केनरा बैंक Canara Bank
सिंडिकेट Syndicate

STRESSED ASSET MANAGEMENT BRANCH
Circle Office Building, 8th Floor, 'B' Wing, C-14, G-Block, Bandra-Kurla Complex, Bandra East, Mumbai- 400 051 Tele:- 022-26728798/8771/8744/8482/8789/8793; email:- cb15550@canarabank.com

Ref: CB SAM/15550/EAGLE/11/2024 **Date: 30.04.2024**

M/s Eagle Steels Rolling Mills Private Limited
Plot No. C-24 & C-4/1, MIDC, Industrial Area,
Taloja, Navi Mumbai, Raigad District
Maharastra - 401208

Sri Amritlal Muneshwar Shah **..... (Director & Guarantor)**
S/o Muneshwar Prasad Shah
Plot No. 126, Flat No. 7/8
Garden View Apartment
Indulal D Bhuva Marg
Wadala, Mumbai-400 031

Smt. Anitha Amritlal Shah **..... (Director & Guarantor)**
W/o Amritlal Muneshwar Shah
Plot No. 126, Flat No. 7/8
Garden View Apartment
Indulal D Bhuva Marg
Wadala, Mumbai-400 031

M/s A K Enterprises **.... (Corporate Guarantor)**
405, Gupta Bhavan, 32/38
Ahmedabad Street, Canarc Bunder
Mumbai – 400 009

Dear Sir/Madam,

Sub.: E-Auction Sale Notice for Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002

As you are aware, I/we, on behalf of Canara Bank has taken physical 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 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,
For Canara Bank

Authorized Officer / Authorised Officer
Canara Bank,
Stressed Asset Management Branch, Mumbai
Encl: Sale Notice.

केनरा बैंक / Canara Bank
BIC 15550
MUMBAI
स्ट्रेस्ड एसेट मैनेजमेंट शाखा, मुंबई / SAM Branch

केनरा बैंक Canara Bank

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Circle Office Building, 8th Floor, 'B' Wing, C-14, G-Block, Bandra-Kurla Complex, Bandra East, Mumbai- 400 051 Tele:- 022-26728798/8771/8744/8482/8789/8793; email:- cb15550@canarabank.com

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision 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 properties mortgaged/charged to the Secured Creditor, the **Physical Possession** of which has been taken by the Authorized Officer of Canara Bank, will be sold on "As is where is", "As is what is", basis on **17.05.2024** for recovery of Rs. 32,45,82,661.06 (Rupees Thirty Two Crore Forty Five Lakhs Eighty Two Thousand Six Hundred Sixty One And Paise Six only as on 31.01.2024 plus further interest and charges from 01.02.2024 till the date of realization) due to Stressed Asset Management Branch Mumbai of Canara Bank from : **M/s Eagle Steel Rolling Mills Private Limited.** situated at C-24 & C-4/1, MIDC Area, Taloja, Dist. Raigad, Maharashtra.

Sr No	Description of the Property	Reserve Price	EMD
1	**Plant & Machineries** at Plot No. C - 4/1 and Plot No. C – 24, Taloja Industrial Estate within the village limits of Navade, situated within the Registration District of Raigad and Sub District of Panvel and within the limits of Maharashtra Industrial Development Corporation owned by M/s Eagle Steel Rolling Mills Private Limited.	Rs. 2,65,00,000.00	Rs. 26,50,000.00

The Earnest Money Deposit shall be deposited on or before **16.05.2024** up to **5**.00 p.m. Details of EMD and other documents to be submitted to service provider on or before **16.05.2024** up to 5.00 pm.

Date up to which documents can be deposited with Bank is **16.05.2024** up to 5:00 p.m.

Date of inspection of properties with prior appointment with Authorized Officer will be **14.05.2024**between 11.00 AM TO 2.00 PM.

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 Mr. Manoj Kumar Gupta, Authorized Officer/ Chief Manager (Mob No: 9828234344) or Mr. Smit Jaiswal, Manager, (Mob No: 7223002272) Canara Bank, Stressed Asset Management Branch, Mumbai e-mail id : cb15550@canarabank.com during office hours on any working day; or the service provider M/s C1 India Pvt Ltd, www.bankeauction.com, Udhyog Vihar, Phase -2, Gulf Petrochem Building, Bldg no. 301, Gurgaon, Haryana pin - 122015 (Contact No. +91-1244302000/20/21/22/23/24 Mr. Bhavik Pandya, Mobile- 8866682937, Email: maharashtra@c1india.com, or Email: support@bankeauctions.com).

कृते केनरा बैंक
For Canara Bank

प्राधिकृत अधिकारी / Authorised Officer

Date: 30.04.2024
Place: Mumbai

AUTHORISED OFFICER
CANARA BANK, SAM BRANCH

केनरा बैंक / Canara Bank
BIC 15550
MUMBAI
एस.ए.एम शाखा, मुंबई / SAM Branch

केनरा बैंक Canara Bank

Syndicate

STRESSED ASSET MANAGEMENT BRANCH

Circle Office Building, 8th Floor, 'B' Wing, C-14, G-Block, Bandra-Kurla Complex, Bandra East, Mumbai- 400 051 Tele:- 022-26728798/8771/8744/8482/8789/8793; email:- cb15550@canarabank.com

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 30.04.2024

1.	Name and Address of the Secured Creditor	:	**Canara Bank** **Stressed Asset Management Branch** Circle office Building, 8th Floor, 'B' Wing, C-14, G-Block, Bandra-Kurla Complex, Bandra East, Mumbai- 400 051, 022-2672 8782 cb15550@canarabank.com
2.	Name & Address of the Borrower(s) Guarantor(s)/Mortgagors	:	**Borrower: -** 1) **M/s Eagle Steels Rolling Mills Private Limited** Plot No. C-24 & C-4/1, MIDC, Industrial Area, Taloja, Navi Mumbai, Raigad District, Maharastra – 401208 **Directors/Guarantors:** 1. **Mr. Amritlal Shah** S/o Muneshwar Prasad Shah, Plot No. 126, Flat No. 7/8, Garden View Apartment, Indulal D Bhuva Marg, Wadala, Mumbai-400 031 2. **Smt. Anitha Amritlal Shah** W/o Amritlal Muneshwar Shah, Plot No. 126, Flat No. 7/8, Garden View Apartment, Indulal D Bhuva Marg, Wadala, Mumbai-400 031 3. **M/s A K Enterprises.** 405, Gupta Bhavan, 32/38, Ahmedabad Street, Canarc Bunder, Mumbai – 400 009
	Total Liabilities as on 31.01.2024	:	Rs. 32,45,82,661.06 (Rupees Thirty Two Crore Forty Five Lakhs Eighty Two Thousand Six Hundred Sixty One And Paise Six only as on 31.01.2024 plus further interest and charges from 01.02.2024 till the date of realization)
	a. **Mode of Auction** b. **Details of Auction Service Provider** c. **Date & Time of Auction**	: : :	E-auction M/s C1 India Pvt.Ltd **17.05.2024 (11:00 AM to 12:00 Noon)** (With unlimited extension of 5 min. duration each till the conclusion of the sale).
	Reserve Price	:	Rs. 2,65,00,000.00

7. **Other Terms and conditions :**

a. Auction / bidding shall be only through "Online Electronic Bidding'' through the website https://www.bankeauctions.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 Authorized Officer on the dates mentioned in Sale Notice.

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, Stressed Asset Management Branch OR shall be deposited through RTGS / NEFT / Fund Transfer to credit of account of Canara Bank, Stressed Asset Management Branch, **A/c. No: 209272434, IFSC Code: CNRB0015550** on or before **17.05.2024** upto 5 p.m. Details of EMD and other documents to be submitted to service provider on or before **17.05.2024 up to 5.00 pm.**

e. After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **16.05.2024 up to 5 p.m**. to Canara Bank Stressed Asset Management Branch, Mumbai 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.

f. The intending bidders should register their names at portal https://www.bankeauctions.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 C1 India Pvt Ltd, Gurgaon Haryana (Contact No. +91-1244302000, 20, 21, 22, 23, 24 Mr. Bhavik Pandya, Mobile- 8866682937, Email: maharashtra@c1india.com, or Email: support@ bankeauctions.com).

g. EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.

केनरा बैंक / Canara Bank BIC 15550 MUMBAI

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सिंडिकेट Syndicate
STRESSED ASSET MANAGEMENT BRANCH
...rcle Office Building, 8th Floor, 'B' Wing, C-14, G-Block, Bandra-Kurla Complex, Bandra East, Mumbai- 400 051 Tele:- 022-
26728798/8771/8744/8482/8789/8793; email:- cb15550@canarabank.com

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.

i. 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 within 15 days, 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.

j. 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.

k. All charges for conveyance, stamp duty / GST registration charges etc., as applicable shall be borne by the successful bidder only.

l. There is no encumbrance in the property to the knowledge of the bank. Successful Bidder is liable to pay all society dues, municipal taxes / panchayat taxes / electricity / water charges / other charges, duties and taxes whatsoever, including outstanding, if any, in respect of and/or affecting the subject property.

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 Canara Bank, Mumbai Circle Office or Stressed Asset Management Branch who, as a facilitating centre, shall make necessary arrangements.

o. For further details contact Mr Manoj Kumar Gupta, Authorized Officer/ Chief Manager (Mob No: 98282 34344) or Mr. Smit Jaiswal, Manager (Mob No. 7223002272) Canara Bank, Stressed Asset Management Branch, Mumbai e-mail id: cb15550@canarabank.com or the service provider M/s C1 India Pvt Ltd, https://www.bankeauctions.com Udhyog Vihar, Phase - 2, Gulf Petrochem Building, Bldg no. 301, Gurgaon, Haryana pin - 122015 (Contact No. +91-1244302000, 20, 21, 22, 23, 24 Mr. Bhavik Pandya, Mobile- 8866682937, Email: maharashtra@c1india.com, or Email: support@bankeauctions.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.

कृते केनरा बैंक
For Canara Bank

Place: Mumbai
Date: 30.04.2024

प्राधिकृत अधिकारी / Authorised Officer
Authorized Officer
Canara Bank ,SAM Branch
एस ए एम शाखा, मुंबई
Stressed Asset Management Branch, Mumbai

Canara Bank BIC 15550 MUMBAI