

**ASSET RECOVERY MANAGEMENT (ARM) II BRANCH,
PARLIAMENT STREET, NEW DELHI-110001.
PH-011-23323891, 23723121, Email: cb3038@canarabank.com**

Ref: ARM II: CR: SARFAESI SALE: SHIVA STEEL-II: PP: 2020

Date: 22.12.2020

To,

1. M/S Shiva Stainless Steel Pvt. Ltd. Regd.Office At: A-116, Group Industrial Area, Wazirpur, Delhi-110052. <u>Also At:</u> G-63, RIICO UblIndustrial Area, Phase-1, Near-Phool Bagh Chowk, Bhiwadi, District-Alwar, (Rajasthan) <u>Also At:</u> R-2, RIICO Industrial Area, Phase-1, Bhiwadi, District-Alwar, (Rajasthan) <u>Also At:</u> A-40, First Floor, Wazirpur Industrial Area, Delhi-110052.	2. Shri Rajiv Kejriwal (Director / Guarantor) S/o Shri Ghanshyam Dass Kejriwal R/o BM-12, West Shalimar Bagh, Delhi-110088. <u>Also At:</u> G-63, RIICO UblIndustrial Area, Phase-1, Near-Phool Bagh Chowk, Bhiwadi, District-Alwar, (Rajasthan) <u>Also At:</u> A-116, Group Industrial Area, Wazirpur, Delhi-110052. <u>Also At:</u> A-40, First Floor, Wazirpur Industrial Area, Delhi-110052.
3. Shri Sanjay Kejriwal (Guarantor/Mortgagor) S/o Shri Ghanshyam Dass Kejriwal R/o E-4/5, Sector-7, Rohini, Delhi-110085. <u>Also At:</u> A-116, Group Industrial Area, Wazirpur, Delhi-110052.	4. Smt. Rashmi Kejriwal (Director/Guarantor/Mortgagor) W/o Shri Rajiv Kejriwal R/o BM-12, West Shalimar Bag Delhi-110088. <u>Also At:</u> A-116, Group Industrial Area, Wazirpur, Delhi-110052.

Dear Sir,

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, the Authorised Officer of Canara Bank, has 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 Canara Bank. Subsequently the account is transferred to the Asset Recovery Management Branch II, Parliament Street, New Delhi for further follow up in recovery of the dues.

The undersigned being the Authorised Officer of the Bank 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. 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 Annexure 13

Annexure 13

**ASSET RECOVERY MANAGEMENT(ARM) II BRANCH, PARLIAMENT STREET,
NEW DELHI-110005.
PH-011-23323891, 23723121,
Email : cb3038@canarabank.com**

SALE NOTICE

E-Auction sale notice for sale of Immovable property 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 creditors, the **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” basis including encumbrances, if any on 19.01.2021 from 12:30 p.m. to 01:30 p.m. [with unlimited extension of 5 minutes duration each till the conclusion of sale]**, for recovery of **Rs.21,89,63,764.09** (Rs Twenty One Crore Eighty Nine Lacs Sixty Three Thousand Seven Hundred Sixty Four and Paise Nine Only) + Interest from 24.11.2016 on OCC/ODBD and PC/PCFC FDB/FBE and other legal charges, valuation charges and misc. Charges, if any due to the Canara bank from **M/S Shiva Stainless Steel Pvt. Ltd. And its Directors and Guarantors Sh. Rajiv Kejriwal, Sh. Sanjay Kejriwal and Smt. Rashmi Kejriwal.**

Full description of the immovable property, Reserve Price, EMD, known Encumbrance(s), Outstanding Dues if any are as under:-

Sr No.	Details of Properties	Reserve Price	EMD	Encumbrance (s)	Outstanding Dues of Local / Self / Government
1.	EMT of Factory land & Building situated at G-63, RIICO Industrial Area, Phase-I, Bhiwadi, Rajasthan in the name of Mr. Rajiv Kejriwal, measuring 1500 SQM. Plant & Machinery - situated at Factory land & Building at G-63, RIICO Industrial Area, Phase-1, Bhiwadi, District-Alwar (Rajasthan) **	Rs.185.00 Lacs Rs.166.40	Rs.18.50 Lacs Rs.16.64 Lacs	Not known to the Bank Not known to the Bank	Nil as per Bank's Record Nil as per Bank's Record
** (Plant & Machinery is Installed and Situated at G-63, RIICPO Industrial Area, Phase-1, Bhiwadi, District- Alwar, Rajasthan. Presently unit is in running condition and Bank will prefer a Bidder who will BID for Both Factory Land & Building and Plant & Machinery.)					
2.	EMT of Industrial property situated at R-2, RIICO Industrial Area, Ghatal Road, Bhiwadi District-Alwar (Rajasthan) measuring 2413 sq.mtr in the name of M/s Aastha Overseas now known as M/s Aaryan Overseas through its proprietor Sh. Sanjay Kejriwal, (Brother of the Director of the company).	Rs.192.00 Lacs	Rs.19.20 Lacs	Not known to the Bank	Nil as per Bank's Record
3.	EMT of the residential property at B-30, GF, Ashiana Rangoli, Bhiwadi, District-Alwar (Rajasthan), in the name of Mrs Rashmi Kejriwal, (Director) measuring an area of 1100 sq.ft. (Presently held as security for the Housing loan of Rs. 20.00 lacs.)	Rs.30.25 Lacs	Rs.3.03 Lacs	Not known to the Bank	Nil as per Bank's Record

(All the above properties / Securities are under Symbolic possession of the Bank.)

❖ The EMD should be deposited on or before 16.01.2021 up to 5.00 pm.

❖ The Property will not be sold below the Reserve Price.

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 **SH. Prashant Pandey, Mobile No 9599662508 Chief Manager, ARM II Branch, Canara Bank, and/or, Anil Kumar Sharma, Officer, Canara Bank, ARM II Branch, Land Line No. 011-23323891, 23723121** during office hours on any working day.

Date: 22.12.2020
Place: New Delhi

Authorised Officer
Canara Bank

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 22.12.2020

1. Name and address of the secured creditor : **Canara Bank ARM II Branch**
2. Name and address of the Borrower(s)/Guarantor(s) : Details as under :-

1. M/S Shiva Stainless Steel Pvt. Ltd. Regd. Office At: A-116, Group Industrial Area, Wazirpur, Delhi-110052. Also At: G-63, RIICO UIndustrial Area, Phase-1, Near-Phool Bagh Chowk, Bhiwadi, District-Alwar, (Rajasthan) Also At: R-2, RIICO UIndustrial Area, Phase-1, Bhiwadi, District-Alwar, (Rajasthan)	2. Shri Rajiv Kejriwal (Director / Guarantor) S/o Shri Ghanshyam Dass Kejriwal R/o BM-12, West Shalimar Bagh, Delhi-110088. Also At: A-116, Group Industrial Area, Wazirpur, Delhi-110052. Also At: G-63, RIICO UIndustrial Area, Phase-1, Near-Phool Bagh Chowk, Bhiwadi, District-Alwar, (Rajasthan)
3. Shri Sanjay Kejriwal (Guarantor/Mortgagor) S/o Shri Ghanshyam Dass Kejriwal R/o E-4/5, Sector-7, Rohini, Delhi-110085. Also At: A-116, Group Industrial Area, Wazirpur, Delhi-110052.	4. Smt. Rashmi Kejriwal (Director/Guarantor/Mortgagor) W/o Shri Rajiv Kejriwal R/o BM-12, West Shalimar Bagh Delhi-110088. Also At: A-116, Group Industrial Area, Wazirpur, Delhi-110052.

3. **Total liabilities as on 23.11.2016 : Rs.21,89,63,764.09** (Rs Twenty One Crore Eighty Nine Lacs Sixty Three Thousand Seven Hundred Sixty Four and Paise Nine Only) + Interest from 24.11.2016 on OCC/ODBD and PC/PCFC FDB/FBE and other legal charges, valuation charges and misc. charges, if any.
4. (a) Mode of Auction : Online E-Auction
 (b) Details of Auction service provider : **M/S Canbank Computer Services Ltd.**
 Mr Pratap Kanjilal & D D Pakhare.
MOB: 9832952602 / 9911293517/ 8898418010/ 080-23469665/ 9480691777
email: ccsleauktion@gmail.com

(c) **Date & Time of e- auction : Date 19.01.2021 Time 12:30 p.m. – 01.30 p.m.**
 (With unlimited extension of 5 minutes duration each till the conclusion of the sale)

5. Reserve Price : : As Under

Property no 1 : Rs.185.00 Lacs (Rupees One Crore Eighty Five Lacs Only)
Plant & Machinery : Rs.166.40 Lacs (Rupees One Crore Sixty Six Lacs Forty Thousand only)
 (Situated at G-63, RIICPO Industrial Area, Phase-1, Bhiwadi, District- Alwar, Rajasthan)

Property No 2 : Rs.192.00 Lacs (Rupees One Crore Ninety Two Lacs Only)
Property No 3 : Rs.30.25 Lacs (Rupees Thirty Lacs Twenty Five Thousand Only)

6. Other terms and conditions:

- a. Auction / bidding shall be only through “Online Electronic Bidding” through the website www.indianbankseauktion.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 any working day with prior permission of Authorised Officer between 10.00 A.M to 5.00 P.M.

- c. The property will not be sold below 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, ARM II Branch, Parliament Street, New Delhi**, OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, ARM II Branch, Parliament Street, New Delhi, **Current A/c No 3038295000001 IFSC Code: CNRB0003038** on or before **16.01.2021** up to **05.00 p.m.**
- e. After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **18.01.2021** up to 5:00 PM, to Canara Bank, ARM II Branch, Parliament Street, New Delhi, by hand or by email.
 - i.) 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.
 - ii.) Bidders Name. Contact No. Address, E Mail Id.
 - iii.) 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 SERVICES LTD.** Mr Pratap Kanjilal & D D Pakhare. **MOB: 9832952602 / 9911293517/ 8898418010/080- 23469665/ 9480691777 email: ccsleauction@gmail.com & eauction@ccsl.co.in**
- g. EMD deposited by the unsuccessful bidder shall be refunded to them within 2 working days of finalization of sale. The EMD shall not carry any interest.
- h. 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 (not below 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 within the period stated above, 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. 50.00 Lakhs (Rupees fifty lakhs) and above, the successful bidder will have to deduct TDS at a 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 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 Circle office, Delhi or Canara Bank ARM II Branch, Parliament Street, New Delhi who as a facilitating centre shall make necessary arrangements.

- n. Bidder has to make due diligence and physical verification of property with regard to title, extent, area dues, etc. No claim subsequent to submission of bid shall be entertained by the bank.
- o. For further details contact **SH. Prashant Pandey, Mobile No 9599662508 Chief Manager, ARM II Branch, Canara Bank, and/or, Sh. Anil Kumar Sharma, Officer, Canara Bank, ARM II Branch Land Line No. 011-23323891, 23723121, e-mail cb3038@canarabank.com OR the service provider M/S CANBANK COMPUTER SERVICES LTD. Mr Pratap Kanjilal & D D Pakhare. MOB: 9832952602 / 9911293517/ 8898418010 / 080- 23469665 / 9480691777 email: ccsleauktion@gmail.com & eauction@ccsl.co.in**

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: New Delhi
Date: 20.12.2020

Authorised Officer
Canara Bank