

**Auction Sale Notice for Sale of Immovable Properties**

**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) & 9 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 Authorised Officer of Karatagi of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on **10/04/2023**, for recovery of **Rs. 38,11,77,751/- (Rupees Thirty Eight Crore Eleven Lakhs Seventy Seven Thousand Seven Hundred Fifty One only)** plus further interest and cost/charges from 01/10/2022 due to the Canara Bank, Specialized Asset Recovery Management Branch, Hubballi from **M/s. Sri Guru Raghavendra Agro Foods** Registered Address: M/s. Sri Guru Raghavendra Agro Foods, Budugumpa Road Karatagi, Dist. Koppal, Karnataka-583229 represented by its partners: (i) Sri. Y. Sharanappa Shetty S/o Venkobanna Shetty Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and (ii) Sri. Karthikeyan Patil S/o Sharatchandra Patil Saloni Street, Karatagi, Tq – Gangavathi Dist- Koppal – 583229 and its guarantors namely (i) Smt Seema Yadaki W/o Sharanappa Shetty, Vasavi Nagar Karatagi, (ii) Smt. Manjula Shetty W/o Sharanappa Shetty, Vasavi Nagar, Karatagi, and (iii) Sri. Venkobanna Shetty S/o Veerayya Shetty, Vasavi Nagar, Karatagi and M/S Raksha Agro Tech, Sy No. 174/B, Budugumpa Road Karatagi 583229 Koppal Dist represented by its partners namely Smt. Seema Yadaki Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and Smt. Y Manjula Shetty, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and guarantors namely (i) Sri Sharanappa Shetty, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229, (ii) Sri Y Venkobanna Shetty, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and (iii) Sri Karthikeyan Patil, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and M/S Varalaxmi Industries, Sy No. 174/B, Budugumpa Road Karatagi 583229 Koppal Dist represented by its partners namely Y Sharanappa Shetty, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and Sri Karthikeyan Patil, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and its guarantors namely (i) Sri. Venkobanna Shetty Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229, (ii) Smt Seema Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and (iii) Smt. Manjula Shetty W/O Sharanappa Shetty, Vasavi Nagar, Karatagi and Housing Loan of (i) Sri. Y. Sharanappa Shetty S/o Venkobanna Shetty Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 and (ii) Y Veeresh Shetty C/o Brindavan Trading Co, RG Road, Karatagi.

**Details and full description of the movable/ immovable properties:**

**(Amount in lakhs)**

Details of property	Boundary	Reserve Price	EMD
<b>Property No.1</b> <b>Part 1</b> Industrial Property bearing in the N.A. Sy.No.254/A measuring 01 Acer 16 Guntas Completely of near the Mill area of Kottur Basaweshwara Industries in the 15 <sup>th</sup> Ward of Karatagi Grama Panchayath limits. Tq. Gangawathi. District Koppal (As per Regd. Sale deed No.6250/2005-06 dated	East : Property of Varalaxmi Industries West : Land of Poojari Rayappa and Nagappa North : Property belonging to Donee South : Property belonging to Donee	259.00	26.00

Asset Recovery Management Branch  
Centrum Building, 2<sup>nd</sup> Floor  
Gokul Road, Hubballi- 580030



Telephone: 0836-2239410  
E -mail: cb7261@canarabank.com  
[www.canarabank.com](http://www.canarabank.com)



30-12-2002.)			
<b>Part 2:</b> Industrial Property bearing in the N.A. Sy.No.254/B measuring 00 Acer 31 Guntas Completely and N.A. Sy. No. 254/K measuring 02 Acer 00 guntas of near the Mill area of Kottur Basaweshwara Industries in the 15 <sup>th</sup> Ward of Karatagi Grama Panchayath limits. Tq. Gangawathi. District Koppal (As per Regd. Sale deed No.22/2001-02 )	East : Road and Varalaxmi Industries West : Lands of Poojari Veerashappa and Virupanna North : Lands of poojari Yamanurappa and Rayappa South : Land of Donee Sharanappa and Rayappa Poojari		
<b>Property No. 2</b> NA lands bearing Panchayat No. 8-6-125/23, Sy .No. 255/3, 255/4 Extent 07 acres 20 Guntas situated at 22 <sup>nd</sup> ward, Karatagi stands in the name of Sri Y Sharanappa S/o Venkobanna	East : Land of Sharanamma West : Land of Achari (Kulkarni) North: Land of Venkobanna Shetty South :Yaradona Seema Road	159.00	16.00
<b>Property No.3</b> House bearing Panchayat No. 4-3-100 measuring 1800 Sq ft (E-W 60 ; N-S 30) Ward No. 18 , Indira Nagar, Karatagi stands in the name of Sri Venkobanna Shetty S/o Veerayya Shetty.	East : Plot of budi Yankappa West: Plot of Inamdar Hanumanthachar North : House of Babanna South : Road	36.00	4.00
<b>Property No.4</b> Mill building with godown, drying yard, open shed , compound wall etc of M/S Varalakshmi Industries rice mill at Panchayat No. 8-6-76 Sy No. 174/B measuring 2 Acres situated at Karatagi stands in the name of Sri Venkobanna Shetty S/o Veerayya Shetty.	East : Land of Bilgar Hanumanthappa Budugumpi West : Land of Kattimane Venkobanna North : Land of Dankanakal Bheemappa South : Lands of Yamanurappa and Others	111.00	12.00

The Earnest Money Deposit shall be deposited on or before 06/04/2023 at 4 pm.

There are no known encumbrances on the property as per 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](http://www.canarabank.com)) or may contact Chief Manager, Canara Bank Specialized Asset Recovery Management Branch, Hubballi, Phone No. (0836-2239410 & 9480696809/9110370518) during office hours on any working day.



Date 04/03/2023

Place: Hubballi

Authorised Officer  
Canara Bank

Authorised Officer  
Asset Recovery Management Branch, Hubballi

Asset Recovery Management Branch  
Centrum Building, 2<sup>nd</sup> Floor  
Gokul Road, Hubballi- 580030

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E -mail: [cb7261@canarabank.com](mailto:cb7261@canarabank.com)  
[www.canarabank.com](http://www.canarabank.com)

**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 04/03/2023**

1	Name and Address of the Secured Creditor	Specialized Asset Recovery Management Branch, Hubballi - 580030.
2	Name and Address of the Borrower(s)/ Guarantor	<p>M/s. Sri Guru Raghavendra Agro Foods                      Registered Address : M/s. Sri Guru Raghavendra Agro Foods, Budugumpu Road Karatagi, Dist. Koppal, Karnataka-583229.                      Partners: (i) Sri. Y. Sharanappa Shetty S/O Venkobanna Shetty Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      (ii) Sri. Karthikeyan Patil S/O Sharatchandra Patil Saloni Street , Karatagi, Tq – Gangavathi Dist- Koppal - 583229.                      Guarantors:                      (i) Smt Seema Yadaki W/O Sharanappa Shetty, Vasavi Nagar Karatagi                      (ii) Smt. Manjula Shetty W/O Sharanappa Shetty, Vasavi Nagar ,Karatagi                      (iii) Sri. Venkobanna Shetty S/O Veerayya Shetty, Vasavi Nagar Karatagi                      M/S Raksha Agro Tech                      Sy No. 174/B, Budugumpu Road Karatagi 583229 Koppal Dist                      Partners: (i) Smt. Seema Yadaki Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      (ii) Smt .Y Manjula Shetty , Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      Guarantors:                      (i) Sri Sharanappa Shetty                      Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      (ii) Sri Y Venkobanna Shetty, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      (iii) Sri Karthikeyan Patil, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229)                      M/S Varalaxmi Industries                      Sy No. 174/B, Budugumpu Road Karatagi 583229 Koppal Dist                      Partners:                      (i) Y Sharanappa Shetty, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      (ii) Sri Karthikeyan Patil, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      Guarantors:                      (i) Sri. Venkobanna Shetty Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      (ii) Smt Seema Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229                      (iii) Smt. Manjula Shetty W/O Sharanappa Shetty, Vasavi Nagar ,Karatagi Housing Loan                      (i) Sri. Y. Sharanappa Shetty S/O Venkobanna Shetty Yadaki, Vasavi Nagar, Karatagi, Tq- Gangavathi Dist- Koppal- 583229 &amp;</p>

Asset Recovery Management Branch  
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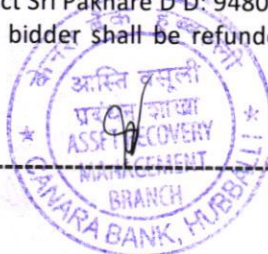
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		(ii) Y Veeresh Shetty C/o Brindavan Trading CO, RG Road, Karatagi.
3	Total Liabilities as on 30/09/2022	Rs. 38,11,77,751/- (Rupees Thirty Eight Crore Eleven Lakhs Seventy Seven Thousand Seven Hundred Fifty One only) plus further interest and cost/charges from 01/10/2022.
4(a)	Mode of Auction	Online Electronic Bidding
4(b)	Details of Auction service provider	M/S Canbank Computer Service Ltd. No: 218, J P Royale, 1 <sup>st</sup> Floor, Sampige Road Malleshwaram, Bengaluru-560003, Web Site: <a href="http://www.indianbankseauction.com">www.indianbankseauction.com</a>
4(c)	Date & Time of Auction	10/04/2023 Time : 11.30 am to 12.30 pm (With unlimited extension of 5 minutes duration each till the conclusion of the sale.)
4(d)	Place of Auction	Canara Bank , Asset Recovery Management Branch, Hubballi
5	Reserve Price	As per the table in the Page 1 and 2 of the sale Notice dated 04/03/2023

#### 6. Other terms and conditions:

- (a) Auction/bidding shall be only through "Online Electronic Bidding" through the website [WWW.indianbankseauction.com](http://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 Authorised Officer, from 24/03/2023 to 03/04/2023 on Banks working days within working hours.
- (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 favour of Authorized Officer, Canara Bank, Specialised Asset Recovery Management Branch, Hubballi OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Specialized Asset Recovery Management Branch, Hubballi, A/c No. 209272434 IFSC Code: CNRB0007261 (Please select interbank transfer option) on or before 06/04/2023 at 4.00 PM.
- (e) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 06/04/2023 at 5.00 PM, to Canara Bank, Specialized Asset Recovery Management, by hand or by email ([cb7261@canarabank.com](mailto:cb7261@canarabank.com))
- 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.
- (f) The intending bidders should register their names at portal [WWW.indianbankseauction.com](http://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, No. 218. J. P. Royale, 1<sup>st</sup> Floor, Sampige Road, Malleshwaram Bengaluru 560003, Contact Sri Pakhare D-D: 9480691777 & Sri Ramesh T H : 8553643144.
- (g) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.





(h) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 10,000.00. 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.

(i) 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.

(j) 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.

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

(l) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

(m) In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach Canara Bank Specialized Asset Recovery Management Branch, Hubballi who, as a facilitating centre, shall make necessary arrangements.

For further details contact, Canara Bank, Specialized Asset Recovery Management Branch, Hubballi (08362239410/455 and 9480696809/9110370518) e-mail id :cb7261@canarabank.com OR the service provider M/S Canbank Computer Service Ltd. No: 218, J P Royale, 1<sup>st</sup> Floor, Sampige Road Malleshwaram, Bengaluru- 560003, Web Site: www.indianbankseaction.com Contact Sri Pakhare DD : 9480691777 & Sri Ramesh TH : 8553643144

**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.

कृते केनरा बैंक  
Authorised Officer  
Hubballi, Dated: 04/03/2023  
प्राधिकृत अधिकारी  
आस्ति वसूली प्रबंधन शाखा, हुबल्लि  
Asset Recovery Management Branch, Hubballi



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