



Ref: 6/6924/e-auction/1501/983/37

Dt: 27/06/2023

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties 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 constructive/physical possession of which has been taken by the Authorized Officer of Kolar Branch, Canara Bank (Erstwhile Syndicate Bank), Kolar for follow up, will be sold on "As is where is", "As is what is", and "Whatever there is" on **31.07.2023** for recovery of dues **₹54,78,136/-** (Rupees Fifty Four Lakhs Seventy Eight Thousand One Hundred Thirty Six Only) as on 26.06.2023 with further interest and cost thereon due to the Kolar Branch II, Kolar of Canara Bank from 1) **Shri. Syed Ansar Pasha**, S/o Syed Abdul Rasheed, SAP Complex, Near Corporation Bank, Ward No.10, 5th Main, Kolar-563101 and 2) **Shri. Nawaz Pasha**(Guarantor), S/o Abdul Rehman Sab, NO 1190, Nayamath Bi Darga Mohalla, Near KSRTC Bus Stand, Ward No.24, Kolar -563101.

The reserve price will be **Rs.1,35,47,000/-** (Rupees One Crore Thirty Five Lakh Fourty Seven Thousand only) and the Earnest Money Deposit will be **Rs.13,55,000/-** (Rupees Thirteen Lakh Fifty Five Thousand only). The Earnest Money Deposit shall be deposited on or before **28.07.2023** at 5:00pm.

DETAILS AND FULL DESCRIPTION OF THE PROPERTY

All the piece and parcel of Commercial building consisting of Basement Floor, Ground Floor, First, Second and Terrace Floors bearing Katha No.370, A.R.NO.382 and Katha No.371, A.R.NO.383, PID No.10-1-504-37 Both item No.1 and 2 are situated at 5th Cross, Ward No.10, Gowripet, Kolar. Both Item No.1 and 2 are commonly bounded on by :

East : Urdu School;

West : Municipal Road;

North : Property of P.C.Krishnaiah shetty;

South : Property of Mr. Sardar.

Measurements of the Property:

Property 1

Property 2

E-w:67.5ft

E-w:70ft

N-S:14.5ft

N-S:12.5ft

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

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 The Senior Branch Manager, Kolar II Branch, Canara Bank, Phone No. 8617363441 / 08152-222250 / 7799490436 / 9666606849, email: cb11501@canarabank.com (or) roblrr2rec@canarabank.com.

Date: 27.06.2023

Place: Kolar.


AUTHORISED OFFICER
CANARA BANK

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 27.06.2023

1. Name and Address of the Secured Creditor :	Canara Bank, Kolar II Branch, Kolar.
2. Name and Address of the Borrower(s)/ Guarantor(s)	1) Shri. Syed Ansar Pasha, S/o Syed Abdul Rasheed, SAP Complex, Near Corporation Bank, Ward No.10, 5 th Main, Kolar-563101. 2) Shri. Nawaz Pasha (Guarantor), S/o Abdul Rehman Sab, NO 1190, Nayamath Bi Darga Mohalla, Near KSRTC Bus Stand, Ward No.24, Kolar -563101.
1. Total Contractual liabilities as on (26.06.2023):	Rs.54,78,136/- (Rupees Fifty Four Lakh Seventy Eight Thousand One Hundred Thirty Six only) as on 26.06.2023 plus unappalied interest w.e.f 27.06.2023 and Bank charges. The amounts remitted after issuance of Demand notice are duly accounted.
2. Mode of Auction	Online Electronic Bidding
3. Details of Auction service provider	M/s. CANBANK COMPUTER SERVICES LTD No.218, J P Royale, 1 st Floor, Sampige Road, 2 nd Main, Near-Market, Malleswaram, Bengaluru, Karnataka – 560003, Contact No.+91 080 2346 9661, Mr. Pakhare D D (M-9480691777) & Mr.Ramesh T H (M-8553643144) e-mail: eaction@ccsl.co.in
4. Date & Time of Auction	31.07.2023 , 11:00 A.M. to 12:00 P.M. (With unlimited extension of 5 minutes duration each till the conclusion of the sale)
5. Place of Auction	Online
6. Reserve Price	Rs.1,35,47,000/- (Rupees One Crore Thirty Five Lakh Fourty Seven Thousand only)

Other terms and conditions:

- Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://indianbankseaction.com>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- The property can be inspected, with Prior Appointment of Authorised Officer, on or before 28.07.2023 between bank working hours.
- 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.
- EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, **Kolar II Branch**, (or) shall be deposited through RTGS/NEFT/Fund

Transfer to credit of account of Canara Bank, Kolar II Branch, A/c No 209272434, IFSC Code CNRB0011501 on or before 28.07.2023, 5:00pm.

- e) 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, 2nd Main, Near-Market, Malleswaram, Bengaluru, Karnataka – 560003, Contact No.+91 080 2346 9661, Mobile No. Mr. Pakhare D D (M-9480691777) & Mr.Ramesh T H (M-8553643144), e-mail: eaction@ccsl.co.in
- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 28.07.2023, 5:00 PM, to Canara Bank, **Kolar II Branch**, by hand or by email.
- Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.
 - 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.
 - Bidders Name. Contact No. Address, E Mail Id.
 - Bidder's A/c details for online refund of EMD.
- g) The intending bidders should register their names at portal <https://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, 2nd Main, Near- Market, Malleswaram, Bengaluru, Karnataka – 560003, Contact No. +91 080 2346 9661, Mob: Mr. Pakhare D D (M-9480691777) & Mr.Ramesh T H (M-8553643144), E-mail: eauction@ccsl.co.in
- 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 multiplies of **Rs.1,00,000/- (Rupees One Lakh 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.
- 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 15 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 Authorised Officer without any notice and property shall forthwith be put up for sale again.
- k) FOR IMMOVABLES: 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.

- l) All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only. The successful bidder shall bear all statutory/non statutory dues, taxes, rates etc.
- m) Authorised 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 Regional Office, Kolar (or) Kolar II Branch, who, as a facilitating centre, shall make necessary arrangements.
- o) For further details contact The Senior Manager, Kolar II Branch, Canara Bank, Phone No. 8617363441 / 08152-222250 / 7799490436 / 9666606849, email: cb11501@canarabank.com (or) roblrr2rec@canarabank.com (or) the service provider M/s. CANBANK COMPUTER SERVICES LTD, No.218, J P Royale, 1st Floor, Sampige Road, 2nd Main, Near- Market, Malleswaram, Bengaluru, Karnataka – 560003, Contact No. +91 080 2346 9661, Mob: 9444805621, 8553643144, E-mail: eauction@ccsl.co.in./ ccsleauction@gmail.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.

Date: 27.06.2023

Place: Kolar


AUTHORISED OFFICER
CANARA BANK