



ARM BRANCH MADURAI

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties 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 Tuticorin Beach Road Branch, Tuticorin of the Canara Bank, will be sold on “As is where is”, “As is what is”, and “ Whatever there is” on **28/08/2023** for recovery of **Rs. 3,40,71,807.14** (Rupees Three Crores Forty Lakhs Seventy One Thousand Eight Hundred seven and Paise Fourteen only) as on 30/06/2023 and further interest from 01/07/2023 + cost due to the ARM Branch, Madurai of Canara Bank from **M/s St. John Freight Systems Limited** represented by its **Directors, Sri. Johnson. T, Smt. Anny Johnson, & Sri. Samuel Jeffson. J.**

Property 1: The reserve price of **Property 1:** will be **Rs.14,87,000/-** (Rupees Fourteen Lakhs Eighty Seven Thousand only)

The earnest money deposit of **Property 1:** will be **Rs.1,48,700/-** (Rupees One Lakh Forty Eight Thousand Seven Hundred only)

Property 2: The reserve price of **Property 2:** will be **Rs.16,93,000/-** (Rupees Sixteen Lakhs Ninety Three Thousand only)

The earnest money deposit of **Property 2:** will be **Rs.1,69,300/-** (Rupees One Lakhs Sixty Nine Thousand Three Hundred only)

The Earnest Money Deposit shall be deposited on or before **4.00 p.m. of 25/08/2023.**

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

Property 1: Belongs to Sri. Johnson. T:

i) Tuticorin Registration District, Tuticorin Melur Sub Registration Saragam, Tuticorin Taluk, Meelavittan Village, Survey No.1583 Comprising 2 acre 18 cents of land out of which Centre 76 Cents divided into housing Plots 1 to 11 out of which Plot No.1 comprising 2056.38 sq. ft. of land (i.e. 4.7208 cents of land).

Boundaries:

On the North by : Angappa Thalaivar land

On the South by : East West common pathway

On the West by : Chelliah land

On the East by : Plot No.2 belonging to A. Selvakumar Samuel

Measuring:

East West on the North 29.43 ft, on the South 33.36 ft,

North South on the West and East 65 ½ ft,

Totaling to an extent of 2056.38 sq. ft. of land (i. e 4.7208 cents of land).

ii) Tuticorin Registration District, Tuticorin Melur Sub Registration Saragam, Tuticorin Taluk, Meelavittan Village, Survey No.1583 Comprising 2 acre 18 cents of land out of which Centre 76 cents divided into housing plots 1 to 11 out of which Plot No.7 comprising 2056.05 sq. ft. of land (i.e 4.7201 cents of land).

Boundaries:

On the North by : Angappa Thalaivar land

On the South by : East West common pathway

On the West by : Plot No.6 sold to A. Jayaraj

On the East by : Plot No.8 belonging to P. Jeyachandran

Measuring:

East West on the North 31.39 ft, on the South 31.39 ft,

North South on the West and East 65 ½ ft,

Totaling to an extent of 2056.05 sq.ft. of land (i.e. 4.7201 cents of land).

Property 2: Belongs to Smt. Anny Johnson:

Tuticorin Registration District, Tuticorin Melur Sub Registration Saragam, Tuticorin Taluk, Meelavittan Village, Survey No.1563/1, 1564/1, 1564/2, 1566/2, 1568/1, 1568/3, 1586/1 & 1586/2 divided into housing plots as per proceedings number 6805/87 and 125/87 in which Plot No.108, 109 & 110.

Boundaries:

On the North by : Survey No. 1569 land

On the South by : 30 ft breadth East West Road

On the West by : 30 ft breadth North South Road

On the East by : Plot No.101

Measuring: - Plot No. 108 Eastern Side 1st Part

East West on the North and South 11 mtr,

North South on the West and East 19 mtr,

Totaling to an extent of 209 sq. mtr of land.

Measuring - Plot No. 108 Western Side 2nd Part

East West on the North 8.2 mtr,

North South on the East 19 mtr,

Southern Eastern Corner Northern Western end cross 19.8 mtr,

Totaling to an extent of 77.9 sq. mtr of land. Total plot No.108 to an extent of 286.9 sq. mtr of land (i.e.3088.1916 sq.ft of land i.e. 7.08 cents of land).

Measuring: - Plot No.109

East West on the North and South 9.14mtr,

North South on the West 19 mtr, on the East 18.10 mtr,

Totaling to an extent of 169.547 sq. mtr of land (i.e.1825.0039 sq.ft of land i.e. 4.19 cents of land).

Measuring: - Eastern Side Plot No.110

East West on the North and South 9.14 mtr,

North South on the West 18.10 mtr, on the East 18 mtr,

Totaling to an extent of 164.973 sq. mtr of land (i.e.1775.81 sq.ft of land i.e. 4.07 cents of land). Plot No.108, 109 & 110 totaled together 6689.0055 sq.ft. of land (i.e. 15.355 cents of 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 Chief Manager, Canara Bank, ARM Branch, Madurai. (Ph. No. 0452 - 2335348, Cell No. 9489046509) during office hours on any working day.

Date: 24/07/2023

Place: Madurai

Authorised Officer

Canara Bank

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 24/07/2023

1	Name and Address of the Secured Creditor	Canara Bank, ARM Branch, St. Mary's Campus, Circle Office, First floor, East Veli Street, Madurai-625 001.
2	Name and Address of the Borrower(s)/Mortgagor	<p>1) M/s St. John Freight Systems Limited, C-98 SIPCOT Industrial Estate Complex, Harbour Express Road, Tuticorin - 628 008.</p> <p>2) Sri. Johnson. T, (Director), S/o Late. Sri. Thangiah Nadar. T, D. No. 106 J/66, Millerpuram, Tuticorin – 628 008.</p> <p>3) Smt. Anny Johnson, (Director), W/o Sri. Johnson. T, D. No. 106 J/66, Millerpuram, Tuticorin – 628 008.</p> <p>4) Sri. Samuel Jeffson. J, (Director), S/o Sri. Johnson.T, D. No. 106 J/66, Millerpuram, Tuticorin – 628 008.</p>
3.	Total liabilities as on 30/06/2023	Rs.3,40,71,807.14 (Rupees Three Crores Forty Lakhs Seventy One Thousand Eight Hundred seven and Paise Fourteen only) and further interest from 01/07/2023 + cost
4 a)	Mode of Auction :	E-Auction
b)	Details of Auction service provider :	<p>M/s E – Procurement Technologies Ltd, Mr. Praveenkumar Thevar Mobile : 9722778828 Email : praveen.thevar@auctiontiger.net tamilnadu@auctiontiger.net</p>
c)	Date & Time of Auction	28/08/2023 & 12:00 p.m. to 01:00 p.m.
d)	Portal of E-Auction	https://canarabank.auctiontiger.net
5 a)	Reserve Price	<p>Property 1: The reserve price of Property 1: will be Rs.14,87,000/- (Rupees Fourteen Lakhs Eighty Seven Thousand only)</p> <p>Property 2: The reserve price of Property 2: will be Rs.16,93,000/- (Rupees Sixteen Lakhs Ninety Three Thousand only)</p>
b)	EMD & last date of deposit of EMD	<p>The earnest money deposit of Property 1: will be Rs.1,48,700/- (Rupees One Lakh Forty Eight Thousand Seven Hundred only)</p> <p>The earnest money deposit of Property 2: will be Rs.1,69,300/- (Rupees One Lakhs Sixty Nine Thousand Three Hundred only)</p> <p>The Earnest Money Deposit shall be deposited on or before 4.00 p.m. of 25/08/2023</p>
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 of Authorised Officer, ARM Branch, Madurai.	

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 Authorised Officer, Canara Bank, ARM Branch, Madurai OR shall be deposited through RTGS/NEFT/Fund Transfer to the credit of account of Canara Bank, Regional Office, Madurai. Sundry Liabilities A/c No.209272434 IFSC Code: CNRB0006291 on or before 4.00 p.m. of 25/08/2023 .
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, Mr. Praveenkumar Thevar Mobile : 9722778828 Email : praveen.thevar@auctiontiger.net tamilnadu@auctiontiger.net
f)	After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 4.00 p.m. of 25/08/2023 to Canara Bank, ARM Branch, Madurai by hand or by email. <ol style="list-style-type: none"> 1. Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No. 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.
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, Mr. Praveenkumar Thevar Mobile : 9722778828 Email : praveen.thevar@auctiontiger.net tamilnadu@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. 25,000/- (Rupees Twenty Five Thousand Only) . 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 or on the next working day 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/her 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. 50.00 lakhs (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.
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 Canara Bank, ARM Branch, Madurai who as a facilitating center, shall make necessary arrangements.
o)	For further details contact Authorised Officer, Canara Bank, ARM Branch, Madurai (Ph. No. 0452-2335348, Cell No.94890 46509) E-mail id: cb6291@canarabank.com OR the service provider M/s E – Procurement Technologies Ltd, Mr. Praveenkumar Thevar Mobile : 9722778828 Email : praveen.thevar@auctiontiger.net tamilnadu@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

Date : 24/07/2023
Place : Madurai

Authorised Officer
Canara Bank