



Saravanampatti KGISL-(3036).
KG CAMPUS, THUDIYALUR ROAD, SARAVANAMPATTI, COIMBATORE 641 035
Ref: CB/3036/SN/KAVI/2025-26 Date:17.12.2025

COVERING LETTER TO SALE NOTICE

BORROWER	BORROWER
Mrs.Kavitha.K D/o Kalimuthu A, 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017	Mr.Paul Ebenezar.C S/o Chandran 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017
Co-Borrower	
Mr.Chandran.P S/o Pandian, 18/29, Sri Nagar, Irugur, Sulur Taluk, Coimbatore-641103	

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, 2002¹.

As you are aware, I on behalf of Canara Bank **SARAVANAMPATTI KGISL 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 **SARAVANAMPATTI KGISL 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 thereunder, 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



Saravanampatti KGISL-(3036).
KG CAMPUS, THUDIYALUR ROAD, SARAVANAMPATTI, COIMBATORE 641 035
Ref: CB/3036/SN/KAVI/2025-26 Date:17.12.2025

[See proviso to rule 8 (6)]
Sale notice for sale of immovable properties

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 symbolic possession of which has been taken by the Authorised Officer of CANARA BANK Secured Creditor, will be sold on “As is where is”, “As is what is”, and “Whatever there is” on **08.01.2026**, for recovery of **Rs.18,00,635/- (Rs.Eighteen lakh six hundred and thirty five only)** as on **17.12.2025** with further interest and costs, due to the Canara bank, Saravanampatti KGISL branch (Secured Creditor) from

BORROWER	BORROWER
Mrs.Kavitha.K D/o Kalimuthu A, 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017	Mr.Paul Ebenezar.C S/o Chandran 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017
Co-Borrower	
Mr.Chandran.P S/o Pandian, 18/29, Sri Nagar, Irugur, Sulur Taluk, Coimbatore-641103	

The reserve price will be **Rs.50,25,000/- (Rs.Fifty lakh twenty five thousand only)** and the Earnest Money Deposit will be **Rs.5,02,500/- (Rs.Five lakh two thousand five hundred only)**

[Details of security assets³]

Description of the Immovable asset
TITLE HOLDER: Mrs.Kavitha and Mr.C.Paul Ebanezar In Coimbatore Registration District, Periyanaickenpalayam Sub-Registration District, Coimbatore North Taluk,Idigarai Village, an extent of 4.07 acres of land in S.F.No.118/2 have been converted into layout of house sites, in this the Site no.38 with the following boundaries and measurements:- North of 30' ft East West Road East of Owner's property,Well and Site No.33 West of Site Nos.36,37 South of Site No.34 Measurements



Saravanampatti KGISL-(3036).
KG CAMPUS, THUDIYALUR ROAD, SARA VANAMPATTI, COIMBATORE 641 035
Ref: CB/3036/SN/KAVI/2025-26 Date:17.12.2025

East West on both sides-40' ft
North South on both sided-60' ft

Admeasuring an extent of 2400 Sq.ft or 5 cents 222 Sq.ft of site together with 868 sq ft RCC building along with doors and fixtures with the right to use road, cart track, pathway and all other common rights.

The present survey number after sub division is 118/2A,2B.

The above site is located at Chandra nagar.

The property is situated within the limits of Idigarai Town Panchayat.

For detailed terms and conditions of the sale, please refer to the link provided
In Secured Creditor's website i.e. www.canarabank.bank.in

Authorised Officer

Date: 17.12.2025

Place:COIMBATORE



Saravanampatti KGISL-(3036).
KG CAMPUS, THUDIYALUR ROAD, SARAVANAMPATTI, COIMBATORE 641 035
Ref: CB/3036/SN/KAVI/2025-26 Date:17.12.2025

SALE NOTICE

E- AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH RULES 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 Symbolic possession of which has been taken by the Authorised Officer of CANARABANK (Secured Creditor) , will be sold on AS is where is”, As is what is”, and Whatever there is” on **08.01.2026** (mention date of sale), for recovery of **Rs.18,00,635/- (Rs.Eighteen lakh six hundred and thirty five only)** as on **17.12.2025** due to the Secured Creditor from

BORROWER	BORROWER
Mrs.Kavitha.K D/o Kalimuthu A, 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017	Mr.Paul Ebenezer.C S/o Chandran 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017
Co-Borrower	
Mr.Chandran.P S/o Pandian, 18/29, Sri Nagar, Irugur, Sulur Taluk, Coimbatore-641103	

The reserve price will be **Rs.50,25,000/- (Rs.Fifty lakh twenty five thousand only)** and the Earnest Money Deposit will be **Rs.5,02,500/- (Rs.Five lakh two thousand five hundred only)**

1	Name and Address of the Secured Creditor	CANARA BANK, SARAVANAMPATTI KGISL BRANCH (3036), KG CAMPUS, THUDIYALUR ROAD, SARAVANAMPATTI, COIMBATORE 641 035	
2	Name and Address of the Borrower & Guarantor		
	Mrs.Kavitha.K D/o Kalimuthu A, 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017	Mr.Paul Ebenezer.C S/o Chandran 4/527,Nethaji Garden, Palanigoundenpudur, Vadamadurai Post, Coimbatore-641017	Mr.Chandran.P S/o Pandian, 18/29, Sri Nagar, Irugur, Sulur Taluk, Coimbatore-641103
3	Total Liabilities as on 17.12.2025	Rs. 18,00,635/- (Rs.Eighteen lakh six hundred and thirty five only)	



Saravanampatti KGISL-(3036).
KG CAMPUS, THUDIYALUR ROAD, SARAVANAMPATTI, COIMBATORE 641 035
 Ref: CB/3036/SN/KAVI/2025-26 Date:17.12.2025

4	a) Mode of Auction b) Details of Auction Service provider c)	E Auction M/s PSB Alliance Pvt. Ltd (BAANKNET)
	d) Date & Time of Auction e)	08.01.2026 11.30 AM TO 12.30 PM
	f) Place of Auction	Online (https://baanknet.com)
	5 Details of Property/ies	
<p>TITLE HOLDER: Mrs.Kavitha and Mr.C.Paul Ebanazar In Coimbatore Registration District, Periyanaickenpalayam Sub-Registration District, Coimbatore North Taluk, Idigarai Village, an extent of 4.07 acres of land in S.F.No.118/2 have been converted into layout of house sites, in this the Site no.38 with the following boundaries and measurements:-</p> <p style="padding-left: 40px;">North of 30' ft East West Road East of Owner's property, Well and Site No.33 West of Site Nos.36,37 South of Site No.34</p> <p>Measurements</p> <p style="padding-left: 40px;">East West on both sides-40' ft North South on both sided-60' ft</p> <p>Admeasuring an extent of 2400 Sq.ft or 5 cents 222 Sq.ft of site together with 868 sq ft RCC building along with doors and fixtures with the right to use road, cart track, pathway and all other common rights. The present survey number after sub division is 118/2A,2B. The above site is located at Chandra nagar. The property is situated within the limits of Idigarai Town Panchayat.</p>		
6	Reserve Price (Rs.)	Rs.50,25,000/- (Rs.Fifty lakh twenty five thousand only)
7	Earnest Money Deposit	Rs.5,02,500/- (Rs.Five lakh two thousand five hundred only)
8	The property can be inspected Date & Time	18.12.2025 to 07.01.2026 10.00 am to 4.00 pm

a. The property/ies will be sold in AS is where is”, As is what is”, and Whatever there is” condition, including encumbrances if any. (There are no encumbrances to the knowledge of the Bank. For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD) referred to in 9(e) below).

b. The property/ies will be sold above the Reserve Price.

c. The property can be inspected from **18.12.2025 to 07.01.2026 between 10.00 am and 4.00 pm.**

d. Prospective bidders are advised to visit website <https://baanknet.com/> and register yourself on the e-auction platform and further ensure having valid KYC documents like PAN Card & addhaar and addhaar linked with latest Mobile number and also register with digilocker mandatorily.



Saravanampatti KGISL-(3036).
KG CAMPUS, THUDIYALUR ROAD, SARAVANAMPATTI, COIMBATORE 641 035
Ref: CB/3036/SN/KAVI/2025-26 Date:17.12.2025

For bidding in the above e-auction from Baanknet.com portal (M/s PSB Alliance Pvt. Ltd), you may contact the helpdesk support of Baanknet (Contact details 8291220220, Email: support.baanknet@psballiance.com).

e. The intending bidders shall deposit Earnest Money Deposit (EMD) of **Rs.5,02,500/- (Rs.Five lakh two thousand five hundred only)** being of 10% of the Reserve Price in E-Wallet of M/s PSB Alliance Private Limited (BAANKNET) 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 on or before **07.01.2026** at 4 PM.

f. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of **Rs.50,000** (Incremental amount/price) mentioned under the column "Increment Combo" (at least select 1). The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder.

Even if there is only one bidder who has submitted EMD against particular property, the said bidder has to bid at least one increment above the Reserve Price in order to become successful H-1 bidder. The bidder who submits the highest bid on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued which shall be subject to approval by the Authorized Officer/Secured Creditor.

g. The incremental amount/price during the time of each extension shall be **Rs.50,000/-** (incremental price) and time shall be extended to **5 minutes** when valid bid received in last **5 minutes**.

h. 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 same day and or not later than next working day and the balance 75% amount of sale price to be deposited 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 him shall be forfeited by the Authorized Officer without any notice and property shall forthwith be put up for sale again.

j. The above mentioned balance sale price (other than EMD amount) should be remitted by the successful bidder through RTGS/NEFT to Account No. 209272434 of Canara Bank, SARAVANAMPATTI KGISL IFSC Code **CNRB0003036**.

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

l. For sale proceeds above Rs. 50.00 Lakh (Rupees Fifty lakh), TDS shall be payable at the rate 1% of the Sale amount, which shall be payable separately by the Successful buyer. Wherever the GST applicable, same shall be paid by the Successful buyer as per Government guidelines.

m. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on property affecting the security interest. However, the intending bidders should make their own independent inquiries/ due diligence regarding the encumbrances, title of property put on auction and claims / rights / dues affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.

n. It shall be the responsibility of Bidder to make due diligence and physical verification of property and satisfy themselves about the property/ies specification before submitting the bid. No claim subsequent to



Saravanampatti KGISL-(3036).
KG CAMPUS, THUDIYALUR ROAD, SARAVANAMPATTI, COIMBATORE 641 035
Ref: CB/3036/SN/KAVI/2025-26 Date:17.12.2025

submission of bid shall be entertained by the bank. The inspection of property put on auction will be permitted to interested bidders at site from 18.12.2025 to 07.01.2026 from 10.00 a.m. to 4.00 P.M.

o. Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.

For further details Sri. AMBEDKAR PILLA (Mobile No. 98851 99927) may be contacted during office hours on any working day. The service provider baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No.7046612345/ 6354910172/ 8291220220/9892219848/ 8160205051, Email: support.baanknet@psballiance.com)

Place:COIMBATORE
Date: 17.12.2025

Authorised Officer
Canara Bank