

CANARA BANK, GANGANAGAR BRANCH BANGALORE

To

1. SHAHID HUSSAIN
NO 94, GROUND FLOOR 4TH CROSS,
NEAR NEW BEL ROAD, AGS OFFICE LAYOUT
RMV 2ND STAGE
BANGALORE-560054

2. JAHAN AARA
W/O SHAHID HUSSAIN NO3 IST CRS
MARUTI LAYOUT SINGAPURA MAIN ROAD
VIDYARANYAPURA POST M S PALYA
BANGALORE-560097

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 Ganganagar Branch have taken Symbolic 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 Ganganagar 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 (e-auction 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.



केनरा बैंक  Canara Bank

(A GOVERNMENT OF INDIA UNDERTAKING)

Ref: GANGANAGAR BANGALORE: SALENOTICE: 2023

Date: 19.04.2023

Yours faithfully,

कृत केनरा बैंक / For CANARA BANK


मुख्य प्रबंधक / Chief Manager

गंगानगर शाखा, बेंगलूरु -560 032

Ganganagar Branch, Bangalore-560032

 Authorised Officer, Canara Bank

ENCLOSURE - SALE NOTICE



CANARA BANK, Ganganagar BRANCH BANGALORE

SALE NOTICE

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 charged to the Secured Creditor, the **Physical possession** of which has been taken by the Authorised Officer of Ganganagar Branch Bangalore of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" without any recourse on **19.05.2023**, for recovery of **Rs 97,88,056.40/-** (Ninety Seven lakhs eighty eight thousand Fifty six and paisa Forty only) as on **14.02.2023** plus further interest and cost from **14.02.2023** due to the Ganganagar Branch of Canara Bank from Borrowers Shahid Hussain and jahan Aara.

The reserve price of the property is mentioned here below and the earnest money deposit (EMD) is 10% of Reserve Price of the property.

RESERVE PRICE (LAKH RUPEES)	EARNEST MONEY DEPOSIT(LAKH RUPEES)
55.33	5.6L

The Earnest Money Deposit shall be deposited on or before 18.05.2023 up to 4.00 pm.

Details and full description of the property (ies):

Residential Building:

Property bearing No 3"Farooqui Manzil", BBMP PID No 001-W01538-B, In land Bearing Sy no15, new khata No 682/1/3/3(old no 15), Situated at 1st cross Road, maruthi layout, Singapura village, Yelankha HobliNorth taluk, Bangalore-560097

Area: 1350 Sqft

Boundaries: East: Property No 2
West: Road
North: Road
South: Airforce Compound wall



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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 Branch Manager through Ganganagar Branch Bangalore, Canara bank , Ph. No. 9449860059 during office hours on any working day.

E-auction arranged by the service provider M/s Canbank Computer Service Ltd. through the website www.indianbankseuction.com. Email eauction@ccsl.co.in

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

Name and Address of the Borrowers :

1. SHAHID HUSSAIN
NO 94, GROUND, FLOOR 4TH CROSS,
NEAR NEW BEL ROAD AGS OFFICE LAYOUT
RMV 2ND STAGE
BANGALORE-560054

2. JAHAN AARA
W/O SHAHID HUSSAIN NO3 1st CROSS
MARUTI LAYOUT SINGAPURA MAIN ROAD
VIDYARANYAPURA POST M S PALYA
BANGALORE-560097

2. Total liabilities as on 14.02.2023 : Rs 97,88,056.40/-

3. Last Date & Time of receipt of Earnest Money Deposit (EMD) i.e. 10% of Reserve Price) on or before : 18.05.2023 up to 04:00 p.m.

4. (a) Date & Time of Auction

Date: 19.05.2023

Time: 11:00 AM to 04:00 PM

(With unlimited extension of 5 minutes duration each till the conclusion of the sale)

(b) Portal of e-auction: www.indianbankseuction.com.



Details of Property

Residential Building:

Property bearing No 3"Farooqui Manzil", BBMP PID No 001-W01538-B, In land Bearing Sy no15, new khata No 682/1/3/3(old no 15), Situated at 1st cross road, maruthi layout, Singapura village, Yelankha HobliNorth taluk, Bangalore-560097

Area: 1350 Sqft

Boundaries: East: Property No 2
West: Road
North: Road
South: Airforce Compound wall

OTHER TERMS AND CONDITIONS

- The property/ies will be sold in "As is where is", "As is what is", and "Whatever there is" without any recourse condition, including encumbrances if any. (There are no encumbrances to the knowledge of the Bank).
- 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.
- The property/ies will not be sold below the Reserve Price.
- The property can be inspected with Prior Appointment with Authorized Officer on 17.05.2023 between 02:00 PM to 04:00 PM on any working day.
- The intending bidders shall deposit Earnest Money Deposit (EMD) as above, being 10 % of the Reserve Price, by way of Demand Draft(DD) favouring, Authorised Officer, Canara Bank,ganganagar Branch, OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Ganganagar Branch, A/c No 209272434 IFSC Code: CNRB0010458 on or before 18.05.2023 up to 04:00 pm.
- 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 Service Ltd, Contact Person Mr. Pakhare DD/ Mr. Ramesh T H, Contact no. 9480691777, 8553643144; email:



केनरा बैंक  Canara Bank

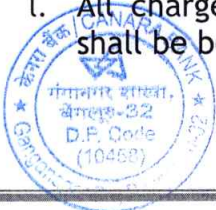
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eauction@ccsl.co.in Immediately on the same date of payment of the EMD amount the bidders shall approach the said service provider for obtaining digital signature (If not holding a valid digital signature)

- g. After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **18.05.2023** up to 04:00 PM, to Canara Bank Ganganagar Branch, 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(inclusive of 10% EMD).
 - 3) Bidders Name. Contact No. Address, E Mail Id.
 - 4) Bidder's A/c details for online refund of EMD.
 - 5) 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 Service Ltd, Contact Person Mr Pakhare DD/ Mr Ramesh T H, Contact no. 9480691777, 8553643144; email: eauction@ccsl.co.in.
- h. EMD deposited by the unsuccessful bidder shall be refunded to them within 2 days of finalization of sale. 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/- the bidder who submits the highest bid (not below 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. Sale shall be confirmed in favor of the successful bidder, subject to confirmation of the same by the secured creditor.
- k. 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 favor 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.
- l. All charges for conveyance, stamp duty and registration etc., as applicable shall be borne by the successful bidder only.



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- m. Where the sale consideration, of the property to be transferred is Rs. 50 Lac and above the successful bidder will have to deduct Tax Deducted at Source) TDS @ 1% on the sale proceeds and deposit the same by furnishing the Challan in Form 26QB and submit the original receipt of TDS certificate to the Bank.
- n. Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.
- o. As per banks record, the outstanding dues of the Local Self Government against the property are not known to bank, as no notice received for the same. The Purchaser is liable to incur the dues, if any.
- p. For further details contact Mrs. GEETANJALI SRIVASTAVA , Branch in charge, Canara Bank, Authorized Officer Ganganagar Branch (Ph.No 9449860059, 080-23330121,8610556101); email id cb10458@canarabank.com OR the service provider M/s Canbank Computer Service Ltd, Contact Person Mr Pakhare DD/ Mr Ramesh T H, Contact no. 9480691777, 8553643144; email: eauction@cctl.co.in (Office Address: Canbank Computer Services Ltd, No. 218, J P Royal, 1st Floor, Sampige Road, Malleswaram) during office hours on any working day.

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: Bangalore
Date: 19.04.2023



कृते केनरा बैंक / For CANARA BANK

मुख्य प्रबंधक / Chief Manager
गंगानगर शाखा, बेंगलूरु - 560 032
Ganganagar Branch, Bangalore-32
Authorized Officer Canara Bank