

केनरा बैंक Canara Bank

(A GOVERNMENT OF INDIA UNDERTAKING)

M G Road Secunderabad, 95B, 1st Floor, Park Lane, Secunderabad 500 003,
PHONE No: 040-23438640,41,42.

Ref: 0616261555608ADV/NPA/Fortune/2021-2022

Date: 26/07/2021

TO

1. M/s Fortune Enterprises, Prop. Late Mr. K V Siva Naga Pavan, H.No:13-12, P&T Colony, Dilsukhnagar, Hyderabad-500060.

2. Mrs. K Subhadra, W/O Late Sri K V S N Pavan Kumar, 16-11-749, Moosaram Bagh, Dilsukhnagar, Hyderabad-500036.

3. Miss K Sriranjini, (Minor), D/O Late Sri K V S N Pavan Kumar, Represented by natural guardian and mother Mrs. K Subhadra, 16-11-749, Moosaram Bagh, Dilsukhnagar, Hyderabad-500036.

4. Master K Lalith Kumar, (Minor), S/O Late Sri K V S N Pavan Kumar Represented by natural guardian and mother Mrs. K Subhadra, 16-11-749, Moosaram Bagh, Dilsukhnagar, Hyderabad-500036.

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 Security Interest (Enforcement) Rules, 2002

As you are aware, I on behalf of Canara Bank, M G Road I Branch, Secunderabad 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 M G Road I, Secunderabad Branch, of Canara Bank.

The undersigned proposes to sell the assets (through e-auction) 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.

You are hereby given a last and final opportunity to discharge the liability in full as stated in the Sale Notice enclosed within 30 days from the date of this notice, and reclaim the assets which have been possessed by the bank, failing which the assets will be sold as per the terms and conditions set out in the enclosed Sale Notice.

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

((A GOVERNMENT OF INDIA UNDERTAKING))
M G Road Secunderabad, 95B, PB No.1560, Park Lane, Secunderabad 500 003,
PHONE No: 040-23438640,41,42

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 Authorised Officer of **M G Road I, Secunderabad Branch** of the Canara Bank, will be sold on "As is where is", "As is what is" and "Whatever there is" on **30th August, 2021** for recovery of **Rs.87,00,309/- (Rupees Eighty Seven Lakhs Three Hundred and Nine only)** plus unapplied interest from **1.07.2021** and bank charges there on, due to the **M G Road, Secunderabad Branch** of Canara Bank from **M/S Fortune Enterprises., H No. 13-12, P&T Colony, Dilsukhnagar, HYDERABAD - 500060, Telangana State.**

[A] The Reserve Price for Property 1 will be **Rs.1,09,04,000/- (Rupees One Crore Nine Lakh Four Thousand only)** and the earnest money deposit will be **Rs. 10,91,000/- (Rupees Ten Lakh Ninety One Thousand only)**. The Earnest Money Deposit shall be deposited on or before **27th August, 2021** at **5.00 p.m.**

[B] The Reserve Price for Property 2 will be **Rs. 1,56,15,000/- (Rupees One Crore Fifty Six Lakh Fifteen Thousand only)** and the earnest money deposit will be **Rs. 15,62,000/- (Rupees Fifteen Lakh Sixty Two Thousand only)**. The Earnest Money Deposit shall be deposited on or before **27th August, 2021** at **5.00 p.m.**

Details and full description of the immovable property with known encumbrances, if any.

Property 1:

All that part and parcel of the property consisting All that the Flat No: G in ground floor of "The Valencia Block A Tower No. A6 Municipal Nos: 10-5-385/51, 10-5-385/84, 10-5-385/1/12, 10-5-385/1/15, 10-5-385/60/4/B, 10-5-385/58/12, 10-5-390/B/10, 10-5-385/1/1/14, 10-5-385/D/11, 10-5-385/53/4/1, 10-5-390/9, 10-5-391/1 & 10-5-385/1/19 in Block K of ward No:12 in, TS No:26 corresponding to survey No-129/77 of Shaikpet Village and Mandal at Syed Nagar First Lancer, HYDERABAD consisting of built-up area of 2423 square feet (including all common areas, balconies, staircase, parking), and for car parking at parking area, together with an undivided share of land admeasuring 51.38 square yards or 29.26 square meters out of 8821.01 square yards or 7374.36 square meters **Bounded by:**

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On the North by: Open to sky
On the South by: Open to sky
On the East by : Corridor
On the West by: Open to sky

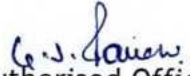
Property 2:

All that the Flat No: 6 in sixth floor of "The Valencia Block A Tower No.A11 Municipal Nos: 10-5-385/51, 10-5-385/84, 10-5-385/1/12, 10-5-385/1/15, 10-5-385/60/4/B, 10-5-385/58/12, 10-5-390/B/10, 10-5-385/1/1/14, 10-5-385/D/11, 10-5-385/53/4/1, 10-5-390/9, 10-5-391/1 & 10-5-385/1/19 in Block K of ward No:12 in, TS No:26 corresponding to survey No-129/77 of Shaikpet Village and Mandal at Syed Nagar First Lancer, HYDERABAD consisting of built up area 3470 square feet (including all common areas, balconies, staircase, parking), and for car parking at parking area, together with an undivided share of land admeasuring 73.5 square yards out of 8821.01 square yards or 7374.36 square meters. **Bounded by**

On the North by: Open to sky
On the South by: Open to sky
On the East by : Corridor
On the West by: Open to sky

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 **Chief Manager, Mr. G Satya Ramesh** M G Road I, Secunderabad Branch, Canara Bank, Ph. No. 040-23438661, 23438640, 23438642 27721288, 27810108 Mobile : 7382932206 during office hours on any working day.

Date: Hyderabad.
Place: 26/07/2021


Authorised Officer
CANARA BANK



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DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 26.07.2021

1. **Name and Address of the Secured Creditor:** Canara Bank, M G Road, Secunderabad. Branch, 95-B, 1st Floor, Park Lane, Secunderabad - 500 003, Telangana State.

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

- M/s Fortune Enterprises, Prop. Late Mr. K V Siva Naga Pavan H No.13-12, P&T Colony, Dilsukhnagar, HYDERABAD - 500060
- Mrs. K Subhadra, W/O Late Sri K V S N Pavan Kumar, 16-11-749, Moosaram Bagh Dilsukhnagar, Hyderabad-500036
- Miss K Sriranjini, (Minor), D/O Late Sri K V S Pavan Kumar, Represented by natural guardian and mother Mrs. K Subhadra, 16-11-749, Moosaram Bagh, Dilsukhnagar, Hyderabad-500036.
- Master K Lalith Kumar, (Minor), S/O Late Sri K V S N Pavan Kumar Represented by natural guardian and mother Mrs. K Subhadra, 16-11-749, Moosaram Bagh, Dilsukhnagar, Hyderabad-500036.

3. **Total liabilities as on 30.06.2021:** 87,00,309 /- (Rupees Eighty seven lakhs Three Hundred and Nine only) plus unapplied interest from 01/07/2021 and bank charges there on.

4. (a) Mode of Auction : Online Electronic Bidding.

(b) Details of Auction 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; E-mail: eauction@ccsl.co.in Contact No +91 080 2346 9661, Mobile: 9444805621, 8553643144

(c) Date & Time of Auction : 30th August, 2021 & 11.30 a.m. to 12:30 p.m.

(d) Place of Auction : Online.

5. Reserve Price :

[A] The reserve Price for Property 1 will be Rs. 1,09,04,000/- (Rupees One Crore Nine Lakh Four Thousand only) and the earnest money deposit will be Rs. 10,91,000/- (Rupees Ten Lakh Ninety One Thousand only). The Earnest Money Deposit shall be deposited on or before 27th August, 2021 at 5.00 p.m.

[B] The reserve Price for Property 2 will be Rs. 1,56,15,000/- (Rupees One Crore Fifty Six Lakh Fifteen Thousand only) and the earnest money deposit will be Rs. 15,62,000/- (Rupees Fifteen Lakh Sixty Two thousand only). The Earnest Money Deposit shall be deposited on or before 27th August, 2021 at 5.00 p.m.

6. Other terms and conditions:

(a) Auction / bidding shall be only through "Online Electronic Bidding" through the website <https://indianbankseaauction.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, on 25/08/2021 between 11.00AM and 4.00PM.

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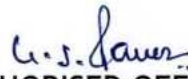
- (c) The property will be sold for the price which is more than the Reserve Price and the participating bidders may improve their offer further during auction process.
- (d) EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, M G Road I, Branch, Secunderabad OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, M G Road I, Branch, Secunderabad A/c No 8316295000001 IFSC Code CNRB0008316 on or before 27/08/2021, 5.00 PM.
- (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; Email: eauction@ccsl.co.in Contact No +91 08023469661 , Mobile:9444805621 8553643144.
- (f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 27/08/2021, 5.00 PM to Canara Bank, M G Road I Branch, Secunderabad by hand or by email.
- (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) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- (h) 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; Email: eauction@ccsl.co.in Contact No +91 08023469661 , Mobile:9444805621 8553643144
- (i) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs.50,000/-. 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 sale proceeds of Rs. 50 (Rupees Fifty) lac and above, the successful bidder will have to deduct TDS at the rate 1% of 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) 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 Circle office or **MG Road I, Secunderabad** branch who, as a facilitating centre, shall make necessary arrangements.
- (o) For further details contact **Mr.G Satya Ramesh, Chief Manager, Canara Bank, M G Road I Branch, Secunderabad** (Ph. No. **040-23438661 /640 Mobile 7382932206**) E-mail Id **cb0616@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 ; E-mail: **eauction@ccsl.co.in** ContactNo:+91-08023469661,Mobile:9444805621, 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.

Place: Hyderabad
Date: 26/07/2021


AUTHORISED OFFICER
CANARA BANK

