

COVERING LETTER TO SALE NOTICE

REF: HLGL/SL/OCT/10/2025 - 2026

Dated 10-10-2025

TO:

1. Mr. AMRUTH ATHANI
S O YALLUSA
AKKASALIGAR ONI
NEAR VITHALA MANDI
HUBBALLI
KARNATAKA - 580 024

Also at

2. MR. AMRUTH ATHANI
FLAT NO. GF - 04 (104),
GROUND FLOOR
SANSKRUTHI APARTMENT
4TH MAIN ROAD, RAJATGIRI
DHARWAD
KARNATAKA-580 004

Dear Sir/Madam,

SUB: NOTICE ISSUED IN TERMS OF SEC.13 (4) OF THE SARFAESI ACT 2002, READ WITH RULE 8 (6)&(9) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002.

As you are aware, I on behalf of Canara Bank Dharwad Subhas Road 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 Dharwad Subhas Road Branch.

The undersigned proposes to sell the assets 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 containing terms and conditions of the sale.

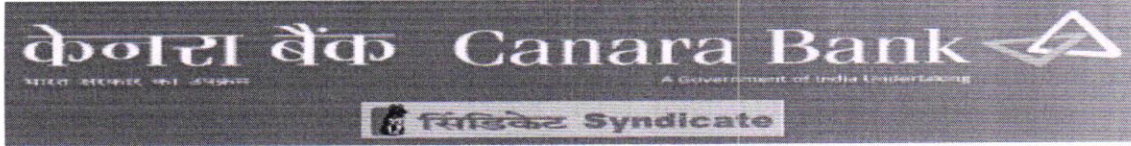
This is without prejudice to any other rights available to the Bank under the subject Act/or any other law in force.

AUTHORIZED OFFICER

कृते केनरा बैंक/For CANARA BANK

adh
अधिकृत अधिकारी/Authorised Officer
क्षेत्रीय कार्यालय, हुबल्लि/R.O.HUBBALLI-29

Enclosure: - Sale Notice



E- AUCTION SALE NOTICE

AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES THROUGH E-AUCTION (ON LINE AUCTION) UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002

Notice is hereby given to the public in general and in particular to the Borrower/s, guarantor/s and mortgagor/s 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 by inviting tenders on the following terms & conditions.

1.	Names and Address of the secured creditor	Canara Bank, Dharwad Subhas Road Branch SUBHAS ROAD, DHARWAD-580001
2.	Names and Address of the Borrower	1. Mr. AMRUTH ATHANI S O YALLUSA AKKASALIGAR ONI NEAR VITHALA MANDI HUBBALLI KARNATAKA - 580 024 Also at 2. MR. AMRUTH ATHANI FLAT NO. GF - 04 (104), GROUND FLOOR SANSKRUTHI APARTMENT 4TH MAIN ROAD, RAJATGIRI DHARWAD KARNATAKA- 580 004
3.	Total liabilities as on 10.10.2025	Rs. 72,50,407/- (Seventy Two Lakhs Fifty Thousand Four Hundred and Seven Only) plus future interest and cost.
4.	Last Date & Time of receipt of online tender	30.10.2025 12.00 PM
5.	Address in which the online tender to be submitted	Canara Bank, Dharwad Subhas Road Branch SUBHAS ROAD, DHARWAD-580001 Phone No # 9449860205
6.	Date and time of e-auction (with unlimited extension of 5 minutes duration on each bid)	30.10.2025 12.00 PM to 2.00 PM
6a	Portal for E-auction	https://baanknet.com/

कृते केनरा बैंक/For CANARA BANK
अधिकृत अधिकारी /Authorized Officer
क्षेत्रीय कार्यालय, हुबल्लि/R.O.HUBBALLI-29

6 b. DETAILS OF PROPERTY:

→ PROPERTY NO 01:

Flat No. G -04 (104) in Sanskriti Apartment having built up area of 1174 sq ft, built on Plot No.B No.38 measuring 5 Guntas 6.25 Annas, carved out from Survey Number 55/P/168 of Lakmanahalli, situated within the limits of HDMC Ward No.19 of Dharwad City with 1/20th undivided share and common amenities and bounded on

	Plot	Flat
East	12 Mtr Road	Staircase and Balcony
West	Plot No. 37	Setback
North	Plot No.36	Setback
South	Plot No.40	Flat No.G - 03 (103)

RESERVE PRICE OF THE PROPERTY: ₹ 30.00 Lacs

EMD :₹ 3.00 Lacs

→ PROPERTY NO 02:

Flat No. G -03 (103) in Sanskriti Apartment having built up area of 1143 sq ft, built on Plot No.B No.38 measuring 5 Guntas 6.25 Annas, carved out from Survey Number 55/P/168 of Lakmanahalli, situated within the limits of HDMC Ward No.19 of Dharwad City with 1/20th undivided share and common amenities and bounded on

	Plot	Flat
East	12 Mtr Road	Setback and Road
West	Plot No. 37	Setback
North	Plot No.36	Flat No.GF - 04 (104)
South	Plot No.40	Setback

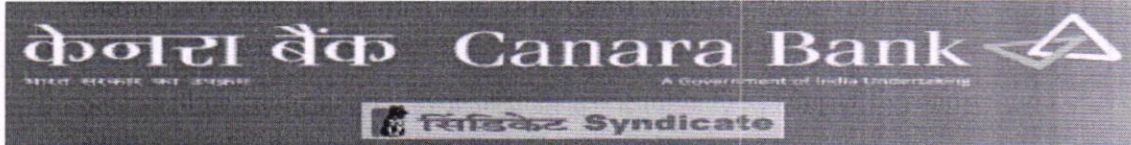
RESERVE PRICE OF THE PROPERTY: ₹ 29.20 Lacs

EMD :₹ 2.92 Lacs

7. OTHER TERMS AND CONDITIONS:

The auction sale will be online e-auction-through the website <https://baanknet.com/>

- a) The property will be sold in "As is where is & as is what is" condition including encumbrances, if any.
- b) The properties can be inspected on or before 29-10-2025 between 3.00 PM to 5.00 PM with prior appointment.
- c) The properties will not be sold at or below the Reserve Price and the participating bidders may improve their offer further during auction process. Auction would commence at Reserve Price, but bidders shall improve their offers in multiples of Rs.10,000/- (Rupees Ten Thousand only)
- d) Intending bidders shall hold a valid digital signature certificate and e-mail address. For details with regard to digital signature please contact M/s.Baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/ 8291220220/9892219848/ 8160205051, Email:support.BAANKNET@psballiance.com/)



- e) Bidders are advised to go through the website <https://baanknet.com/> for detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction proceedings.
- f) Prospective bidders if required may avail online training on e-auction from M/s PSB Alliance <https://baanknet.com/>
- g) EMD amount of 10% of the Reserve Price is to be deposited in E-Wallet of M/s PSB Alliance Private Limited (<https://baanknet.com/>) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan
- h) A copy of the bid form along with the enclosure submitted online shall be forwarded to the Authorized Officer, Canara Bank, DHARWAD SUBHAS ROAD Branch (in the address mentioned in clause No.1 above).
- i) Sale shall be confirmed in favor of the successful bidder, subject to confirmation of the same by the secured creditor.
- j) The successful bidder/s 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 within the period stated above, the deposit made by parties shall be forfeited.
- k) All charges for conveyance, stamp duty and registration charges and TDS amount as per the provisions of the Income Tax Act etc., as applicable shall be borne by the successful bidder/s only.
- l) All taxes, revenue/dues to any local/statutory authority, if any, as applicable shall be borne by the successful bidder/s only.
- m) Authorized officer reserves the right to postpone/cancel or vary the terms and conditions of the tender without assigning any reason thereof.
- n) The intending bidder/s shall also attach a copy of the PAN Card issued by the income Tax department and his/her identity proof and the proof of residence such as copy of the AADHAR Card, Passport, Driving license, etc.

Contact person:

Canara Bank, Dharwad Subhas Road Branch
SUBHAS ROAD, DHARWAD-580001
Phone No # 9449860205

<https://baanknet.com/> (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/ 8291220220/9892219848/ 8160205051, Email: support.BAANKNET@psballiance.com)

Date: 10-10-2025
Place: HUBBLI

कृते केनरा बैंक/For CANARA BANK
अधिकृत /Authorized Officer
क्षेत्रीय कार्यालय, हुबलि-580001
HUBBALLI-29