

(HO: BANGALURU)

Canara Bank
(Govt. of India Undertaking)
Regional Office: Silchar
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 RULES 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 possession of which has been taken by the Authorised Officer of Canara Bank, will be sold on "As is where is and "Whatever there is" on **24.07.2024** for recovery of dues to the following Branches of Canara Bank from Borrower & Guarantor provided hereinafter.

The Earnest Money Deposit (EMD) shall be deposited on or before **22.07.2024** by 4.00 pm.

The auction will be "Online E-auctioning" through website: <https://www.bankeauctionwizard.com>.

Date and time of auction: 24.07.2024 between 11:00 AM and 01:00 PM
(With unlimited extension of 5 minutes duration each till the conclusion of the sale)

Details of branch, borrower/guarantor, liability, description of the property and EMD, reserve price:

Sl. No.	Name & Address of Secured Creditor/Branch	Name of Borrower/Guarantor	Brief Description of immovable Property	(A)Total Liabilities (Rs): (B)Reserve price (Rs): (C)EMD (Rs): (D)Increment Amount(Rs):
1.	Canara Bank, Aizawl Branch, Near Solomon's Cave, Aizawl Cont. No. 0389- 2321055/98640 70300	1.TLAU AGENCIES C/O LALHLUPUII CHAWNGA ROAD, KHATLA AIZAWL-796001 2. SMT. LALHLUPUII (Prop. And Mortgagor) W/O RAMDINA HNO. FL-104, NEAR PRESBYTERIAN CHURCH FALKLAND, AIZAWL-796001 3.MR. T. VANLALRUATA (Guarantor) S/O: RALPIANGA H.NO:D-91, REPUBLIC VENT AIZAWL-796001	Property Particular: A plot of land measuring 198.00 sq.m under LSC NO 1022/03/01/1724 OF 2007 standing in the name of Mrs LALHLUPUII, W/o Ramdina, Falkland, Aizawl Bounded by: North:- Hmingthangi Site South:- Thanzova's Site East:- Kawr West:- K. Lalhmangaiha & K. Thangchungnungi	A) Total Liab. : 25.65 lakhs + further interests & cost. (B) Reserve price: 5.40 Lakhs (C) EMD : 0.54 lakh (D) Increment Amount: 50000/-

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 Branch Manager, Aizawl Branch, Ph. No. 0389-2321055/9864070300 during office hours on working day.

Date: 02/07/2024
Place : Silchar



Authorised Officer
CANARA BANK

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 14/12/2023

Name and Address of the Secured Creditor : Canara Bank, Aizawl Branch, Near Solomon's Cave,
Aizawl, Cont.0389-2321055

Name and Address of the Borrower(s)/ Guarantor(s) :

1. TLAU AGENCIES, C/O LALHLUPUII, CHAWNGA ROAD, KHATLA, AIZAWL-796001
2. SMT. LALHLUPUII (Prop. And Mortgagor), W/O RAMDINA, HNO. FL-104, NEAR PRESBYTERIAN CHURCH, FALKLAND, AIZAWL-796001
3. MR. T. VANLALRUATA (Guarantor), S/O: RALPIANGA, H.NO:D-91, REPUBLIC VENT, AIZAWL-796001

Total liabilities (As on 13/12/2023)

: **Rs.25.65 lakhs** + further interest

1. (a) Mode of Auction

: E-auction

(b) Details of Auction service provider

: **Antares Systems Limited**

(c) Date & Time of Auction

: 24/07/2024 between 11:30 AM TO 01:30 PM

(d) Place of Auction

: NA

(e) Reserve Price

: **Rs.5.40 Lakhs**

Other terms and conditions:

- Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://www.bankeauctionwizard.com>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- The property can be inspected, with prior appointment with Authorised Office/Branch Manager between 12.00 pm to 04.00 pm from 06/07/2024 to 22/07/2024.
- 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.
- EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Aizawl Branch, A/c. No. 209272434 IFSC Code: CNRB0003489 on or before 22/07/2024 till 4.00pm.
- 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 Antares Systems Limited, Contact : Kushal Bose: Mob : 9674758719,. E-mail Id:- kushal.b@antaressystems.com.



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- After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **22/07/2024** till 4.00 PM, to Canara Bank, Aizawl Branch or by hand or by email to cb3489@canarabank.com.
 - 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.
- The intending bidders should register their names at respective portal and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider **Antares Systems Limited**.
- EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 50,000.00. 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.
- 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.
- **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.**



केनरा बैंक

Canara Bank



सिंडिकेट Syndicate

(HO: BANGALURU)

Canara Bank

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- 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 e-auction without assigning any reason thereof.
- 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 Aizawl branch who, as a facilitating centre, shall make necessary arrangements.
- 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 Branch Manager, Aizawl Branch, Ph. No. 0389-2321055/9864070300 during office hours on working day.

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: Silchar

Date: 02/07/2024

Authorised Officer

Canara Bank

