

(Auction Sale Notice for Sale of Immovable Properties)

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 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/or Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, the symbolic possession of which has been taken by the Authorised Officer of D Costa Branch of Canara Bank., will be sold on the basis of "As is where is", "As is what is", and " Whatever there is" on **24/05/2023**, for recovery of **Rs 42,78,321.04 (Forty two lakh seventy eight thousand three hundred twenty one rupees four paise)** as on **05/05/2023** and interest & other charges there on from **05/05/2023** due to D' Costa Branch of Canara Bank from **1.Mr.Thomas Ravi S, S/o.Late.G S Manickam 2. Mrs.Sudha Thomas, W/o.Thomas Ravi, Bothare residing at:No.14/1, Govindappa Road, Flat No.301, Sudarshan Enclave,RS Palya,Kammanahalli,Bangalore-560033.**

The Reserve price will be Rs.46,00,000/-(Rupees Forty Eight Lakhs Only), Earnest Money Deposits will be Rs.4,60,000/-(Rupees Four Lakh Sixty Lakhs Only. The Earnest money Should be deposited on or before **23/05/2023, 04.00 PM**



Description of the immovable Assets	Reserve Price	EMD Amount	Incremental value at Bid
<p>Schedule A: All that piece and parcel of property bearing No. 42/1, Khatha No. 42/1/1195, carved out of Survey No. 42/1 of Lingarajapuram Village, KasabaHobli, Bangalore North Taluk, presently under the jurisdiction of BBMP, Municipal New No. 14/1, PID Khatha No. 87-165-14/1 situated at BBMP Ward No. - 87, Govindappa Road, Lingarajapuram, Bangalore North Taluk, Bangalore, measuring East to West 52 Feet and North to South 55 Feet, totally measuring 2860 Sq. Ft with all rights, appurtenances whatsoever hereunder or underneath or above the surface and bounded on the.</p> <p>East by: Private Property West by: 15 Feet Road North by: Remaining portion of the same property South by: Govindappa Road</p> <p>Schedule B: All that piece and parcel of the Residential Flat bearing No. 301, PID Khatha No. 87-165-14/1-6, in the Third Floor of the Apartment Building Known as "SUDARSHAN ENCLAVE" measuring 1240 Sq. Ft of super built-up area, Vitrified Flooring with one covered Car Parking space in the stilt floor and 345 Sq. Ft of undivided share, right, title and interest in the Schedule A Property and right of use of common areas and facilities situated at BBMP Ward No. - 87, Lingarajapuram, Govindappa Street, Bangalore North Taluk, Bangalore and bounded on the:</p> <p>East by: Passage West by: Open to Sky North by: Flat No. 302 South by: Open to Sky</p>	Rs.46,00,000/- Lakhs	Rs 4,60,000/- Lakhs	Rs 1.00 Lakhs

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in <https://www.canarabank.com/english/announcement/sale-notice/karnataka/> provided on the Secured Canara Bank's website (www.canarabank.com) or may contact Chief Manager, D' Costa Branch, Canara Bank, Ph. No.08025498898,080-25461140, Mobile no.9483520432 during office hours on any working day.

Date: 05/05/2023
Place: Bengaluru


Authorised Officer
CANARA BANK



DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 05/05/2023

1. Name and Address of the Secured Creditor:	Canara Bank, D' Costa Branch, No.98/1-2, Wheelers Road Extinction, Cooke Town, Bangalore-560005.		
2. Name and Address of the Borrower(s)/ Director(s)/ Guarantor(s):	1. Mr. Thomas Ravi S S/o. Late. G S Manickam 2. Mrs. Sudha Thomas W/o. Thomas Ravi Both are residing at: No. 14/1, Govindappa Road, Flat No. 301, Sudarshan Enclave, RS Palya, Kammanahalli, Bangalore-560033.		
3. Total liabilities:	Rs 42,78,321.04 (Forty two lakh seventy eight thousand three hundred twenty one rupees four paise) as on 05/05/2023		
4. (a) Mode of Auction:	E- Auction		
(b) Details of Auction service provider:	M/S CANBANK COMPUTER SERVICES LIMITED #218, J P Royale, 1 st floor, Sampige Road, (Near 14 th Cross), 2nd Main, Malleswaram, Bengaluru-560003 e-mail: ccsleauction@gmail.com / eauction@ccsl.co.in Phone No. 080-23469665 Contact Person & Number:- Pratap kanjilal-9832952602/9480691777/6294220147		
(c) Date & Time of Auction:	24/05/2023 , From 10.00 A.M to 05.00 P.M		
(d) Place of Auction:	Online		
5. Reserve Price :	Rs. 46,00,000/- (Rupees Forty Six lakhs Only)		
Description of the immovable Assets Schedule A: All that piece and parcel of property bearing No. 42/1, Khatha No. 42/1/1195, carved out of Survey No. 42/1 of Lingarajapuram Village, Kasaba Hobli, Bangalore North Taluk, presently under the jurisdiction of BBMP, Municipal New No. 14/1, PID Khatha No. 87-165-14/1 situated at BBMP Ward No. - 87, Govindappa Road, Lingarajapuram, Bangalore North Taluk, Bangalore, measuring East to West 52 Feet and North to South 55 Feet, totally measuring 2860 Sq. Ft with all rights, appurtenances whatsoever hereunder or underneath or above the surface and bounded on the. East by: Private Property West by: 15 Feet Road North by: Remaining portion of the same property South by: Govindappa Road Schedule B: All that piece and parcel of the Residential Flat bearing No. 301, PID Khatha No. 87-165-14/1-6, in the Third Floor of the Apartment Building Known as "SUDARSHAN ENCLAVE" measuring 1240 Sq. Ft of super built-up area, Vitrified Flooring with one covered Car Parking space in the stilt floor and 345 Sq. Ft of undivided share, right, title and interest in the Schedule A Property and right of use of common areas and facilities situated at BBMP Ward No. - 87, Lingarajapuram, Govindappa Street, Bangalore North Taluk, Bangalore and bounded on the:		Reserve Price Rs 46,00,000/- Lakhs	EMD Amount Rs 4,60,000/- Lakhs



East by: Passage
 West by: Open to Sky
 North by: Flat No. 302
 South by: Open to Sky

6. Other terms and conditions:

- a) Auction/bidding shall be only through "Online Electronic Bidding" through the website www.bankeauctionwizard.com. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- b) The properties can be inspected, with Prior Appointment with Authorised Officer, **on or before 15/03/2023, 04.00 PM**
- 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, D Costa Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, D Costa Square Branch, Bangalore. A/c No 209272434 IFSC Code: CNRB0000432 **on or before 23/05/2023 , 04.00 PM**
- 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 CANBANK COMPUTER SERVICES LIMITED #218,J P Royale,1st floor,SampigeRoad,(Near14thCross),2nd Main,Malleswaram,Bengaluru-560003 e-mail:ccsleauktion@gmail.com / eauction@ccsl.co.in Phone No.080-23469665 Contact Person & Number:- Pratap kanjilal-9832952602/9480691777/6294220147
- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or **before 23/05/2023 by 4.00 PM**, to Canara Bank, D' Costa Branch,No.98/1-2, Wheelers Road Extinction, Cooke Town, Bangalore-560005.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.
- g) The intending bidders should register their names at portal www.bankeauctionwizard.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 LIMITED #218,J P Royale,1st floor,SampigeRoad,(Near14thCross),2nd Main,Malleswaram,Bengaluru-560003 e-mail:ccsleauktion@gmail.com / eauction@ccsl.co.in Phone No.080-23469665 Contact Person & Number:- Pratap kanjilal-9832952602/9480691777/6294220147
- h) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD



carry any interest.

i) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of **Rs.1.00 Lakh**. 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.

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) 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 concerned Circle office or D Costa branch who, as a facilitating centre, shall make necessary arrangements.

For further details contact, Canara Bank, D Costa Branch (Ph. No-080-25498898/25461140) e-mail id: cb0432@canarabank.com OR the service provider M/S CANBANK COMPUTER SERVICES LIMITED #218, J P Royale, 1st floor, Sampige Road, (Near 14th Cross), 2nd Main, Malleswaram, Bengaluru-560003 e-mail: ccsleauktion@gmail.com / eauction@ccsl.co.in Phone No.080-23469665 Contact Person & Number:- Pratap kanjilal-9832952602/9480691777/6294220147

SPECIAL INSTRUCTION/CAUTION

Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Canara Bank nor 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: Bengaluru
Date: 05/05/2023


Authorised Officer
Canara Bank

