



ANNEXURE – 14  
CANARA BANK

COVERING LETTER TO SALE NOTICE

Ref:6932/GVP/11215/721.375(1)/23-24

Date:01.02.2024

To

1) Shri Nazirsab Mehbubsab Mulgund (Borrower)

R/o Indira Nagar,

LAKSHMESHWAR ,Gadag(Dist)-582116.

2) Shri Thanwir Nazirahmed Mulgund (Borrower)

R/o Indira Nagar,

LAKSHMESHWAR ,Gadag(Dist)-582116.

3) Shri Ibrahim M Mattur (Guarantor)

R/o Desai Bana,

LAKSHMESHWAR ,Gadag(Dist)-582116.

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 .

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As you are aware, I on behalf of Canara Bank, LAKSHMESHWAR 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 LAKSHMESHWAR 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.

कृते वेदुस वैतुह्यु, CANARA BANK

Authorised Officer

Canara Bank II, हुबल्लि-580031

ENCLOSURE - SALE NOTICE



**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 **LAKSHMESHWAR** Branch of the Canara Bank., will be sold on "As is where is", "As is what is", and " Whatever there is" on **11.03.2024**, for recovery of Rs. **2,80,832.60/-** due to the **LAKSHMESHWAR** branch of Canara Bank from **Shri Nazirsab Mehbubsab Mulgund, Shri Thanwir Nazirahmed Mulgund (Borrower (s)), Shri Ibrahim M Mattur (Guarantor(s))**.

The reserve price will be Rs **14,40,000/-** and the earnest money deposit will be Rs **1,44,000/-**. The Earnest Money Deposit shall be deposited on or before **07.03.2024 3 pm**.

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

All that part and parcel of the property consisting of Plot No:147 R.S No 409/2 Measuring 700 Sq ft situated at Indira Nagar, Laxmeshwar, Gadag (Dist).

Bounded by,  
East: Plot No .147/A  
West: Road  
South: Property of TMC  
North: Road

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 Chief Manager, **LAKSHMESHWAR** Branch Canara Bank , Ph. No. **9449860258** during office hours on any working day.

Date: **01.02.2024**

Place: **LAKSHMESHWAR**

कृते केनरा बैंक / For CANARA BANK  
Authorised Officer  
प्राधिकृत अधिकारी / Authorised Officer  
CANARA BANK  
क्षेत्रीय कार्यालय-II, हुबल्लि-580031  
R.O.-II HUBBALLI-580 031



**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 01.02.2024.**

1. Name and Address of the Secured Creditor : Canara Bank, LAKSHMESHWAR(Branch) DPD 11215.

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

1) Shri Nazirsab Mehbubsab Mulgund (Borrower)

R/o Indira Nagar,

LAKSHMESHWAR ,Gadag(Dist)-582116.

2) Shri Thanwir Nazirahmed Mulgund (Borrower)

R/o Indira Nagar,

LAKSHMESHWAR ,Gadag(Dist)-582116.

3) Shri Ibrahim M Mattur (Guarantor)

R/o Desai Bana,

LAKSHMESHWAR ,Gadag(Dist)-582116.

3. Total liabilities as on 01.02.2024 : Rs. . 2,80,832.60/- Plus future charge and interest.

4. (a) Mode of Auction : Online Electronic Bidding

(b) Details of Auction service provider : M/s Canbank Computer Service Ltd., NO 218,

J P Royale,1<sup>st</sup> floor,Sampige Road,

Malleswaram Bengaluru-560003.

Website:[www.indianbankseuction.com](http://www.indianbankseuction.com)

(c) Date & Time of Auction : 11.03.2024 12 PM TO 2 PM

(d) Place of Auction : LAKSHMESHWAR Branch DPD 11215

5. Reserve Price : Rs. Rs 14,40,000/- (Rupees Fourteen Lakhs Fourty Thousand Only )

6. Other terms and conditions:

a) Auction/bidding shall be only through "Online Electronic Bidding" through the website [www.indianbankseuction.com](http://www.indianbankseuction.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 07.03.2024 @ 10.00 AM.

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Finance Syndicate

- 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, LAKSHMESHWAR Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, LAKSHMESHWAR Branch A/c No 209272434 IFSC Code:CNRB0011215 on or before **07.03.2024 3 pm**.
- 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 M/s Canbank Computer Service Ltd.,NO 218, J P Royale,1<sup>st</sup> floor,Sampige Road, Malleswaram Bengaluru-560003.Email:ccsleauction@gmail.com Ph: **9832952602/9480691777/6294220147** Website:[www.indianbankseauction.com](http://www.indianbankseauction.com)
- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **07.03.2024 4 PM**, to Canara Bank,LAKSHMESHWAR Branch DPD **11215**, 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 A/c details for online refund of EMD.
- g) The intending bidders should register their names at portal [www.indianbankseauction.com](http://www.indianbankseauction.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 Canbank Computer Service Ltd.,NO 218, J P Royale,1<sup>st</sup> floor,Sampige Road, Malleswaram Bengaluru-560003.Email:ccsleauction@gmail.com Ph:**9832952602/9480691777/6294220147** Website:[www.indianbankseauction.com](http://www.indianbankseauction.com)
- 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 multiples of **Rs10,000/-** (The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum of Rs. 10000 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 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 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.

k) 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.

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 Circle office or LAKSHMESHWAR branch DPD 11215 who, as a facilitating centre, shall make necessary arrangements.

o) For further details contact Authorised officer, Canara Bank, LAKSHMESHWAR DPD 11215 Branch (Ph. No9449860258) e-mail id [cb11215@canarabank.com](mailto:cb11215@canarabank.com) OR the service provider M/s Canbank Computer Service Ltd., NO 218, J P Royale, 1<sup>st</sup> floor, Sampige Road, Malleswaram Bengaluru-560003. Email: [ccsleauction@gmail.com](mailto:ccsleauction@gmail.com) Ph: 9832952602/9480691777/6294220147  
Website: [www.indianbankseaction.com](http://www.indianbankseaction.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: LAKSHMESHWAR

Date: 01.02.2024

For CANARA BANK  
Authorised Officer  
प्राधिकृत अधिकारी/Authorised Officer  
क्षेत्रीय कार्यालय - Canara Bank  
R.O.-II HUBBALLI-580 031