

Ref: MORBI/E AUCTION/SUNITA /AUG-2024

Date: 05.08.2024

To,
Mrs. SUNITA (Borrower)
Mr. VIKRAM SINGH (Borrower)
NaglaBanshiya, Mahrawar
Bharatpur, Tehsil Bayana
Bharatpur-321411
Rajasthan

Also at

Mrs. SUNITA (Borrower)
Mr. VIKRAM SINGH (Borrower)
6th Floor, Wing L4, Ceramic City,
Behind SBI SME Bank, MorviWankaner State Highway
TrajparMorvi -363642
Gujarat

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.

The Housing Loan No. 160001247576 of the Borrower, **Mrs. SUNITA & Mr. VIKRAM SINGH**, slipped to NPA as on 28.01.2024.

The undersigned being the Authorized Officer of the Canara Bank under Securitisation And Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (Act 54 of 2002) and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, **issued a Demand Notice** calling upon the borrower **Mrs. SUNITA & Mr. VIKRAM SINGH** to repay the amount mentioned in the notice.

As you are aware, the borrower having failed to repay the amount, the undersigned on behalf of Canara bank Morbi 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 **Morbi Branch of Canara Bank**.

The undersigned proposes to sell the assets 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.

Yours faithfully,
केनरा बैंक / MORBI CANARA BANK


Authorized Officer,
Canara Bank
ENCLOSURE - SALE NOTICE

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Canara Bank Morbi Branch, Shop no.10-14-22-26, Dhanraj Chamber,
Nr. Pujara Telecom, NH-8, Dist-Morbi, Gujarat-363641
E-mail:cb4825@canarabank.com; PH NO :0282-2241088/8511184950/8511010054

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 **possession** of which has been taken by the Authorized Officer of **Morbi** Branch 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. 11,02,877.86/- (Rupees Eleven Lakh Two Thousand Eight Hundred Seventy Seven and Eighty Six Paise Only) as on 05.01.2024 plus further interest and other charges from 06.01.2024** due to the Morbi Branch of Canara Bank, from Housing Loan account of **Mrs. SUNITA W/o Mr. VIKRAM SINGH**.

The reserve price will be **Rs. 9,56,000/- (Rupees Nine Lakh Fifty Six Thousand Only)** and the earnest money deposit will be **Rs. 95,600/- (Rupees Ninety Five Thousand Six Hundred Only)**. The Earnest Money Deposit shall be deposited on or before **10.09.2024**.

Details and full description of the property:

EMT of Residential Flat No. 604 having built up area 52.96 Sq. Mtrs. situated on the Sixth Floor, WING-L4, CERAMIC CITY ,apartment standing on Plot No. 68, 69 and 70, totally admeasuring 1104.67 SqMtrs of Non – Agriculture land , Revenue Survey No. 47 , situated at Village- Trajpar of Morbi Taluka of Morbi District of Gujarat.

The property is bounded as under:

North :Open Land thereafter, Land of Plot No. 71

South: Adj. Flat No.603

East : Adj. Foyar , Lift and Flat No. 601 & Main Door of this Flat

West : Adj. Road of the N.A. Land

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 Senior Manager **Morbi Branch Canarabank**, Ph. No.8511010054/8511184950 during office hours on any working day.

Date: 05.08.2024

Place: Morbi

कृते केनरा बैंक / FOR CANARA BANK
Authorized Officer
Canara Bank
प्राधिकृत अधिकारी / AUTHORISED OFFICER

Confidential

Canara Bank Morbi Branch, Shop no.10-14-22-26, Dhanraj Chamber,
Nr. Pujara Telecom, NH-8, Dist-Morbi, Gujarat-363641

E-mail:cb4825@canarabank.com; PH NO :0282-2241088/8511184950/8511010054

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 05.08.2024

1. Name and Address of the Secured Creditor: **Canara Bank Morbi Branch**
Shop no.10-14-22-26, Dhanraj Chamber,
Nr. Pujara Telecom, NH-8, Dist-Morbi, Gujarat-363641
2. Name and Address of the Borrower(s)/ Guarantor(s):
Mrs. SUNITA (Borrower)
Mr. VIKRAM SINGH (Borrower)
NaglaBanshiya, Mahrawar
Bharatpur, Tehsil Bayana
Bharatpur-321411
Rajasthan
Also at
Mrs. SUNITA (Borrower)
Mr. VIKRAM SINGH (Borrower)
6th Floor, Wing L4, Ceramic City,
Behind SBI SME Bank, MorviWankaner State Highway
TrajparMorvi -363642
Gujarat
3. Total liabilities as on 05.01.2024: **Rs. 11,02,877.86/- (Rupees Eleven Lakh Two Thousand Eight Hundred Seventy Seven and Eighty Six Paise Only) plus further interest and other charges from 06.01.2024**

(a) Mode of Auction: E-Auction

(b) Details of Auction service provider: M/s E-procurement Technologies Ltd. (Auction Tiger)
Address: M/s E-procurement Technologies Ltd. (Auction Tiger) B-705, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis Bridge, Ahmedabad - 380006, Gujarat (India).; Contact person name- Mr. Ram Sharma; Contact No. - 8000023297, 079-6813 6842/6869, 9265562818/9265562821.; e-mail id: support@auctiontiger.net, ramprasad@auctiontiger.net, Praveen.thevar@auctiontiger.net.

(c) Date & Time of Auction: 11.09.2024 Time 01.00PM - 03.00 PM

(d) Place of Auction: Ahmedabad

5. Reserve Price: **Rs. 9,56,000/- (Rupees Nine Lakh Fifty Six Thousand Only)**

6. Other terms and conditions:

a) Auction/bidding shall be only through "Online Electronic Bidding" through the website: <https://canarabank.auctiontiger.net> 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, on **05.09.2024** between **10.30 AM to 5.00 PM**.

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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, MorbiBranch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, MorbiBranch ,A/c Name: **Canara Bank Morbi,A/c. No.209272434 IFSC Code:CNRB0004825** on or before **10.09.2024**

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 E-procurement Technologies Ltd. (Auction Tiger)Address: M/s E-procurement Technologies Ltd. (Auction Tiger) B-705, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis Bridge, Ahmedabad - 380006,Gujarat (India).; Contact person name- Mr. Ram Sharma; Contact No. - 8000023297, 079-6813 6842/6869, 9265562818/9265562821,; e-mail id: support@auctiontiger.net,ramprasad@auctiontiger.net,Praveen.thevar@auctiontiger.net**

f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **10.09.2024 ,10:30 AM to 05:00 PM**, to Canara Bank,MorbiBranch, 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 <https://canarabank.auctiontiger.net> 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 E-procurement Technologies Ltd. (Auction Tiger)Address: M/s E-procurement Technologies Ltd. (Auction Tiger) B-705, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis Bridge, Ahmedabad - 380006,Gujarat (India).; Contact person name- Mr. Ram Sharma; Contact No. - 8000023297, 079-6813 6842/6869, 9265562818/9265562821,; e-mail id: support@auctiontiger.net,ramprasad@auctiontiger.net,Praveen.thevar@auctiontiger.net**

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. 10,000.00 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

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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 Authorized Officer without any notice and property shall forthwith be put up for sale again.

k) For sale proceeds of Rs. 50,00,000/- (Rupees Fiftylacs) 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 Morbi branch, who as a facilitating center, shall make necessary arrangements.

o) For further details contact Mr.Nilesh Kumar, Canara Bank,Morbi Branch (Ph. No.8511010054/8511184950) e-mail id: cb4825@canarabank.com; the service provider **M/s E-procurement Technologies Ltd. (Auction Tiger)**

Address: M/s E-procurement Technologies Ltd. (Auction Tiger) B-705, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis Bridge, Ahmedabad - 380006,Gujarat (India).; Contact person name- Mr. Ram Sharma; Contact No. - 8000023297, 079-6813 6842/6869, 9265562818/9265562821,; e-mail id: support@auctiontiger.net, ramprasad@auctiontiger.net, Praveen.thevar@auctiontiger.net.

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

Place:Morbi
Date: 05.08.2024


Authorized Officer
Canara Bank

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**FORMAT FOR UPLOADING DETAILS OF PROPERTIES IN CORPORATE WEBSITE PUT FOR SALE UNDER E-AUCTION
(ALONG WITH THE SALE NOTICE IN PDF FORMAT)**

Property Type: Residential

Name of Title holder: Mrs. SUNITA W/o Mr. VIKRAM SINGH

Property Details: EMT of Residential Flat No. 604 having built up area 52.96 Sq. Mtrs. situated on the Sixth Floor, WING-L4, CERAMIC CITY, apartment standing on Plot No. 68, 69 and 70, totally admeasuring 1104.67 SqMtrs of Non – Agriculture land , Revenue Survey No. 47 , situated at Village- Trajpar of Morbi Taluka of Morbi District of Gujarat.

PHOTO OF THE PROPERTY



Bounded by :

North : Open Land thereafter, Land of Plot No. 71

South: Adj. Flat No.603

East : Adj. Foyar , Lift and Flat No. 601 & Main Door of this Flat

West : Adj. Road of the N.A. Land

Reserve Price: Rs. 9,56,000/- (Rupees Nine Lakh Fifty Six Thousand Only)

Date of E-Auction: 11.09.2024

EMD amount: Rs. 95,600/- to be deposited on or before 10.09.2024

Branch email id: cb4825@canarabank.com

Branch Manager Contact no.8511010054

RO Nodal Officer's Contact no.- 8511184950

E-Auction Website: <https://canarabank.auctiontiger.net>

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