



(A GOVERNMENT OF INDIA UNDERTAKING)

Canara Bank, Regional Office: Delhi By Pass Road, Opp. Jannat Banquet Hall, Kamal Colony, Model Town, Rohtak, Haryana-124001 Phone No.01262-273434, 7496919268, E-mail: recroroh@canarabank.com

30 DAYS SALE NOTICE FOR SALE OF MOVABLE & IMMOVABLE PROPERTIES

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

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 **Symbolic Possession** of which has been taken by the Authorized Officer of Canara Bank, will be sold on "As is where is", "As is what is", basis on **30.08.2025** for recovery of **Rs. 12,90,880.58 (Rupees Twelve Lakh Ninety thousand Eight Hundred Eighty and Fifty Eight paisa only)**, as on **05.04.2025** plus further interest and charges due to the **TOHANA** of Canara Bank from

- 1 **SH. SHIV KUMAR S/O MOMAN RAM (BORROWER & MORTGAGOR)**
Ram Kora Road
Tohana Distt Fatehabad
Haryana - 125120
- 2 **SH. MANOJ KUMAR S/O RAJ KUMAR (GUARANTOR)**
H No 14 Ward No 16 Damkora Road
Near Masala Factory Tohana
Distt. Fatehabad, Haryana - 125120
- 3 **M/S KAMLA KHAL BHANDAR (PROP. SH. SHIV KUMAR)**
276-A-1 And 276-A-2/15,
Near Masala Factory Damkora Road Tohana Dist fatehabad
Haryana -125120

Sr. No.	Description of the secured assets	Reserve Price	Earnest Money Deposit
1	<p>EMT of Shop cum House i.e measuring (220 Sq yds.) 0 Kanals 07 Marlas Land comprising Khasra Nos. 196//1/2min(0-7) falling khewat No1966, Khatoni No 2349, as per jamabandi for the year 2016-17, situated at near Masala Factory, Damkora Road, ward No 15, Tohana, Tehsila Tohana Distt- Fatehabad, with in M.C Limits Tohana, vide registered sale deed bearing vasika No 895 date 11.06.2003 of the office of Sub-Registrar Tohana, is owned & possessed by Shiv Kumar S/o Moman Ram, which is bounded as under :</p> <p>East : 60'-05" – Plot of Ram Kumar</p> <p>West: 60'-05" – Rasta 2 Karam wide</p> <p>North: 33'-00" – Rasta Damkora Road</p> <p>South: 33'-00" – Property of unknown</p>	33,78,000/-	3,37,800/-

The Earnest Money Deposit shall be deposited on or before **29.08.2025** upto 5.00 p.m

कृते: केनरा बैंक/For CANARA BANK
प्राधिकृत अधिकारी/Authorised Officer



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Details of EMD and other documents to be submitted to service provider on or before 30.05.2025 up to 5.00 pm. Date up to which documents can be deposited with Bank is 30.05.2025 up to 5.00 pm.

For further details, contact Mr. Satish Kothiyal, Authorised officer, Canara Bank, Regional office, Rohtak (Mob. No. 9205197771) or Sh. GIRIRAJ GUPTA, Manager, (Mob No.: 919466931168),e-mail id: cb3165@canarabank.com or the service provider E-bkay (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/8291220220/9892219848/816020505, Email:support.ebkay@psballiance.com / support.ebkay@procure247.com).

Date : 30.07.2025
Place : Rohtak

कृते: केनरा बैंक/For CANARA BANK
प्राधिकृत अधिकारी/AUTHORISED OFFICER

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 30.07.2025

1.	Name and Address of the Secured Creditor	:	Canara Bank, TOHANA
2.	Name and Address of the Borrower(s) / Guarantor(s):		
1	SH. SHIV KUMAR S/O MOMAN RAM (BORROWER & MORTGAGOR) Ram Kora Road Tohana Distt. Fatehabad Haryana - 125120		
2	SH. MANOJ KUMAR S/O RAJ KUMAR (GUARANTOR) H No 14 Ward No 16 Damkora Road Near Masala Factory Tohana Distt. Fatehabad, Haryana - 125120		
3	M/S KAMLA KHAL BHANDAR (PROP. SH. SHIV KUMAR) 276-A-1 And 276-A-2/15, Near Masala Factory Damkora Road Tohana Distt. Fatehabad Haryana -125120		
	Total Liabilities as on 05.04.2025	:	Rs. 12,90,880.58 (Rupees Twelve Lakh Ninety thousand Eight Hundred Eighty and Fifty Eight paisa only) (as on 05.04.2025 plus further interest and charges)
	a. Mode of Auction b. Details of Auction Service Provider c. Date & Time of Auction	:	E-auction E-bkay now called as baanknet 30.08.2025 (01.00.pm to 02.00 pm) (with unlimited extension of 5 min. duration each till the conclusion of the sale)
	Reserve Price	:	33.78 Lakh

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3. Other Terms and conditions :

- a. Auction / bidding shall be only through "Online Electronic Bidding" through the website <https://www.bankeauctions.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 Authorized Officer on the dates mentioned in Sale Notice.
- 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 in E-Wallet of M/s PSB Alliance Private Limited (E-bkay) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan.
- e. After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 30.08.2025 upto 5.00 p.m. to **Canara Bank, Tohana Branch** 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.
- f. The intending bidders should register their names at portal <https://ebkay.in/> and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider E-bkay, (Contact No. 8291220220/9892219848/8160205051, support.ebkay@psballiance.com).
- 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.10,000/-**. 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.
- 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 Authorized Officer without any notice and property shall forthwith be put up for sale again. This amount shall be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, Regional office Rohtak OR shall be deposited through RTGS / NEFT / Fund Transfer to credit of account of Canara Bank, Tohana , A/c. No. 209272434, IFSC Code: CNRB0003165.
- j. For sale proceeds of Rs.50.00 Lakhs (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 etc., as applicable shall be borne by the successful bidder only.

कृते: केनरा बैंक / For CANARA BANK

प्राधिकृत अधिकारी / Authorized Officer



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- l. There is no encumbrance in the property to the knowledge of the bank. Successful Bidder is liable to pay all society dues, municipal taxes / panchayat taxes / electricity/ water charges / other charges, duties and taxes whatsoever, including outstanding, if any, in respect of and/or affecting the subject property.
- m. Authorized 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, Karnal Circle Office or Regional office Rohtak OR **TOHANA** branch , as a facilitating centre, shall make necessary arrangements.
- o. For further details, contact Mr. Satish Kothiyal, Authorised officer, Canara Bank, Regional office, Rohtak (Mob. No. 9205197771) or Sh. GIRIRAJ GUPTA, Manager, (Mob No.: 919466931168),e-mail id: cb3165@canarabank.com or the service provider E-bkay (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/ 6354910172/ 8291220220/ 9892219848/ 816020505, Email:support.ebkay@psballiance.com / support.ebkay@procure247.com).

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.

कृते: केनरा बैंक/For CANARA BANK


प्राधिकृत अधिकारी/Authorized Officer

Place : Rohtak
Date : 30.07.2025



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recroroh@canarabank.com**

REF: RO/REC/SARFAESI/SALE NOTICE/3165/SHIV KUMAR/2025-26/1

DATE: 30.07.2025

To,
Dear Sir,

- 1 **SH. SHIV KUMAR S/O MOMAN RAM (BORROWER & MORTGAGOR)**
Ram Kora Road
Tohana
Distt. Fatehabad Haryana - 125120
- 2 **SH. MANOJ KUMAR S/O RAJ KUMAR (GUARANTOR)**
H No 14 Ward No 16 Damkora Road
Near Masala Factory Tohana
Distt. Fatehabad, Haryana - 125120
- 3 **M/S KAMLA KHAL BHANDAR (PROP. SH. SHIV KUMAR)**
276-A-1 And 276-A-2/15,
Near Masala Factory Damkora Road Tohana
Distt. Fatehabad Haryana -125120

SUB : Notice under Section 13(4) of the Securitization 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, **TOHANA 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 **TOHANA Branch of Canara Bank** and other Consortium Lenders.

The undersigned proposes to sell the assets 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 containing terms and conditions of the Sale. you are hereby given 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 , falling 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,

कृते: केनरा बैंक/ FOR CANARA BANK

AUTHORIZED OFFICER
प्राधिकृत अधिकारी

ENCLOSURE:

1. SALE NOTICE
2. DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE