



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 Securitization 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-possession of which has been taken by the Authorized Officer of **Canara Bank, Lake Gardens II Branch Kolkata**, of the Canara Bank., will be sold on "As is where is", "As is what is", and " Whatever there is" on **01.03.2024** , for recovery of) ₹ **29, 28,761.39 (Rupees Twenty Nine Lakhs Twenty eight thousand Seven hundred Sixty one and paisa Thirty Nine only)** with interest effective from 01.01.2010 and costs etc. due to the of the **Canara Bank Lake Gardens II Branch Kolkata** from **Star Enterprise**.

The reserve price will be **Rs. 40,02,000/- (Rupees Forty Lakh Two Thousand only)** and the earnest money deposit will be **Rs. 4,01,000/-**. The Earnest Money Deposit shall be deposited on or before **27.02.2024 up to 5.00 p.m.**

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

All that piece and parcel of property measuring 4 Cottahs bastu land with double storied building situated at Mouza – Dakshin Nimta, JL No. -8, Touzi No. -63, 163, RS No-102, CS Dag No- 9556, Khatian No -28, P.S- Nimta, dist-24 Parganas North, Premises No- 44/1, Durganagar Road, Kolkata-65 owned by Smt Jharna Biswas.

Bounded by

- On the North: by House of Basudeb Dutta
On the South: by 4' wide common passage
On the East: by Vacant land
On the West: by Sukumar Biswas's Building

(Property under our Symbolic Possession)

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 In-charge, of **Lake Gardens II Branch Kolkata** Canara Bank, Ph. No. **6292243512** during office hours on any working day.

Date: 29.01.2024
Place: Kolkata

कृते केनरा बैंक / For CANARA BANK

प्राधिकृत अधिकारी / Authorised Officer
क्षेत्रीय कार्यालय-1, कोलकाता-16
Regional Office-1, Kolkata- 16

Authorized Officer
Canara Bank



DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 29.01.2024

1. Name and Address of the Secured Creditor: **Canara Bank, 164A/4/2, Prince Anwar Shah Road, Lake Gardens, Kolkata-700045**
2. Name and Address of the Borrower(s)/ Guarantor(s):
 - a) Borrower: **Star enterprise Prop: Jharna Biswas, W/o- Mr. Pradip Biswas Address- 87, Durganagar Road, Kolkata- 700065**
 - b) Guarantor1: **Mr Pradip Biswas, S/o Late S C Biswas, Address- 87, Durganagar Road, Kolkata- 700065**
 - c) Guarantor2: **Mr Prasanta Biswas, S/o- Prabhat Biswas, 222, Durgapur Road, Kolkata-700065**
3. Total liabilities as on 28.01.2010: **₹ 29, 28,761.39 (Rupees Twenty-Nine Lakhs Twenty-eight Thousand Seven Hundred Sixty-one and paise Thirty-Nine only)**
4. (a) Mode of Auction: e-Auction
(b) Details of Auction service provider: **M/s CANBANK COMPUTER SERVICES LTD. and contact numbers are 08553643144 & 09480691777 Email Id: eauction@ccsl.co.in**
(c) **Date & Time of Auction: 01.03.2024 from 11.30 AM- 01.30 PM**
(d) Place of Auction: Online
5. Reserve Price: **Rs.40,02,000/- (Rupees Forty Lakh Two Thousand only)**
6. Other terms and conditions:
 - a) Auction/bidding shall be only through "Online Electronic Bidding" through the website <http://www.indianbankseaction.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 Authorized Officer, **from 10.02.2024 to 26.02.2024 between 3:00 P.M to 5:00 P.M.**
 - 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, Lake Gardens II Branch** OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of **Canara Bank, Lake Gardens II Branch, A/c No 209272434, IFSC Code: CNRB0019593** on or before 27.02.2024 upto 5.00 p.m.
 - 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 SERVICES LTD. and contact numbers are 08553643144 & 09480691777 Email Id: eauction@ccsl.co.in.**
 - f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 28.02.2024 upto 5.00 PM, to **Canara Bank Lake Gardens II 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 <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 SERVICES LTD.** and contact numbers are **08553643144 & 09480691777** Email Id: **eauction@csl.co.in**

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 10,000/- (The amount can be decided by the authorized 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) Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

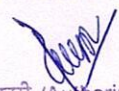
n) In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Circle office or **Lake Gardens II Branch** who, as a facilitating center, shall make necessary arrangements.

o) For further details contact Canara Bank, **Lake Gardens II Branch** (Ph. No. **6292243512**) e-mail id **cb19593@canarabank.com** OR the service provider M/s **CANBANK COMPUTER SERVICES LTD.** and contact numbers are **08553643144 & 09480691777** Email Id: **eauction@csl.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.

कृते केनरा बैंक / For CANARA BANK


प्राधिकृत अधिकारी / Authorized Officer
क्षेत्रीय कार्यालय-1, कोलकाता-16
Regional Office-1, Kolkata-16

Authorized Officer
Canara Bank

Place: Kolkata
Date: 29.01.2024