

संदर्भ सं./ Ref: 158/6945/RO 2 TVPM /R&L/SARFAESI-SN-2024

दिनांक/ Date: 13-02-2024

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TO

BORROWER/ GUARANTOR/MORTGAGOR

Borrower	Borrower	Guarantor
M/S CAR HUB Rep By Its Pro: Shan H, 827 Alamcode A M C 14, Alamcode P O, Attingal, Trivandrum :695102	Shri . Shan H, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum : 695102	Shri. Hussain S H, S/o Shahul Hameed, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum : 695102
M/s KABAB, Bakery And Restaurant, Rep By Its Pro: Jasmin M B, AMC XXVI 524 Kacheri Jn Attingal, Trivandrum 695101	Smt. Jasmin MB, W/o Shan Hussain, Pro: M/S Kabab, Bakery And Restaurant, Howlath Manzil, Thottakadu Chathanpara, Kalambalam P O Trivandrum: 695505	Smt. Najuma E, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum :695102

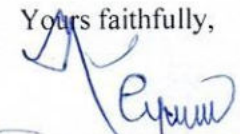
Dear Sir,

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.

As you are aware, I on behalf of Canara Bank, **Attingal-I** 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 , **Attingal-I** Branch of Canara Bank.

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.

Yours faithfully,

 Authorised Officer,
 Canara Bank



ENCLOSURE – SALE NOTICE
 പ്രാഥമിക അധികാരി
AUTHORISED OFFICER
 കനറാ ബैंक
CANARA BANK

റിക്കവറി സെക്ഷൻ കനറാ ബാങ്ക്, നീജിയണൽ ഓഫീസ്-2, സെക്കൻഡ് ഫ്ലോർ കാർമൽ ടവേഴ്സ്, കോട്ടൺ ഹിൽ സ്കൂളിന് സമീപം വഴുതക്കാട്, തിരുവനന്തപുരം	वसूली अनुभाग केनरा बैंक, क्षेत्रीय कार्यालय- 2 द्वितीय तल, कार्मल टवर्स, कोट्टन हिल स्कूल के सामने, वसुतक्काड तिरुवनंतपुरम - 695 014	Recovery Section Canara Bank,Regional Office-2 II Floor, Carmel Towers,Opp.Cotton hill school, Vazhuthacaud Thiruvananthapuram - 695014	☎ : 0471 2577996 ✉ : rotvm2rec@canarabank.com Web : www.canarabank.com
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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 physical possession of which has been taken by the **Authorised Officer of Attingal-1 Branch of the Canara Bank., will be sold on "As is where is", "As is what is", and " Whatever there is" on 20.03.2024 for recovery of Rs. 51,65,153.08 (Rupees Fifty One Lacs Sixty Five Thousand One Hundred Fifty Three and Paise Eight Only) as on 12.02.2024 plus further interest and costs due to the Attingal-I Branch of Canara Bank from (1)M/S CAR HUB Rep By Its Pro: Shan H, 827 Alamcode A M C 14, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102 (Borrower) (2) Shri . Shan H, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102 (Borrower) (3) Shri. Hussain S H, S O Shahul Hameed, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102 (Guarantor) (4) M/s KABAB, Bakery And Restaurant, Rep By Its Pro: Jasmin MB, AMC XXVI 524 Kacheri Jn Attingal, Thiruvananthapuram 695101(Borrower) (5) Smt. Jasmin MB, W/o Shan Hussain, Pro: M/S Kabab, Bakery And Restaurant, Howlath Manzil, PO, Thottakadu Chathanpara, Kalambalam, Thiruvananthapuram 695505 (Borrower) (6) Smt. Najuma E, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102 (Guarantor).**

The reserve price of the property will be Rs.38,50,000.00 (Rupees Thirty Eight Lacs Fifty Thousand Only) and the earnest money deposit will be Rs. 3,85,000.00 (Rupees Three Lacs Eighty Five Thousand Only).

The Earnest Money Deposit shall be deposited on or before 16.03.2024 at 5.00 pm.

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

All that part and parcel of the land with an extent of 5.75 Ares comprised in Re Sy. No.398/15 block no.17, old Sy.No.366/2-3 of Manamboor Village, Chirayinkeezhu Taluk, Trivandrum district along with as single storied building bearing No:VII/299 of Manamboor Panchayth.

Boundaries as per Location Sketch :-

East	:	Property of Valsala
South	:	Property of Sofiya, Hussain and Road
West	:	Property of Soman & Hussain
North	:	property of Soman

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 Manager, Canara Bank, **Attingal-1 Branch** Ph. No 0471 0470 2625356, 8281991310, 9995092378 during office hours on any working day.

Date: 13.02.2024
Place: Trivandrum



Authorised Officer
CANARA BANK

अधिकृत अधिकारी
AUTHORISED OFFICER
 कनरा बँक
CANARA BANK

റിക്കവറി സെക്ഷൻ കനരാ ബാങ്ക്, നീജിയണൽ ഓഫീസ്-2, സെക്കൻഡ് ഫ്ലോർ കാർമൽ ടവേഴ്സ്, കോട്ടൻ ഹിൽ സ്കൂളിന് സമീപം വഴുതകാട്, തിരുവനന്തപുരം	वसूली अनुभाग केनरा बैंक, क्षेत्रीय कार्यालय 2- द्वितीय तल, कार्मल टवर्स, कोट्टन हिल स्कूल के सामने, वसुतक्काड तिरुवनंतपुरम - 695 014	Recovery Section Canara Bank,Regional Office-2 II Floor, Carmel Towers,Opp.Cotton hill school, Vazhuthacaud Thiruvananthapuram - 695014	☐ : 0471 2577996 ☐ : rotvm2rec@canarabank.com Web : www.canarabank.com
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DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 13.02.2024

1. Name and Address of the Secured Creditor: **Canara Bank, Attingal-I**
2. Name and Address of the Borrower(s)/ Guarantor(s) :
 - a) **M/S Car Hub Rep By Its Pro: Shan H, 827 Alamcode A M C 14, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102**
 - b) **Shri . Shan H ,Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102**
 - c) **Shri. Hussain S H, S O Shahul Hameed, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102 (Guarantor)**
 - d) **M/S Kabab, Bakery And Restaurant, Rep By Its Pro: Jasmin MB, AMC XXVI 524 Kacheri Jn Attingal, Thiruvananthapuram 695101**
 - e) **Smt. Jasmin MB, W/O Shan Hussain, Pro: M/S Kabab, Bakery And Restaurant, Howlath Manzil, PO, Thottakadu Chathanpara, Kalambalam, Thiruvananthapuram 695505**
 - f) **Smt. Najuma E, Shan Manzil Alamcode, Thencherikonam, Alamcode P O, Attingal, Trivandrum, Kerala, Pin:695102 (Guarantor)**

3. Total liabilities as on 12.02.2024:- **Rs. 51, 65,153.08 (Rupees Fifty One Lacs Sixty Five Thousand One Hundred Fifty Three and Paise Eight only)** plus further interest from 12.02.2024 and cost thereon

4. (a) Mode of Auction : **online**

(b) Details of Auction service provider : **M/s CANBANK COMPUTER SERVICES LTD**
Contact No : 91 9480691777/ 8880531165/ 080-23469661/62/64/65
e-mail address :eauction@ccsl.co.in

(c) Date & Time of Auction: **20.03.2024 & between 11.30 AM and 12.30 PM (With unlimited extension of 5 minutes duration each till sale is concluded)**

(d) Place of Auction: **<http://indianbankseuction.com>**

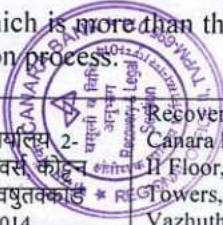
5. Reserve Price: **Rs.38,50,000.00 (Rupees Thirty Eight Lacs Fifty Thousand Only)**

6. Other terms and conditions:

a) Auction/bidding shall be only through "Online Electronic Bidding" through the website **<http://indianbankseuction.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 Authorised Officer, on any working day between 10.00AM and 05.00PM.

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.



<p>റിക്കവറി സെക്ഷൻ കനരാ ബാങ്ക്, നീജിയണൽ ഓഫീസ്-2, സെക്കൻഡ് ഫ്ലോർ കാർമൽ ടവേഴ്സ്, കോട്ടൺ ഹിൽ സ്കൂളിന് സമീപം വഴുതക്കാട് തിരുവനന്തപുരം</p>	<p>वसूली अनुभाग केनरा बैंक, क्षेत्रीय कार्यालय-2 द्वितीय तल, कार्मल टवर्स, कोट्टन हिल स्कूल के सामने, वसुतकाड * तिरुवनंतपुरम - 695 014</p>	<p>Recovery Section Canara Bank, Regional Office-2 11 Floor, Carmel Towers, Opp. Cotton hill school, Vazhuthacaud Thiruvananthapuram - 695014</p>	<p>☐ : 0471 2577996 ☐ : rotvm2rec@canarabank.com Web : www.canarabank.com</p>
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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, Regional Office II Trivandrum OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank Attingal I Branch A/c No 209272946 IFSC Code: CNRB0002790 on or before 23.02.2024- 5.00 pm.

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, No. 218, J P Royale, 1st floor, Sampige road, Malleswaram. Contact No: 91 9480691777/8880531165/080- 3469661/62/64/65) e-mail address : eauction@csl.co.in.

f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 16.03.2024, 5.00 PM, to Canara Bank, Attingal I, by hand or by email.

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 <http://indianbankseaction.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. No 218,J P Royale, 1 st floor,Sampige Road,Malleswaram,contact No:91 9480691777/8880531165/080-3469661/62/64/65 E mail address: eauction@csl.co.

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. (The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum 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 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, 00,000/- (Rupees Fifty lacs only) 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.



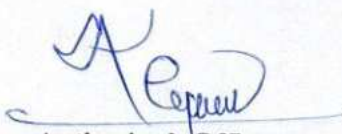
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- m) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
- n) In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Regional office or Attingal I who, as a facilitating centre, shall make necessary arrangements.
- o) For further details contact **Canara Bank**, Branch Attingal I ,Ph. 0471 0470 2625356, 8281991310, 9995092378 e-mail id cb2790@canarabank.com OR the service provider M/s Canbank Computer Services Ltd

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 : Trivandrum
 Date : 13.02.2024


 Authorised Officer
 Canara Bank



प्रधिकृत अधिकारी
 AUTHORISED OFFICER
 कनरा बैंक
 CANARA BANK

<p>റിക്കവറി സെക്ഷൻ കനരാ ബാങ്ക്, റീജിയണൽ ഓഫീസ്-2, സെക്കൻഡ് ഫ്ലോർ കാർമൽ ടവേഴ്സ്, കോട്ടൺ ഹിൽ സ്കൂളിന് സമീപം വഴുതക്കാട് തിരുവനന്തപുരം</p>	<p>वसूली अनुभाग केनरा बैंक, क्षेत्रीय कार्यालय 2- द्वितीय तल, कार्मल टवर्स, कोट्टन हिल स्कूल के सामने, वसुतक्काड तिरुवनंतपुरम - 695 014</p>	<p>Recovery Section Canara Bank,Regional Office-2 II Floor, Carmel Towers,Opp.Cotton hill school, Vazhuthacaud Thiruvananthapuram - 695014</p>	<p>☎ : 0471 2577996 ☐ : rotvm2rec@canarabank.com Web : www.canarabank.com</p>
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