

Ref: CB/ARMB/HUB/F.No-40 /2022-23/KSS
Date: 08/11/2022

Covering letter to Sale Notice Dated 08/11/2022 in the account of Sri Lohar Ashok Anna

To

Sri Ashok Lohar

S/o Anna, Anebhavi kodi, Jalalpur Road, Raibag
Rural, Belagavi-591317

Sri Bharat Lohar

Plot Nos.49&50, RS No.45 GPC No.593,
Jalalpur Road, Raibag Rural, Belagavi-591317

Madam/Dear Sir,

Subject: Notice issued 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, Authorised Officer of Canara Bank, 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 Specialised Asset Recovery Management Branch of Canara Bank.

The undersigned proposes to sell the assets more fully described in the Sale Notice.

Hence, in terms of the provisions of the subject Act and Rules made thereunder, I am herewith sending the Sale Notice dated 08/11/2022 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/For CANARA BANK

प्राधिकृत अधिकारी/AUTHORISED OFFICER

आसि वसुली प्रबंधन शाखा, हुबल्लि
Asset Recovery Management Branch, Hubballi

Authorised Officer
CANARA BANK

Asset Recovery Management Branch
Centrum Building, 2nd Floor
Gokul Road, Hubballi- 580030



Telephone: 0836-2239410
E-mail: cb7261@canarabank.com
www.canarabank.com

E-AUCTION 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 properties mortgaged/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorised Officer of Canara Bank., will be sold on "As is where is", "As is what is", and " Whatever there is" on **12/12/2022** , for recovery of The current Liability Rs. 4045066.84/- (Rupees Forty Lakhs Forty Five Thousand Sixty Six and Paise Eighty Four Only) plus further interest and cost from 01/10/2022 due to the Asset Recovery Management Branch,Hubballi from

- (i) Sri Ashok Lohar, S/o Anna, Anebhavi kodi, Jalalpur Road, Raibag Rural, Belagavi-591317
- (ii) Sri Bharat Lohar,Plot Nos.49&50, RS No.45 GPC No.593, Jalalpur Road, Raibag Rural, Belagavi-591317

Details and full description of the immovable property, Reserve Price and Earnest Money Deposit are as under:

Sl. No.	PROPERTY DETAILS	RESERVE PRICE	EMD AMOUNT
1.	All that part and parcel of the Property bearing the Plot No. 49 and 50 of R S No.45 of Raibag, Now numbered as GPC No 593 measuring East-West 40' *South-North 50' situated with in the Rural Gram Panchayat, Raibag, Belagavi District and bounded by: East : 20 feet wide road left in the N/A land Sy.No.45 West: 20 feet wide road left in the N/A land Sy.No.45 North: Plot No.51 South: Plot No.48	Rs.41.00 Lakhs	Rs.4.10 Lakhs

The Earnest Money Deposit shall be deposited on or before **09/12/2022** at 4 pm.
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, CANARA BANK, SPECIALISED ASSETRECOVERY MANAGEMENT BRANCH, HUBBALLI, Phone No. (0836-2239410 & 9480696809) during office hours on any working day.

Place: Hubballi
Date:08/11/2022

कृते केनरा बैंक/For CANARA BANK

 प्राधिकृत अधिकारी/AUTHORISED OFFICER
 आसि वसुली प्रबंधन शाखा, हुबल्लि
 Asset Recovery Management Branch, Hubballi
Authorised Officer

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DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 08/11/2022

1. Name and Address of the Secured Creditor : CANARA BANK, SPECIALISED ASSET RECOVERY MANAGEMENT BRANCH, GOKUL ROAD, HUBBALLI - 580030.
2. Name and Address of the Borrower(s)/ Guarantor(s) :

Borrower	Co-Applicants
Sri Ashok Lohar S/o Anna, Anebhavi kodi, Jalalpur Road, Raibag Rural, Belagavi-591317	Sri Bharat Lohar Plot Nos.49&50, RS No.45 GPC No.593, Jalalpur Road, Raibag Rural, Belagavi-591317

3. Total liabilities as on 30.04.2022 is : Rs. 4045066.84/- (Rupees Forty Lakhs Forty Five Thousand Sixty Six and Paise Eighty Four Only) plus further interest and cost from 01/10/2022
4. (a) Mode of Auction : Online Electronic Bidding.
(b) Details of Auction service provider : M/S Canbank Computer Service Ltd., No: 218, J P Royale, 1st Floor, Sampige road, Malleshwaram, Bengaluru- 560003, Web Site: www.indianbankseaction.com.
(c) Date & Time of Auction : 12/12/2022 at 11.30 AM to 12.30 PM
(d) Place of Auction : SPECIALISED ASSET RECOVERY MANAGEMENT BRANCH, GOKUL ROAD, HUBBALLI.
5. Reserve Price : The property wise reserve price is mentioned above on page 1 of the sale notice
6. Other terms and conditions:

- a) Auction/bidding shall be only through "Online Electronic Bidding" through the website www.bankeauctionwizad.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 01/12/2022 between 10 A.M & 4 P.M
- 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, Specialised Asset Recovery Management Branch, A/c 209272434, IFSC Code: CNRB0007261 on or before 09/12/2022, 4.00pm.

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- e) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **09/12/2022** at 5 PM, to Canara Bank, Specialised Asset Recovery Management Branch, Hubballi by hand or by email.
- a) Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.
- b) 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.
- c) Bidders Name. Contact No. Address, E Mail Id.
- d) Bidder's A/c details for online refund of EMD.
- f) 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, No. 218, J. P. Royale, 1st 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. 20,000.00 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) 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.
- 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.



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- m) 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 Specialised Asset Recovery Management Branch, Hubballi who, as a facilitating centre, shall make necessary arrangements.

For further details contact, Canara Bank, Specialised Asset Recovery Management Branch (Ph. No 9480696809) e-mail id : cb7261@canarabank.com OR the service provider M/s Canbank Computer Service Ltd, No: 218, J P Royale, 1st Floor, Sampige Road, Malleshwaram Bengaluru 560003 Contact Sri Pakhare DD: 9480691777 & Sri Ramesh T H: 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.

केनरा बैंक/For CANARA BANK

प्राधिकृत अधिकारी/AUTHORISED OFFICER
आस्ति वसूली प्रबंधन शाखा, हुबल्लि
Asset Recovery Management Branch, Hubballi

Authorised Officer

Canara Bank

Place: 08/11/2022

Date: Hubballi

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