

**ANNEXURE – 13**

**(Auction Sale Notice for Immovable properties)**

CANARA BANK  
(A GOVERNMENT OF INDIA UNDERTAKING)

**SALE NOTICE**

AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002.

Notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002, will be sold by holding public auction.

Name and Address of the Secured Creditor	Canara Bank, DAUKI Agra
Name and Address of the Borrower	<b>Shri Mahavir Singh S/o Shri Ramswaroop Village Madhi, Post Dauki, Tehsil Fatehabad, Agra – 283111</b>
Name and Address of the Co-Borrower	<b>Shri Pramod Kumar S/o Shri Mahavir Singh Village Madhi, Post Dauki, Tehsil Fatehabad, Agra – 283111</b>
Total liabilities as on <b>08/11/2023</b>	<b>Rs. 12,16,826.97 Plus interest and other Charges thereon</b>
(a) Mode of Auction	E-auction
(b) Details of Auction service provider	M/S CCSL Contact No. 080-23469661/23469664, 9480691777
(c) Date & Time of Auction	<b>11/12/2023 &amp; 12:30 PM to 01:30 PM</b>
(d) Place of Auction	www.ccs1.co.in
Details of Property/ies	<b>EMT of Residential Property at Part of Khasra No. 1208, Situated at Village Dauki, Tehsil Fatehabad, Distt. Agra in the name of Shri. Mahavir Singh S/o Shri. Ram Swaroop measuring 121 Sq. Mtrs.</b>  <b>Bounded as per Site :-</b>  <b>East - Plot of Others</b> <b>West- Property of Others Then Link Road</b> <b>North- Road 10' Wide</b> <b>South- Property of Others</b>  <b>Bounded as per Deed :-</b>  <b>East - Land of Ram Singh</b> <b>West- Link Road</b> <b>North- Land of Rakesh Paliwal</b> <b>South- Land of Amar Singh</b>
Reserve Price	<b>Rs.16,74,000.00</b>

**Other terms and conditions** :

- a. The property/ies will be sold in "AS IS WHERE 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 7(d) below).
- b. The property/ies will not be sold below the Reserve Price.
- c. The property can be inspected on **working days in office hours between 04/12/2023 and 08/12/2023**
- d. The intending bidders shall deposit Earnest Money Deposit (EMD) of **Rs.1,67,400.00** being 10% of the Reserve Price, by way of DD/RTGS/NEFT favouring, Authorised Officer, **Canara Bank, Dauki Branch on or before 08/12/2023 before 04:00 PM.**
- e. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.
- f. The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on the sale being knocked down in his/ her favour and the balance within **15** days from the date of confirmation of sale. If the successful bidder fails to pay the sale price as stated above, the deposit made by him shall be forfeited.
- g. All charges for conveyance, stamp duty and registration etc., as applicable shall be borne by the successful bidder only.
- h. For sale proceeds above Rs.50 Lacs (Rupees Fifty lacs), TDS shall be payable at the rate 1 % of the Sale amount, which shall be payable separately by the Successful buyer.
- i. Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.
- j. **For further details Contact authorised officer Canara Bank Regional Office II Agra and Branch Manager Dauki Branch (Ph. No. Authorised officer - 8103156082 and Branch - 9958838250) may be contacted during office hours on any working day.**

**Place : AGRA**  
**Date : 23/11/2023**

**Authorised Officer**  
**Canara Bank**

CANARA BANK  
COVERING LETTER TO SALE NOTICE

Ref : SARFAESI-MAHAVIR-DAUKI-11-2023

Date: 23/11/2023

To

**Shri Mahavir Singh S/o Shri Ramswaroop  
Village Madhi , Post Dauki  
Tehsil Fatehabad  
Agra 283111**

To

**Shri Pramod Kumar S/o Shri Mahavir Singh  
Village Madhi , Post Dauki  
Tehsil Fatehabad  
Agra 283111**

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<sup>1</sup>.

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As you are aware, I on behalf of **Canara Bank, Dauki 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 **Dauki 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