

**ARM BRANCH MADURAI
COVERING LETTER TO SALE NOTICE**

Ref: ARM MDU 340 SN ARASI HYGENIC SKN 2023-2024

Date: 05/12/2023

To

- 1) **M/s Arasi Hygienic Foods**, represented by its Proprietor, Smt. Mahes. S,
W/o Sri. Sivakumar. K, No. 1390/2, Ramalingapuram Road, Achamthavirthan
Village, R. Rettiyapatti, Virudhunagar District – 626 136.
- 2) **Smt. Mahes. S. (Borrower)**, W/o Sri. Sivakumar. K, No. 659-154/23 Madasamy
Koil Street, Rajapalayam, Virudhunagar District – 626 117.
- 3) **Sri. Sivakumar. K, (Guarantor)**, S/o Sri. Kasirajan. L No. 659-154/23 Madasamy
Koil Street, Rajapalayam, Virudhunagar – 626 117.

Dear 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, Rajapalayam 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 **ARM Branch, Madurai 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 thereunder, 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, कृते केनरा बैंक / For CANARA BANK


Authorised Officer / प्राधिकृत अधिकारी
ए आर एम शाखा, मदुरै / ARM Branch, Madurai.

Canara Bank

ENCLOSURE – SALE NOTICE



ARM BRANCH MADURAI

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 possession of which has been taken by the Authorised Officer of Rajapalayam Branch of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on **08/01/2024** for recovery of **Rs.4,30,05,563.97** (Rupees Four Crores Thirty Lakhs Five Thousand Five Hundred Sixty Three and Paise Ninety Seven only) and further interest from 01/12/2023 + cost due to the ARM Branch, Madurai of Canara Bank from **M/s Arasi Hygienic Foods**, represented by its Proprietor **Smt. Mahes. S, (Borrower), & Sri. Sivakumar. K, (Guarantor)**.

The reserve price for **Property No.1** will be **Rs.63,50,000/-** (Rupees Sixty Three Lakhs Fifty Thousand only)

The earnest money deposit for **Property No.1** will be **Rs.6,35,000/-** (Rupees Six Lakhs Thirty Five Thousand only)

The Earnest Money Deposit shall be deposited on or before **4.00 p.m. of 06/01/2024**

Details and full description of the immovable property(ies):

Property No.1

All the part and parcel of the land situated in Virudhunagar District, Virudhunagar Reg Dist, Keezha rajakularaman SRO, Srivilliputhur Circle, Achamthavirthan village,

- 1) Ayan Punjai S.No.1390/2, out of a total extent of hectare 0.49.0, in 1 acre 21 cents, in the northern side of 83.50 cents, in which excluding of 8.25 cents in the northern side remaining 75.25 cents.
- 2) Ayan Punjai S.No. 1390/2, out of a total extent of hectare 0.49.0 acre, in 1 acre 21 cents, in the southern side of hectare 0.15.0, in which 37.50 cents.
- 3) Ayan Punjai S.No. 1390/4, out of a total extent of hectare 0.52.5 acre, in 1 acre 30 cents, in the northern side of hectare 0.11.0, in which 27.50 cents.
- 4) Ayan Punjai S.No. 1390/3C, out of a total extent of hectare 0.10.0 acre, in 25 cents, in the southern side of hectare 0.08.0, in which 20.0 cents.

In the above mentioned Survey Numbers clubbed and named as "Vasantham Nagar", wherein

Plot No.1 Measuring :-

East-west on the north 22.25 feet, on the south 21 feet,
North-south on the west 26.50 feet, on the east 22.25 feet.



Totally 527.10 sq feet - 48.96 sq mtr - 1.21 cents.

Plot No.2 Measuring :-

East-west on the north 30.0 feet, on the south 30 feet,
North-south on the west 26.0 feet, on the east 26.50 feet.

Totally 787.50 sq feet -73.16 sq mtr - 1.81 cents.

Plot No.1A-Measuring :-

East-west on the north 51 feet, on the south 50.3 feet,
North-south on the west 18 feet, on the east 18 feet.

Totally 911.70 sq feet 84.69 sq mtr- 2.09 cents.

Plot Nos 1, 2, 1A

Bounded by :-

North of : Plot nos.9,10,11 ;

West of : Ayan punjai S.No.1389/1B ;

East of : pathway of plot nos 3,4 ;

South of : Ayan Punjai S.No.1394.

Plot No. 9 Measuring :-

East-west on the north 32.75 feet, on the south 32.75 feet,
North-south on the west 40 feet, on the east 40 feet.

Totally 1310 sq feet -121.70 sq mtr- 3 cents.

Plot No. 10 Measuring :-

East-west on the north 30 feet, on the south 30 feet,
North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr- 2.75 cents.

Plot No. 11 Measuring :-

East-west on the north 20.52 feet, on the south 18.75 feet,
North-south on the west 40 feet, on the east 40 feet.

Totally 780 sq feet -72.46 sq mtr-1.79 cents.

Plot No. 12 Measuring :-

East-west on the north 18.75 feet, on the south 17.50 feet,
North-south on the west 40 feet, on the east 40 feet.

Totally 725 sq feet -67.35 sq mtr-1.67 cents.

Plot No. 13 Measuring :-

East-west on the north 30 feet, on the south 30 feet,
North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr- 2.75 cents.

Plot No. 14 Measuring :-

East-west on the north 32.75 feet, on the south 32.75 feet,
North-south on the west 40 feet, on the east 40 feet.

Totally 1310 sq feet -121.70 sq mtr- 3 cents.

Plot No. 12A- Measuring :-

East-west on the north 80.50 feet, on the south 82.6 feet,
North-south on the west 18 feet, on the east 18 feet.

Totally 1310 sq feet -121.70 sq mtr- 3 cents.

Plot Nos.9, 10, 11, 12, 12A, 13, 14.

Bounded by :-

North of : Plot Nos. 20, 21, 22



West of : Ayan Punjai S.No.1389/1B

East of : Plot Nos. 8, 15

South of : Plot No.1A

Plot No. 20 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr- 2.75 cents.

Plot No. 21 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr- 2.75 cents.

Plot No. 22 Measuring :-

East-west on the north 22.50 feet, on the south 20.50 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 860 sq feet -79.89 sq mtr- 1.97 cents.

Plot No. 23 Measuring :-

East-west on the north 20.50 feet, on the south 18.75 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 780 sq feet -72.46 sq mtr-1.79 cents.

Plot No. 24 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr-2.75 cents.

Plot No. 25 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr-2.75 cents.

Plot No. 23A-Measuring :-

East-west on the north 78.9 feet, on the south 78 feet,

North-south on the west 18 feet, on the east 18 feet.

Totally 1412.10 sq feet -131.18 sq mtr-3.23 cents.

Plot Nos. 20 21, 22, 23, 23A, 24, 25

Bounded by :-

North of : Plot nos.38, 39,40 ;

South of : Plot No.12A ;

West of : Ayan Punjai S.No.1389/1B ;

East of : Plot nos 19,26 retained by vendor.

Plot No. 38 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr-2.75 cents.

Plot No. 39 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr-2.75 cents.

Plot No. 40 Measuring :-

East-west on the north 18 feet, on the south 19.50 feet,



North-south on the west 40 feet, on the east 40 feet.

Totally 750 sq feet -69.67 sq mtr-1.72 cents.

Plot No. 41 Measuring :-

East-west on the north 19.50 feet, on the south 24.50 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 880 sq feet -81.75 sq mtr-2.02 cents.

Plot No. 42 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr-2.75 cents.

Plot No. 43 Measuring :-

East-west on the north 30 feet, on the south 30 feet,

North-south on the west 40 feet, on the east 40 feet.

Totally 1200 sq feet -111.48 sq mtr-2.75 cents.

Plot Nos. 38, 39, 40, 41, 42, 43

Bounded by :-

West of : Ayan Punjai S.No.1389/1B ;

East of : Plot Nos. 37, 44 retained by vendor ;

South of : Plot No.23A ;

North of : 20 feet wide East – west pathway.

The aforesaid Plot Nos. 1, 2, 9, 10, 11, 12, 13, 14, 20, 21, 22, 23, 24, 25, 1A, 12A, 23A, 38, 39, 40 are under Ayan Punjai S.No.1390/2 and the Plot Nos. 41, 42, 43 are under Ayan Punjai 1390/2 & 1390/4.

The total extent of above mentioned Plot Nos. 1, 2, 9, 10, 11, 12, 13, 14, 20, 21, 22, 23, 24, 25, 1A, 12A, 23A, 38, 39, 40 are under Ayan Punjai S.No.1390/2 and including Plot Nos. 41,42,43 is 55.83 cents – 24,343 sq ft – 2261.46 sq mtr as vacant site, in which there is a building with Asbestos roof to an extent of 2500 sq ft – 232.25 sq mtr, remaining is vacant land.

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, Canara Bank, ARM Branch, Madurai. (Ph. No. 0452 - 2335348, Cell No. 9489046509) during office hours on any working day.

Date: 05/12/2023

Place: Madurai

कृते केनरा बैंक/ For CANARA BANK


Authorised Officer / प्राधिकृत अधिकारी
ए आर एम शाखा, मदुरै / ARM Branch, Madurai.
Authorised Officer

Canara Bank

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 05/12/2023

1	Name and Address of the Secured Creditor	Canara Bank, ARM Branch, St. Mary's Campus, Circle Office, First floor, East Veli Street, Madurai-625 001.
2	Name and Address of the Borrower(s)/Mortgagor	<p>1) M/s Arasi Hygienic Foods, represented by its Proprietor, Smt. Mahes. S, W/o Sri. Sivakumar. K, No. 1390/2, Ramalingapuram Road, Achamthavirthan Village, R. Rettiyapatti, Virudhunagar District – 626 136.</p> <p>2) Smt. Mahes. S. (Borrower), W/o Sri. Sivakumar. K, No. 659-154/23 Madasamy Koil Street, Rajapalayam, Virudhunagar District – 626 117.</p> <p>3) Sri. Sivakumar. K, (Guarantor), S/o Sri. Kasirajan. L No. 659-154/23 Madasamy Koil Street, Rajapalayam, Virudhunagar District– 626 117.</p>
3.	Total liabilities as on 30/11/2023	Rs.4,30,05,563.97 (Rupees Four Crores Thirty Lakhs Five Thousand Five Hundred Sixty Three and Paise Ninety Seven only) and further interest from 01/12/2023 + cost
4 a) b) c) d)	<p>Mode of Auction :</p> <p>Details of Auction service provider :</p> <p>Date & Time of Auction :</p> <p>Portal of E-Auction</p>	<p>E-Auction</p> <p>M/s E – Procurement Technologies Ltd, Mr. Praveenkumar Thevar Mobile : 97227 78828 Email : praveen.thevar@auctiontiger.net tamilnadu@auctiontiger.net</p> <p>08/01/2024 & 01.00 p.m. to 2.00 p.m.</p> <p>https://canarabank.auctiontiger.net</p>
5 a)	Reserve Price	The reserve price for Property No.1 will be Rs.63,50,000/- (Rupees Sixty Three Lakhs Fifty Thousand only)
b)	EMD & last date of deposit of EMD	<p>The earnest money deposit for Property No.1 will be Rs.6,35,000/- (Rupees Six Lakhs Thirty Five Thousand only)</p> <p>The Earnest Money Deposit shall be deposited on or before 4.00 p.m. of 06/01/2024</p>
6	Other terms and conditions :	
a)	Auction/bidding shall be only through “Online Electronic Bidding” through the website https://canarabank.auctiontiger.net . 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 of Authorised Officer, ARM Branch, Madurai.	
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 Authorised Officer, Canara Bank, ARM Branch, Madurai OR shall be deposited through RTGS/NEFT/Fund Transfer to the credit of account of Canara Bank, ARM Branch, Madurai. Sundry Liabilities A/c No.209272434, IFSC Code: CNRB0006291 on or before 4.00 p.m. of 06/01/2024	



	06/01/2024.
e)	<p>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</p> <p>Mr. Praveenkumar Thevar Mobile : 97227 78828 Email : praveen.thevar@auctiontiger.net tamilnadu@auctiontiger.net</p>
f)	<p>After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 4.00 p.m. of 06/01/2024 to Canara Bank, ARM Branch, Madurai by hand or by email.</p> <ol style="list-style-type: none"> 1. Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No. 2. 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. 3. Bidders Name, Contact No., Address, E Mail Id. 4. Bidder's A/c details for online refund of EMD.
g)	<p>The intending bidders should register their names at portal https://canarabank.auctiontiger.net and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider</p> <p>Mr. Praveenkumar Thevar Mobile : 97227 78828 Email : praveen.thevar@auctiontiger.net tamilnadu@auctiontiger.net</p>
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.25,000/- (Rupees Twenty Five Thousand 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), immediately or on the next working day 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/her shall be forfeited by the Authorised Officer without any notice and property shall forthwith be put up for sale again.
k)	For sale proceeds of Rs. 50.00 lakhs (Rupees Fifty 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.
l)	All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
m)	Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
n)	In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Canara Bank, ARM Branch, Madurai who as a facilitating center, shall make necessary arrangements.



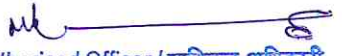
o)	<p>For further details contact Authorised Officer, Canara Bank, ARM Branch, Madurai (Ph. No. 0452-2335348, Cell No.94890 46509) E-mail id: cb6291@canarabank.com OR the service provider</p> <p>M/s E – Procurement Technologies Ltd, Mr. Praveenkumar Thevar Mobile : 97227 78828 Email : praveen.thevar@auctiontiger.net tamilnadu@auctiontiger.net</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

Date : 05/12/2023
Place : Madurai

कृते केनरा बैंक/ For CANARA BANK


Authorised Officer / प्राधिकृत अधिकारी
ए आर एम शाखा, मदुरै / ARM Branch, Madurai.
Authorised Officer
Canara Bank