

**BODINAYAKANUR BRANCH**  
**COVERING LETTER TO SALE NOTICE**

Ref: BODINAYAKANUR/SALE/2023-24

Date:03/04/2023

To

**BORROWER :**

**GUARANTOR :**

**M/S PARAM JOTHI TRADERS,  
Proprietor: Mr. B. Deivendran  
16/1 Asaithambi Lane  
Bodinayakanur  
THENI DISTRICT**

**Sri. N C Jegan  
S/o N. Chinnamayan  
Door No 170 Main Road  
Varusanadu, Mailadumparai,  
Andipatti Taluk, Theni District**

Dear Sirs,

**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 Bodinayakanur 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 **Bodinayakanur 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 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,

**Authorised Officer, Canara Bank**

**ENCLOSURE – SALE NOTICE**

**E-Auction Sale Notice for Sale of Immovable Assets 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 **Bodinayakkanur** branch of the Canara Bank., will be sold on "As is where is", "As is what is", and " Whatever there is" on **05/05/2023** for recovery of **Rs. 2,58,28,381.66/-(Rupees Two Crores Fifty Eight Lakhs Twenty Eight Thousand Three Hundred Eighty One Paise Sixty Six only)** due as on **31/03/2023** with further interest thereon from **31/03/2023+** cost to the **Bodinayakanur** Branch of Canara Bank from borrower **M/s Paramjothi Traders represented by its proprietor Mr.B.Deivendran and its Guarantor Mr.N.C.Jegan**

The reserve price will be **Rs.2,51,50,000/-(Two Crores Fifty One Lakhs Fifty Thousand Only)** and the earnest money deposit will be **Rs.25,15,000/-**

The Earnest Money Deposit shall be deposited on or before **04/05/2023** till **4 pm**.

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

i) Theni District, Periyakulam Re-District, Theni Taluk, Sub division, Allinagaram Village, comprised in Manaiyadi Ayan Sy.No 274 out of an extent of 23 cents on its north west corner leaving a triangle shaped  $1\frac{1}{4}$  cents the remaining  $21\frac{3}{4}$  Cents, and in Punja Ayan Sy. No 273/B3 out of an extent of 1.29 Acres on its west out of an extent of 24 cents on its west out of an extent of 3 cents, leaving 1 cents on its west end the remaining 2 cents have been allocated for 20 ft width North South common path way, on east the remaining extent measuring 1.22 acres, thus totaling 1 Acre  $43\frac{3}{4}$  Cents (i.e  $21\frac{3}{4}$  Cents + 1.22 Acres) is bounded by

East	:	S. No 273/B4
South	:	East West Raja Vaikal
West	:	20 Ft width North South Pathway
North	:	Railways Land.

Within this boundaries  $1.43\frac{3}{4}$  Acre of Punja Land along with well establishment of 4 cents in Sy. No 273/B3 along with  $7\frac{1}{2}$  H P electric motor pump set etc., in which an undivided rights of  $\frac{2}{6}$  part and in which Sy. No 273/B3 out of said 1.22 Acre as the applicant herein already sold out an extent of 21 cents to M. Jeyaram and 7 Cents to Mr. R. Aandavar the remaining 94 Cents in Sy. NO 273/B3 and  $21\frac{3}{4}$  cents in Sy. NO 274 thus totaling  $1.15\frac{3}{4}$  Acre belongs to applicant. The said property now comes under the net of Town survey of Theni – Allinagaram Municipality.

ii) Theni District, Periyakulam Re-District, Theni Taluk, Sub division, Allinagaram Village, at Theni comprised in Manaiyadi Ayan Sy. No 275/3 out of an extent of 1.31 Acre on its east out of an extent of 1.17 acre on its south block from west to east, Plot No 20, 21 out of an extent of 2588  $\frac{3}{4}$  Sq.ft on its east and a triangle shaped house site to an extent of 548  $\frac{1}{4}$  Sq.ft (50.93 Meter) is bounded by

East : SY. No 274  
South : East West Raja Vaikal  
West : Balamurugan and Thirugnanasambadham's Land  
North : North South 16 Ft. width of East West common pathway.

**Measurement :**

East West (North) : 0  
(South) : 25  $\frac{1}{2}$  Ft  
North South (West) : 43 Ft  
(East) : 50  $\frac{1}{2}$  Ft  
**Total : 548  $\frac{1}{4}$  Sq.ft**

Measurement Details of 1<sup>st</sup> and 2<sup>nd</sup> Items of Scheduled Properties:

1. Sy. NO 274	Punja Land	:	21 $\frac{3}{4}$ Cents
Sy. No 273/B3	Punja Land	:	94 Cents
			-----
			1 Acre 15 $\frac{3}{4}$ Cents
			-----
2. Sy. NO 275/3	Vacant House Site	:	548 $\frac{1}{4}$ Sq. ft

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, Bodinayakanur Branch of Canara bank , Ph. No.04546-280245 or Regional Office,Theni (Ph No 04546- 251642.) during office hours on any working day.

Date: 03/04/2023

Place:Bodinayakanur

Authorised Officer

CANARA BANK

**DETAILS :**

1	Name and Address of the Secured Creditor	Canara Bank,BodinayakanurBranch,No 16 Kamaraj Bazar,Theni - 625513.
2	Name and Address of the Borrower/ Guarantor	<p><b>BORROWER :</b></p> <p>M/S PARAM JOTHI TRADERS, Proprietor: Mr. B. Deivendran 16/1 Asaithambi Lane Bodinayakanur THENI DISTRICT</p> <p><b>GUARANTOR :</b></p> <p>Sri. N C Jegan S/o N. Chinnamayan Door No 170 Main Road Varusanadu, Mailadumparai, Andipatti Taluk, Theni District</p>
3	Total liabilities as on 31/03/2023	of <b>Rs. 2,58,28,381.66/-(Rupees Two Crores Fifty Eight Lakhs Twenty Eight Thousand Three Hundred Eighty One Paise Sixty Six only)</b> due as on <b>31/03/2023</b> with further interest thereon from <b>31/03/2023</b> + cost
4	a) Mode of Auction : b) Details of Auction service provider : c) Date & Time of Auction : d) Portal of E-Auction :	<p>E- Auction</p> <p>M/s. CanbankComputerServicesLtd, Malleswaram, Bangalore-560003. (Contact.no 9480691777/ 8880531165/ 9444805621) Email - eauction@ccsl.co.in</p> <p>Date : <b>05/05/2023</b> Time between 12.30 pm – 1.30 pm</p> <p>(With unlimited extension of 5 minutes duration each till the conclusion of the sale)</p> <p><a href="http://www.indianbankseauction.com">www.indianbankseauction.com</a></p>
5	Details of Properties:	i) Theni District, Periyakulam Re-District, Theni Taluk, Sub division, Allinagaram Village, comprised in Manaiyadi Ayan Sy.No 274 out of an extent of 23 cents on its north west corner leaving a triangle shaped 1 ¼ cents the remaining 21 ¾ Cents, and in Punja Ayan Sy. No 273/B3 out of an extent of 1.29 Acres on its west out of an extent of 24 cents on its west out of an extent of 3 cents, leaving 1 cents on its west end the remaining 2 cents have been allocated for 20 ft width North South common path way, on east the remaining extent measuring 1.22 acres, thus totaling 1 Acre 43 ¾ Cents

(i.e 21 ¾ Cents + 1.22 Acres) is bounded by

East : S. No 273/B4  
South : East West Raja Vaikal  
West : 20 Ft width North South  
Pathway  
North : Railways Land.

Within this boundaries 1.43 ¾ Acre of Punja Land along with well establishment of 4 cents in Sy. No 273/B3 along with 7 ½ H P electric motor pump set etc., in which an undivided rights of 2/6 part and in which Sy. No 273/B3 out of said 1.22 Acre as the applicant herein already sold out an extent of 21 cents to M. Jeyaram and 7 Cents to Mr. R. Aandavar the remaining 94 Cents in Sy. NO 273/B3 and 21 ¾ cents in Sy. NO 274 thus totaling 1.15 ¾ Acre belongs to applicant. The said property now comes under the net of Town survey of Theni – Allinagaram Municipality.

ii) Theni District, Periyakulam Re-District, Theni Taluk, Sub division, Allinagaram Village, at Theni comprised in Manaiyadi Ayan Sy. No 275/3 out of an extent of 1.31 Acre on its east out of an extent of 1.17 acre on its south block from west to east, Plot No 20, 21 out of an extent of 2588 ¾ Sq.ft on its east and a triangle shaped house site to an extent of 548 ¼ Sq.ft (50.93 Meter) is bounded by

East : SY. No 274  
South : East West Raja Vaikal  
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Thirugnanasambadham's Land  
North : North South 16 Ft. width  
of East West common pathway.

**Measurement :**

East West (North) : 0  
(South) : 25 ½ Ft  
North South (West) : 43 Ft  
(East) : 50 ½ Ft  
**Total : 548 ¼ Sq.ft**

1.Measurement Details of 1<sup>st</sup> and 2<sup>nd</sup> Items of Scheduled Properties:

Sy. NO 274 Punja Land : 21 ¾Cents  
Sy. No 273/B3 Punja Land : 94 Cents  
-----  
1 Acre 15 ¾ Cents  
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2.Sy. NO 275/3 Vacant House Site :548 ¼ Sq. ft

6	Reserve Price	<b>Rs.2,51,50,000/-(Two Crores Fifty One Lakhs Fifty Thousand Only)</b>
a)		
b)	<b>EMD &amp; last date for deposit of EMD :</b>	<b>Rs. 25,15,000/-&amp; 04/05/2023 till 4 pm</b>
7	<b>Other terms and conditions :</b>	
a)	Auction/bidding shall be only through "Online Electronic Bidding" through the website <a href="http://www.bankeauctions.com">www.bankeauctions.com</a> . 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 B+-ranch / Authorised Officer.	
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 favor of Authorized Officer, Canara Bank, <b>Bodinayakanur</b> Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, <b>Bodinayakkanur</b> Branch, A/c No <b>209272434</b> IFSC Code: <b>CNRB0001002</b> on or before <b>04/05/2023 till 4 pm</b> .	
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. CanbankComputerServicesLtd, Malleswaram, Bangalore-560003. (Contact.no 9480691777/ 8880531165/ 9444805621) Email - <a href="mailto:eauction@ccsl.co.in">eauction@ccsl.co.in</a>	
f)	After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before <b>04/05/2023 till 4 PM</b> , to Canara Bank <b>Bodinayakanur</b> Branch,by hand or by email. <ul style="list-style-type: none"> <li>i) Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.</li> <li>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.</li> <li>iii) Bidders Name. Contact No. Address, E Mail Id.</li> <li>iv) Bidder's A/c details for online refund of EMD.</li> </ul>	
g)	The intending bidders should register their names at portal <a href="https://canarabank.auctiontiger.net">https://canarabank.auctiontiger.net</a> 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. CanbankComputerServicesLtd, Malleswaram, Bangalore-560003. (Contact.no 9480691777/ 8880531165/ 9444805621) Email - <a href="mailto:eauction@ccsl.co.in">eauction@ccsl.co.in</a>	
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 Rs 10000/- (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)	<b>For sale proceeds of Rs. 50,00,000/- (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.</b>
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 Regional office or <b>Bodinayakanur</b> branch who, as a facilitating centre, shall make necessary arrangements.
o)	For further details contact Canara Bank, Bodinayakanur Branch (Ph. No. 04546-280245) e-mail id : cb1002@canarabank.com OR the service provider M/s. CanbankComputerServicesLtd, Malleswaram, Bangalore-560003. (Contact.no 9480691777/ 8880531165/ 9444805621) Email - eauction@ccsl.co.in

**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: Bodinayakanur

Date: 03/04/2023

Authorised Officer  
Canara Bank

Copy To

**Mr. B. Deivendran**  
S/o Balakrishnan  
No 17/7 Veerabathiran Street  
**BODINAYAKANUR**