Website : https://ebkray.in/</p>
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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: Chikodi

Date: 31-07-2024

AUTHORISED OFFICER


CANARA BANK

Internal