

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 provision to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002**

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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 to the Secured Creditor, the symbolic possession of which has been taken by the Authorised Officer of **Poochatty Branch** of the Canara Bank, will be sold on **"As is where is", "As is what is", and " Whatever there is"** on **16/08/2024** for recovery of **Rs.77,04,463.97 (Rupees Seventy Seven Lakhs Four Thousand Four Hundred Sixty Three and Ninety Seven Paise only) as on 30.06.2024** plus further interest along with suit expenses and other charges due to the **Poochatty Branch** of Canara Bank from M/s **Pathiparamban Supermarket** represented by partners **Sri.Antony P Y& Sri.Justin Jose**.

The reserve price will be **Rs. 81,45,000/- (Rupees Eighty One Lakhs Forty Five Thousand only)** and the earnest money deposit (EMD) will be **Rs.8,14,500/- (Rupees Eight Lakhs Fourteen Thousand Five Hundred only)**.

The Earnest Money Deposit shall be deposited on or before **14/08/2024**.

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

There are no known encumbrances to the Bank.

All that part and parcel of land having an extent of 11.33 Ares with building in Sy No:323/4A and 2.83 ares in Sy No:213/1-2(As per title deed) in Puthenchira Village , Mukundapuram Taluk , Thrissur district owned by Sri Justin Jose and bounded by (As given in title deed no 1348/l/2019)

On the North by : Panchayath Road.

On the South by : Property of Kaliparambil Raheema,Sufiya , Noorjahan and Pond.

On the East by : Property of Nazeer, Mariyumma, Rafeek, Nasiya Mahin.

On the West by : Private Way.

For detailed terms and conditions of the sale please refer the link <https://canarabank.auctiontiger.net> or may contact Manager, Canara Bank Poochatty Branch, Ph. No 0487 2373716, 8281991468 during office hours on any working day.

Date:01/07/2024

Place: Poochatty

Authorised Officer

Canara Bank

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**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 01.07.2024**

Name and Address of the Secured Creditor	Canara Bank, Poochatty Branch Sacred Heart Church Building Thrissur District – 680751
Name and Address of the Borrower(s)/ Guarantor.	M/s Pathiparamban Supermarket 17 505 Rooms ABCDE , Pathiparamban Building, Nadathara P.O, Thrissur, Kerala 680751.  Mr Antony P Y , S/O Yohannan , Manjali Pathiparamban House, Minor Road, Nadathara P O, Thrissur 680751.  Mr Justin Jose , S/O Tessy Jose, Ukken House, Edakunni, Thaikattuserry P.O Thrikkur, Thrissur – 680306.
Total liabilities	<b>Rs.77,04,463.97 (Rupees Seventy Seven Lakhs Four Thousand Four Hundred Sixty Three and Ninety Seven Paisa only) as on 30/06/2024</b> plus further interest along with suit expenses and other charges.
Mode of Auction	E- auction
Details of Auction service provider	<b>M/s E-procurement Technologies Ltd</b> (Auction Tiger),A-801, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis bridge, Ahmedabad,Gujarat-380006. Contact: Mr. Praveen Kumar Thevar-9722778828, Land line: 079-61200520/079-61200515,Email id:kerala@auctiontiger.net.
Date & Time of Auction	<b>16/08/2024, 11.00 AM to 12.00 Noon (With unlimited extensions of 5 minutes duration each till sale is concluded)</b>
Place of Auction	<b>Canara Bank, Poochatty Branch Sacred Heart Church Building Thrissur District – 680751</b>
Reserve Price	<b>Rs. 81,45,000/- (Rupees Eighty One Lakh Forty Five Thousand only)</b> and the earnest money deposit (EMD) will be <b>Rs.814500/- (Rupees Eight Lakhs Fourteen Thousand Five Hundred only).</b>

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**OTHER TERMS AND CONDITIONS:**

- a) Auction/bidding shall be only through “Online Electronic Bidding” through the website <https://canarabank.auctiontiger.net>. 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.
- 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, Poochatty branch on or **before 14/08/2024**.
- 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 e-Procurement Technologies Ltd (Auction Tiger) A-801, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis bridge, Ahmedabad, Gujarat-380006. Contact: Mr. Praveen Kumar Thevar-9722778828, Land line: 079-61200520/079-61200515, email id:kerala@auctiontiger.net.
- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **14/08/2024**, 5.00 PM, to Canara Bank, Poochatty branch by hand or by email.
  - i) Demand Draft towards EMD amount.
  - 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) The intending bidders should register their names at portal <https://canarabank.auctiontiger.net> 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 e-Procurement Technologies Ltd (Auction Tiger) A-801, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis bridge, Ahmedabad, Gujarat-380006. Contact: Mr. Praveen Kumar Thevar-9722778828, Land line: 079-61200520/079-61200515, email id:kerala@auctiontiger.net.
- 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.25,000/- .The bidder who submits the highest bid (above the Reserve price) on closure

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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. 50.00 Lakhs (Rupees Fifty Lakhs Only) 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.
- 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 Canara Bank Regional Office, Thrissur or Canara Bank Poochatty branch who, as a facilitating centre, shall make necessary arrangements.
- o) For further details contact Manager, Canara Bank, Poochatty Branch (Ph. No 0487 2373716, 8281991468), E-mail ID: [cb2940@canarabank.com](mailto:cb2940@canarabank.com) or the service provider M/s e-Procurement Technologies Ltd (Auction Tiger) A-801, Wall Street - II, Opp. Orient Club, Nr. Gujarat College, Ellis bridge, Ahmedabad, Gujarat-380006. Contact: Mr. Praveen Kumar Thevar-9722778828, Land line: 079-61200520/079-61200515, email id:kerala@auctiontiger.net. Web site: <https://canarabank.auctiontiger.net>

Place: Poochatty  
Date: 01/07/2024

Authorised Officer  
Canara Bank

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