

ASSET RECOVERY MANAGEMENT BRANCH, TRICHY

Our Ref: CB ARM: TRY: SN BAGYA MARKETERS / 1222747000005/ 1222747000003/
1222261010379/1222746000010 JULY/ 2024/RV

Date: 30-07-2024

COVERING LETTER TO SALE NOTICE

To,

M/s. SRI BAGYA MARKETERS

Represented by Partners Sri. A. SENTHIL KUMAR & Smt. S. HEMALATHA
R/o. 69 A, Vanapattarai Street, Teppakulam, Trichy - 620002

Sri. A. SENTHIL KUMAR

S/o. Sri. T.S. Arunachalam,
R/o. No. 69, Vanapattarai Street, Tiruchirapally - 620002

Smt. S. HEMALATHA

W/o. Sri. A. Senthilkumar
R/o. 69, Vanapattarai Street, Tiruchirapally - 620002

Sri. A. BANUMURTHY

S/o. Sri. TS. Arunachalam,
R/o. No. 66, Vanapattarai Street, Tiruchirapally - 620002

Dear Sir/Madam,

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, the Authorised Officer of Canara Bank has 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 them and the undersigned proposes to sell the assets (through e-auction) 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 (e-auction 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

Enclosures : Sale Notice

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SALE NOTICE

(Auction Sale Notice for Sale of Immovable Properties)

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 to the Secured Creditor, the constructive possession of which has been taken by the Authorized Officer of ARM Branch, Trichy of the Canara Bank., will be sold on “As is where is”, “As is what is”, and “ Whatever there is” on **11-09-2024** for recovery of **Rs. 1,92,83,853/-** (Rupees One crore Ninety Two Lakhs Eighty Three Thousand Eight Hundred and Fifty Three Only) due as on 30-06-2024 with further interest and cost thereon from 01-07-2024 to the ARM Branch Trichy of Canara Bank from borrower **M/s. SRI BAGYA MARKETERS** represented by its Partners Sri. A. SENTHIL KUMAR and Smt. S. HEMALATHA and Guarantors Sri. A. Senthil Kumar, Smt S. Hemalatha and Sri. A. Banumoorthy

The reserve price for Property No1:

| Reserve Price | EMD Amount |
|--|--|
| Rs. 1,22,20,000/- (Rupees One Crore Twenty Two Lakhs Twenty Thousand Only) | Rs. 12,22,200/- (Rupees Twelve Lakhs Twenty Two Thousand Two Hundred Only) |

The Earnest Money Deposit shall be deposited on or before **10-09-2024** till 4 pm

Details and full description of the property:

All the parts and parcel of the property and structures situated in Trichirapalli District, Tiruchirapalli Registration District, Trichirapalli Joint III Sub Registration District, Trichirapalli Taluk, Trichirapalli Town, Vanappattarai Street, Tiruchirapalli Municipal old ward 5, Old Block 4, Old T.S. No. 188 part New Ward A (F), New Block No. 27, New T.S. No. 82/2.

Item No: 1 The lane measuring East West 4 ½ feet North South 30 feet totally 135 square feet

Item No: 2 Abutting Item No.1. on the western side the site measuring east west 63 feet x north south including southern wall 31 feet = 1953 square feet with the

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terraced house thereon bearing Door No. 73 and 73-A, Vanappattarai Street, Tiruchirappalli-2, Electricity Service Connection No. 169, 170.

Item Nos. 1 and 2 totally measuring 2088 square feet with the house thereon within the following four boundaries :

- North by : T.S. Meenakshisundaram House & municipal lavatory in & Municipal lavatory in Old T.S.No. 207 and 206/1.
- South By : Katha Perumal Konar House in Old TS No.189 &190
- East By : Marudaiya Pillai terraced house in Old TS. No.205/1 and 200
- West By : Kamatchiamman Kovil vacant site and Meenakshi Sundaram Pillai Vacant Kuttai Kulam in Old T.S.Nos.181,184 and 187

Situated within the limits of Srirangam zone of corporation of Tiruchirappalli

Date: 30-07-2024
Place: Trichy

**AUTHORISED OFFICER
CANARA BANK**

Restricted

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 30-07-2024

| | | |
|---|--|---|
| 1 | Name and Address of the Secured Creditor | Canara Bank, Asset Recovery Management Branch, 1 st floor, Regional Office Building, Muthaiyah towers, Williams road, Cantonment Trichy - 620001. |
| 2 | Name and Address of the Borrower | M/s. SRI BAGYA MARKETERS Represented by Partners Sri. A. SENTHIL KUMAR & Smt. S. HEMALATHA R/o. 69 A, Vanapattarai Street, Teppakulam, Trichy - 620002 Sri. A. SENTHIL KUMAR S/o. Sri. T.S. Arunachalam, R/o. No. 69, Vanapattarai Street, Tiruchirappally - 620002 Smt. S. HEMALATHA W/o. Sri. A. Senthilkumar R/o. 69, Vanapattarai Street, Tiruchirappally - 620002 |

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| | | <p>Sri. A. BANUMURTHY S/o. Sri. TS. Arunachalam, R/o. No. 66, Vanapattarai Street, Tiruchirapally - 620002</p> |
| 3 | Total liabilities as on 30-06-2024 | <p>Rs. 1,92,83,853/- (Rupees One crore Ninety Two Lakhs Eighty Three Thousand Eight Hundred and Fifty Three Only) due as on 30-06-2024 with further interest and cost thereon from 01-07-2024 + Cost & expenses</p> |
| 4 | Mode of Auction : | E- Auction |
| a) | Details of Auction | |
| b) | service provider : | <p>M/s PSB Alliance (Ebkray) Helpdesk Number: 8291220220 Email: support.ebkray@psballiance.com</p> |
| c) | Date & Time of Auction : | <p>Date : <u>11-09-2024</u> Time between 12.30 pm - 1.30 pm (With unlimited extension of 5 minutes duration each till the conclusion of the sale)</p> |
| d) | Portal of E-Auction : | https://ebkray.in/ |
| 5 | Details and Description of the Property | <p>All the parts and parcel of the property and structures situated in Trichirapalli District, Tiruchirapalli Registration District, Trichirapalli Joint III Sub Registration District, Trichirapalli Taluk, Trichirapalli Town, Vanappattarai Street, Tiruchirapalli Municipal old ward 5, Old Block 4, Old T.S. No. 188 part New Ward A (F), New Block No. 27, New T.S. No. 82/2.</p> <p>Item No: 1 The lane measuring East West 4 ½ feet North South 30 feet totally 135 square feet</p> <p>Item No: 2 Abutting Item No.1. on the western side the site measuring east west 63 feet x north south including southern wall 31 feet = 1953 square feet with the terraced house thereon bearing Door No. 73 and 73-A, Vanappattarai Street, Tiruchirappalli-2, Electricity Service Connection No. 169, 170.</p> <p>Item Nos. 1 and 2 totally measuring 2088 square feet with</p> |

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| | | <p>the house thereon within the following four boundaries :</p> <p>North by : T.S. Meenakshisundaram House & municipal lavatory in & Municipal lavatory in Old T.S.No. 207 and 206/1.</p> <p>South By : Katha Perumal Konar House in Old TS No.189 &190</p> <p>East By : Marudaiya Pillai terraced house in Old TS. No.205/1 and 200</p> <p>West By : Kamatchiamman Kovil vacant site and Meenakshi Sundaram Pillai Vacant Kuttai Kulam in Old T.S.Nos.181,184 and 187</p> <p>Situated within the limits of Srirangam zone of corporation of Tiruchirappalli</p> | | | | | |
|--|--|--|--|---------------|------------|--|--|
| 6 | a) Reserve Price | <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 50%; text-align: center;">Reserve Price</th> <th style="width: 50%; text-align: center;">EMD Amount</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;"> <p style="text-align: center;">Rs. 1,22,20,000/- (Rupees One Crore Twenty Two Lakhs Twenty Thousand Only)</p> </td> <td style="text-align: center;"> <p style="text-align: center;">Rs. 12,22,200/- (Rupees Twelve Lakhs Twenty Two Thousand Two Hundred Only)</p> </td> </tr> </tbody> </table> | | Reserve Price | EMD Amount | <p style="text-align: center;">Rs. 1,22,20,000/- (Rupees One Crore Twenty Two Lakhs Twenty Thousand Only)</p> | <p style="text-align: center;">Rs. 12,22,200/- (Rupees Twelve Lakhs Twenty Two Thousand Two Hundred Only)</p> |
| Reserve Price | | EMD Amount | | | | | |
| <p style="text-align: center;">Rs. 1,22,20,000/- (Rupees One Crore Twenty Two Lakhs Twenty Thousand Only)</p> | <p style="text-align: center;">Rs. 12,22,200/- (Rupees Twelve Lakhs Twenty Two Thousand Two Hundred Only)</p> | | | | | | |
| b) | EMD & last date of deposit of EMD : | <p>The Earnest Money Deposit shall be deposited on or before <u>10-09-2024</u> till 4.00 pm.</p> | | | | | |
| 7. | Other terms and conditions : | | | | | | |
| a) | <p>Auction/bidding shall be only through “Online Electronic Bidding” through the website https://ebkray.in. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.</p> | | | | | | |
| b) | <p>The property can be inspected with prior appointment of Branch / Authorised Officer.</p> | | | | | | |
| c) | <p>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.</p> | | | | | | |

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| d) | EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Canara Bank, ARM Branch Trichy OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, ARM Branch Trichy A/c No: <u>209272434</u> IFSC Code: <u>CNRB0006818</u> on or before <u>10-09-2024</u> till 4.00 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 PSB Alliance (Ebkray) ; Helpdesk Number: 8291220220 ; Email: support.ebkray@psballiance.com |
| f) | After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before <u>10-09-2024</u> till 4.00 pm , to Canara Bank, Trichy ARM branch 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 <u>https://ebkray.in</u> 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 PSB Alliance (Ebkray) ; Helpdesk Number: 8291220220 ; Email: support.ebkray@psballiance.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 multiplies of <u>Rs.1,00,000/-</u> .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 above Rs 50 (Rupees Fifty) lacs, TDS shall be payable at the rate 1% of the Sale amount, which shall be payable separately by the Successful buyer. |
| l) | All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only. |
| m) | In case , if any statutory dues is pending for the respective property, it has to be |

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| | paid by the respective successful bidder/purchaser. Bank will not held responsible for such dues. |
| n) | Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof. |
| o) | 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 Trichy ARM Branch who, as a facilitating centre, shall make necessary arrangements. |
| p) | For further details contact Authorised Officer, Canara Bank, Trichy ARM Branch (Ph. No: 0431-2416067 e-mail id : cb6818@canarabank.com the service provider M/s PSB Alliance (Ebkray); Helpdesk Number: 8291220220 ; Email: support.ebkray@psballiance.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: Trichy
Date: 30-07-2024

**AUTHORISED OFFICER
CANARA BANK**