

**CANARA BANK**

(A GOVERNMENT OF INDIA UNDERTAKING)

**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 possession of which has been taken by the Authorized Officer of Bidar Main Branch of the Canara Bank., will be sold on "As is where is", "As is what is", and " Whatever there is" on 29.05.2023 for recovery of The current Liability Rs.19,38,80,972.73(Rupees Nineteen Crores Thirty Eight lakhs Eighty Thousand Nine Hundred Seventy Two and Paise Seventy Three only) plus interest from 27.04.2023 due to the Bidar Main 1 Branch from

1)M/s KJD Pharma Pvt Ltd, H NO 9-7-121,FIRST FLOOR,EASTERN SIDE, VENKATADRI,GANDHIGUNJ,BIDAR.

2)Sri. Shankar Kotarki S/o Dasharath Kotarki R/o H No.9-7-121,9-7-133,Venkatadri,Gandhi gunj, Chidri Road, Bidar.

3)Sri.Deepak Joshi S/o Shankar rao Joshi,R/o 2-4-81,Bawarchi Galli,Old City,Bidar.

4)Sri.Kishore Joshi s/o Shankar Rao Joshi,R/o 2-4-81,Bawarchi Galli,Old City,Bidar.

5)Anand Kotarki s/o Prabhu Rao Kotarki, H No.9-7-121,9-7-133,Venkatadri, Gandhi gunj,Chidri Road, Bidar.

6)Smt.Shruthi D/o Shankar Kotarki, H No.9-7-121,9-7-133,Venkatadri, Gandhi gunj,Chidri Road, Bidar.

7)Smt.Swetha Kotarki w/o Anand Kotarki, H No.9-7-121,9-7-133,Venkatadri, Gandhi gunj,Chidri Road, Bidar.

8)Smt.Swathi Joshi w/o Kishore Joshi R/o 2-4-81,Bawarchi Galli,Old City,Bidar.

The reserve price will be

1. Rs. 71,00,000/- ( Rupees Seventy One Lakhs only) and the earnest money deposit will be Rs 7.10 lakhs (Rupees Seven lakhs Ten Thousand only) .
2. Rs. 67,00,000/- ( Rupees Sixty Seven Lakhs only) and the earnest money deposit will be Rs 6.70 lakhs (Rupees Six Lakhs Seventy Thousand only) .
3. Rs. 65,00,000/- (Rupees Sixty Five Lakhs only) and the earnest money deposit will be Rs 6.50 lakhs- (Rupees Six Lakhs Fifty Thousand only) .
4. Rs. 2,00,00,000/- ( Rupees Two Crores only)and the earnest money deposit will be Rs. 20,00,000 (Rupees Twenty Lakhs only) .

The Earnest Money Deposit shall be deposited on or before 26.05.2023 at 4 pm.

**Details and full description of the immovable Property:**

**Property 1:**

All that piece of land known as plot no.245 (B) in Naubad Housing Area situated in Sy. No 1 of Naubad Village Bidar Taluk, Bidar dist measuring 329.36 sq mtrs standing in the name of Shankar Kotarki

**Bounded By**

North: Plot No.245(A)

South: Plot No.245(C)

East :Plot No.238 to 243

West : AE Qtrs No.3

**Property 2**

open plot bearing No 42 portion of plot no 43 assigned with CMC No 19-1-362/1, total measuring 2612 sqft, located in the approved, layout of no.101/A2 and 101/1B, of Chidri Shivnagar South standing in the name of Smt Anjali w/o Sri.Shankar Kotarki

**Bounded By**

North: 9 Mtrs Road

South: Remaining portion of Plot No.43

East : 9 Mtrs Road

West : 9 Mtrs Road

**Property No.3:**

House bearing CMC No 2-4-73 (old) present 2-4-81 measuring 4200 sq fts. Situated at Pansal Taleem, Bawarchi Galli Bidar standing in the name of Sri Kishore Joshi

**Bounded By**

North : House of Laxmi Badami

South : House of Krishna Joshi

East : House of Tugamma

West : 8 mtrs Road.

**Property No. 4:**

Non Agriculture Land at Sy. No44/1 of Almaspur Tq & Dist, Bidar measuring 5 Acres (Total Extent is 14-acres 22-guntas out of which 5 acres of North side offered as Security to bank) standing in the name of Sri Anand Kotarki.

**Bounded By**

North : Land of others

South : Land of others

East : Remaining portion of land sy no 4

West : Land of sy no 2

There are no known encumbrances on the above 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, Bidar Main Branch Canara Bank, , Basavasree Complex , Ganesh Maidan Road Bidar 585401 Ph. No 7903201132 / 9480687804 during office hours on any working day.

Date: 27.04.2023

Place: Bidar

कृते केनरा बैंक  
FOR CANARA BANK  
मुख्य अधिकारी / Chief Manager  
बिदर मुख्य शाखा / Bidar-585401 Main Branch  
Authorized Officer  
CANARA BANK

**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 27.04.2023**

1. Name and Address of the Secured Creditor : Canara Bank, Bidar Main Branch I
2. Name and Address of the Borrower(s)/ Guarantor(s) :
  - 1.M/s KJD Pharma Pvt Ltd, H NO 9-7-121,FIRST FLOOR,EASTERN SIDE, VENKATADRI,GANDHIGUNJ,BIDAR.
  - 2)Sri. Shankar Kotarki S/o Dasharath Kotarki R/o H No.9-7-121,9-7-133,Venkatadri,Gandhi gunj, Chidri Road, Bidar.
  - 3).Sri.Deepak Joshi S/o Shankar rao Joshi,R/o 2-4-81,Bawarchi Galli,Old City,Bidar.
  - 4)Sri.Kishore Joshi s/o Shankar Rao Joshi,R/o 2-4-81,Bawarchi Galli,Old City,Bidar.
  - 5)Anand Kotarki s/o Prabhu Rao Kotarki, H No.9-7-121,9-7-133,Venkatadri, Gandhi gunj,Chidri Road, Bidar.
  - 6)Smt.Shruthi D/o Shankar Kotarki, H No.9-7-121,9-7-133,Venkatadri, Gandhi gunj,Chidri Road, Bidar.
  - 7)Smt.Swetha Kotarki w/o Anand Kotarki, H No.9-7-121,9-7-133,Venkatadri, Gandhi gunj,Chidri Road, Bidar.
  - 8)Smt.Swathi Joshi w/o Kishore Joshi R/o 2-4-81,Bawarchi Galli,Old City,Bidar.
3. Total liabilities as on 27.04.2023 : Rs.19,38,80,972.73(Rupees Nineteen Crores Thirty Eight lakhs Eighty Thousand Nine Hundred Seventy Two and Paise Seventy Three only) plus interest from 27.04.2023
4.
  - (a) Mode of Auction : Online Electronic Bidding
  - (b) Details of Auction service provider : **Company Name: ANTARES SYSTEMS LIMITED**  
**Address: #24, Sudha Complex, 3rd Stage, 4th Block, Basaveswaranagar, Bangalore-560 079,**  
**Contact Number : 9686196755/56, Landline Number: 080-40482000/2100**
  - (c) Date & Time of Auction :29.05.2023 Time : 11.30 pm to 01.30 pm (with unlimited extension of 5 minutes duration each till the conclusion of the sale.)
  - (d) Place of Auction :Bidar main Branch , Basavasree Complex,Ganesh Maidan Road Bidar.
5. The reserve price will be
  5. Rs . 71,00,000/- ( Rupees Seventy One Lakhs only) and the earnest money deposit will be Rs 7.10 lakhs (Rupees Seven lakhs Ten Thousand only) .
  6. Rs . 67,00,000/- ( Rupees Sixty Seven Lakhs only) and the earnest money deposit will be Rs 6.70 lakhs (Rupees Six Lakhs Seventy Thousand only) .
  7. Rs . 65,00,000/- (Rupees Sixty Five Lakhs only) and the earnest money deposit will be Rs 6.50 lakhs- (Rupees Six Lakhs Fifty Thousand only) .
  8. Rs . 2,00,00,000/- ( Rupees Two Crores only)and the earnest money deposit will be Rs. 20,00,000 (Rupees Twenty Lakhs only) .

**6. Other terms and conditions:**

- Auction/bidding shall be only through "Online Electronic Bidding" through the website [www.indianbankseaauction.com](http://www.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, from 22.05.2023 TO 26.05.2023, from 10.00 AM to 4.00 PM .
- 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, Bidar Main 1 branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Bidar Main 1 branch on or before 26.05.2023 at 4 pm.
- After payment of the EMD amount, the Intending bidders should submit a copy of the following documents/details on or before 26.05.2023 at 4 PM, to Canara Bank, Bidar Main 1 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.
- The intending bidders should register their names at portal [WWW.indianbankseaauction.com](http://WWW.indianbankseaauction.com) and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider  
Company Name: ANTARES SYSTEMS LIMITED, Address: #24, Sudha Complex, 3rd Stage, 4th Block, Basaveswaranagar, Bangalore-560 079, Contact Number : 9686196755/56, Landline Number: 080-40482000/2100
- EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 10,000.00 (The amount can be decided by

the Authorized Officer depending upon the value of the property with a minimum of Rs. 10000 as incremental value). 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.

- 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.
- For sale proceeds of Rs. 50,00,000.00/- (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.
- All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
- Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
- 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 Bidar Main 1 branch who, as a facilitating centre, shall make necessary arrangements.
- Company Name: ANTARES SYSTEMS LIMITED, Address: #24, Sudha Complex, 3rd Stage, 4th Block, Basaveswaranagar, Bangalore-560 079, Contact Number : 9686196755/56, Landline Number: 080-40482000/2100

**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: BIDAR

Date: 27.04.2023

कृते केनरा बैंक  
FOR CANARA BANK  
मुख्य प्रशासक / Chief Manager  
बिदर मुख्य शाखा / Bidar-585401 Main Branch  
Authorized Officer  
Canara Bank  
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