

(A GOVERNMENT OF INDIA UNDERTAKING)

Ref: GKP/SALE NOTICE/6400773000001/AUG/2024

Date: 08.08.2024

To,

1. M/s Star Poultry (Borrower)
Prop. Smt. Pramila Devi,
Mauja – Lakhpur,
Village- Badilpur, P.S.-Haldi,
Ballia -277402
2. Smt. Pramila Devi (Proprietor/ Mortgagor)
W/o Sri Vinay Pratap Singh,
House No.- 769Kha,
Village- Muradih,
Post- Babubel,
Pargana & Tehsil- Ballia,
Ballia- 277402
3. Sri Santosh Kumar Singh (Guarantor/ Mortgagor)
S/o Sri Lallan Singh,
Pokhara Babu Bel,
Ballia- 277402

Dear Sir/Madam,

Sub: Notice under Section 13(4) of the Securitization 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 ARYA SAMAJ ROAD BALLIA 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 ARYA SAMAJ ROAD BALLIA Branch of Canara Bank.

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,

For CANARA BANK

Authorised Officer

AUTHORISED OFFICER

CANARA BANK

ENCLOSURE – SALE NOTICE





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SALE NOTICE

**SALE NOTICE OF IMMOVABLE PROPERTIES THROUGH E-AUCTION (ONLINE AUCTION)
UNDER RULES 8(6) and (9) OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002**

Notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002, will be sold through e-auction on the following terms and conditions. E auction arranged by the service provider **M/s PSB Alliance (Ebkray)**, E-Auction Portal: <https://ebkray.in/> Contact: **8291220220** Email: support.ebkray@psballiance.com.

1. Name and Address of Secured Creditor : **Canara Bank ARYA SAMAJ ROAD BALLIA Branch**
2. Name and Address of the Borrower : **1. M/s Star Poultry (Borrower)
Prop. Smt. Pramila Devi,
Mauja – Lakhpur,
Village- Badilpur, P.S.-Haldi,
Ballia -277402**
**2. Smt. Pramila Devi (Proprietor/ Mortgagor)
W/o Sri Vinay Pratap Singh,
House No.- 769Kha,
Village- Muradih,
Post- Babubel,
Pargana & Tehsil- Ballia,
Ballia- 277402**
**3. Sri Santosh Kumar Singh (Guarantor/ Mortgagor)
S/o Sri Lallan Singh,
Pokhara Babu Bel,
Ballia- 277402**
3. Total Liabilities as on **31.12.2022**: **Rs. 50,85,548.46 + other expenses +int. w.e.f. (01.01.2023)**
4. Last date for receipt of tender documents : **27.08.2024 up to 5:00 PM**
5. Tender document to be submitted at : **Canara Bank , ARYA SAMAJ ROAD BALLIA Branch**
6. (a) Date and Time of e-auction : **28.08.2024 – 10:00 AM to 02:00 PM**
(With extension of 5 min duration each till the conclusion of Sale)
- (b) Portal of e – auction : **<https://ebkray.in/>**

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7. Details of Property/ies (With boundaries) : (As per Sale Deed/ Title Documents available with the Bank)

S. No.	Details of Security/Property	Boundaries
1.	All that part and parcel of the property of Smt. Pramila Devi consisting of: Survey No./ Araji No.- Plot No. 210, Area-5050 sq. mt., Situated At- Village- Lakhpur, Paragana, Tehsil and Distt- Ballia.	North : Land of Mithilesh Singh. South : Chak road. East : Chak road. West : Plot of Co-share holder Sri Santosh Kumar.
2.	All that part and parcel of the property of Sri Santosh Kumar Singh consisting of: Survey No./ Araji No.- Plot No. 210, Area-5050 sq. mt., Situated At- Village- Lakhpur, Paragana, Tehsil and Distt- Ballia.	North : Land of Mithilesh Singh. South : Chak road. East : Chak road. West : Chak road 12 feet wide.

8. RESERVE PRICE:

S. No	PROPERTY DETAILS	RESERVE PRICE	EMD
1	All that part and parcel of the property of Smt. Pramila Devi consisting of: Survey No./ Araji No.- Plot No. 210, Area-5050 sq. mt., Situated At- Village- Lakhpur, Paragana, Tehsil and Distt- Ballia.	Rs. 31,92,000/-	10% of Reserve Price i.e. Rs. 3,19,200/-
2	All that part and parcel of the property of Sri Santosh Kumar Singh consisting of: Survey No./ Araji No.- Plot No. 210, Area-5050 sq. mt., Situated At- Village- Lakhpur, Paragana, Tehsil and Distt- Ballia.	Rs. 31,92,000/-	10% of Reserve Price i.e. Rs. 3,19,200/-

9. Last date of deposit of EMD: The last date of deposit of EMD by 27.08.2024 up to 5:00 PM

OTHER TERMS AND CONDITIONS

The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following conditions:

- The property will be sold on “as is where is and as is what is” basis including encumbrances, if any. There is no encumbrance to the knowledge of the bank. The intending bidders are strictly advised to make independent enquiry and satisfy himself regarding title, identity, area, extent, boundaries of property and encumbrances etc. while participating in e-auction.
- Purchaser shall be responsible to incur any outstanding dues of local self government (property tax, water sewage, electricity bills etc.), if any, against the property.
- 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.





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- (d) The property can be inspected with Prior Appointment with Authorized Officer from 21.08.2024 to 27.08.2024 on any working days.
- (e) The property will not be sold below the Reserve Price.
- (f) EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank R. O. Branch, on or before 27.08.2024 by 05:00 pm.
- (g) 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)**, **E-Auction Portal: <https://ebkray.in/>** **Contact: 8291220220 Email: support.ebkray@psballiance.com** Immediately on the same date of payment of the EMD Amount the bidders shall approach the said service provider for obtaining digital signature (If not holding a valid digital signature)
- (h) The intending bidders should submit the following documents/details on or before 27.08.2024 by 05:00 pm, to ARYA SAMAJ ROAD BALLIA Branch by hand or by email:
- (1) Demand Draft/Pay order towards EMD amount.
 - (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.
- (i) The intending bidders should register their names at portal **<https://ebkray.in/>** 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)**, **E-Auction Portal: <https://ebkray.in/>** **Contact: 8291220220 Email: support.ebkray@psballiance.com**
- (j) EMD deposited by the unsuccessful bidder shall be refunded to them within 2 days of finalization of sale. The EMD shall not carry any interest.
- (k) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 10,000. The bidder who submits the highest bid (above Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Sale shall be confirmed in favor of the successful bidder, subject to confirmation of the same by the secured creditor.
- (l) The successful bidder shall deposit 25% of the sale price (including 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 within the period stated above, the deposit made by him shall be forfeited by the Authorized Officer without any notice and property shall forthwith be put up for sale again.
- (m) All charges for conveyance, stamp duty and registration charges etc., as applicable shall be borne by the successful bidder only.
- (n) For sale proceeds above Rs 50 Lakhs, TDS shall be payable at the rate of 1% of the sale amount, which shall be payable separately by the successful buyer.

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(o) Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

(p) For further details contact Mrs. Kritika Keshri, Canara Bank, ARYA SAMAJ ROAD BALLIA Branch (Ph. No 8873762551) e-mail id cb6400@canarabank.com or the service provider M/s PSB Alliance (Ebkray), E-Auction Portal: <https://ebkray.in/> Contact: 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: Gorakhpur

Date: 08.08.2024

For CANARA BANK

Authorised Officer

AUTHORISED OFFICER

CANARA BANK

