

ANNEXURE - 14
CANARA BANK

COVERING LETTER TO SALE NOTICE

Ref: 4434/619/4/EUACTIONIII/NAGESHACHARY/2023/3

Date:18-04-2023

MR.NAGESHACHARY R
S/O SRI.RUDRACHARY
51/1, MARASANDRA,
DODDATUMKUR POST,
BENGALURU NORTH 560064

M/S PRAJWAL SOLAR SYSTEMS
PROP. MR NAGESHCHARY R
S/O RUDRACHARY
51/1, MARASANDRA,
DODDATUMKUR POST,
BENGALURU NORTH 560064

Dear Sir/Madam,

*

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 SecurityInterest (Enforcement) Rules, 2002¹.

As you are aware, I on behalf of Canara Bank, Kodigehalli 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 Kodigehalli 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,

कृते केनरा बैंक/For CANARA BANK



मुख्य प्रबंधक/Chief Manager

दोडबल्लपुर/DODDABALLAPURA

Authorised Officer, Canara Bank

ENCLOSURE – SALE NOTICE



ANNEXURE - 13 (Auction Sale Notice for Sale of Immovable Properties)

CANARA BANK

(A GOVERNMENT OF INDIA UNDERTAKING)

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 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 constructive/physical possession of which has been taken by the Authorized Officer of Kodigehalli Branch of the Canara Bank., will be sold on "As is where is", "As is what is", and "Whatever there is" on **24/05/2023**, for recovery of **Rs.1,15,44,544.59** as on 21/07/2022+Interest and Expenses There on due to the Kodigehalli Branch of Canara Bank from Mr.Nageshachary R.

The reserve price will be **Rs. 37,63,000 /-** (Rupees Thirty Seven Lakhs Sixty Three Thousand Only) and the earnest money deposit will be **Rs. 3,76,300 /-** (Rupees Three Lakhs Seventy Six Thousand Three Hundred only) .The Earnest Money Deposit shall be deposited on or before 20/05/2023 by 5 pm.

Details and full description of immovable property with known encumbrances, if any
EMT of the property bearing Khata No. 52/51/1, 51/1, measuring 40*30 feet, Totat 1200 sq ft comprising a house situated at Marasandra, Arakere Gram Panchayat, Hesaraghatta Hobli, Bangalore North Taluk.

Boundaries as per valuation report/sale deed:-

East by : Road

West by : Site No 51/7

North by : Site No 50/4

South by : Site No 51/2

Known encumbrances, if any: Not to the knowledge of the Bank.

Details and full description of movable property-NA

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 Authorized officer, Canara Bank, Kodigehalli Branch ,Kodigehalli Taluk, Bangalore -562114 (Ph.No 9445683072)during office hours on any working day.

Date:18.04.2023

Place:Kodigehalli

ಕೃತೇ ಕನರಾ ಬ್ಯಾಂಕ್/For CANARA BANK
Authorized Officer
ಕುಡ್ಲಿಬ್ರಾಂಚ್/GODDASALLAPURA
CANARA BANK



DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE

1.Name and Address of the Secured Creditor: Canara Bank, Kodigehalli Branch

2. Name and Address of the Borrower(s)/ Guarantor(s) :

A)MR.NAGESHACHARY R, S/O SRI.RUDRACHARY, 51/1, MARASANDRA,
DODDATUMKUR POST, BENGALURU NORTH 560064

B)M/S PRAJWAL SOLAR SYSTEMS
PROP. MR NAGESHCHARY R
S/O RUDRACHARY
51/1, MARASANDRA,
DODDATUMKUR POST,
BENGALURU NORTH 560064

3. Total liabilities as on 21.07.2022 : **Rs.1,15,44,544.59** + Interest and Expenses There on

4. (a) Mode of Auction : E Auction
(b) Details of Auction service provider : M/S CANBANK COMPUTER SERVICES LTD,No 218,J P Royale,1st Floor, SampigeRoad,Malleswaram,email id - eauction@ccsl.co.in,Contact Person - Mr.Sathiathan K M / Mr. Ramesh T.H,Contact Number - 9480691777 / 8880531165 /080-23469661 /62/ 64/ 65

(c) Date & Time of Auction : **24/05/2023**, 10:30 AM to 11:30 AM

(d) Place of Auction : Bangalore

5. Reserve Price : **Rs.37,63,000/-** EMD amount : **Rs.3,76,300/-**

6. Other terms and conditions:

a) Auction/bidding shall be only through "Online Electronic Bidding" through the Website www.indianbankseauction.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 19.05.2023 between 11:00 to 16:00 HRS.

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 favor of Authorized Officer, Canara Bank, Kodigehalli Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Kodigehalli Branch Account No. 209272434 (IFSC CNRB0004434) on or before **20/05/2023, 5 p.m.**

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, email id - eauction@ccsl.co.in, Contact Person - Mr. Sathiathan K M / Mr. Ramesh T.H, Contact Number - 9480691777/8898418010/8880531165/080-23469661 /62/ 64/ 65

- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **22/05/2023**, 5 PM, to Canara Bank, Kodigehalli Branch by hand or by email cb4434@canarabank.com.
- 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.
- g) The intending bidders should register their names at portal www.indianbankseauction.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, 1st Floor, Sampige Road, Malleswaram, email id - eauction@ccsl.co.in,

Contact Person Details

- 1) Exclusion for E-Auction: 080-23469665
- 2) Pakhare D D : 9480691777/8898418010
- 3) Pratap Kanjilal: 9832952602

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 multiples of Rs 10000 (The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum of Rs. 10000 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 favor 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 30 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 Authorized Officer without any notice and property shall forthwith be put up for sale again.
- k) For sale proceeds of Rs. 50 (Rupees Fifty) lacs 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.

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 concerned Circle office or branch who, as a facilitating centre, shall make necessary arrangements.

o) For further details contact Authorised Officer Canara Bank, Kodigehalli Branch (Ph.No. 9445683072), e-mail id: cb4434@canarabank.com OR the service provider M/S CANBANK COMPUTER SERVICES LTD, No 218, J P Royale, 1st Floor, Sampige Road, Malleswaram, email id - eauction@ccsl.co.in, Contact Person - Mr. Sathiathan K M / Mr. Ramesh T.H, Contact Number - 9480691777 / 8880531165 / 080-23469661 / 62/ 64/ 65, Pratap Kanjilal: 9832952602

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: Kodigehalli

Date: 18-04-2023

ಕೃತೇ ಕೆನರಾ ಬ್ಯಾಂಕ್ For CANARA BANK
ಮುಖ್ಯ ಪ್ರबंधक / Chief Manager
KODIGEHALLI APURA
Authorised Officer
Canara Bank



