

(A GOVERNMENT OF INDIA UNDERTAKING)

Regional Office, Recovery Section

CANARA BANK, 7 ROADS, KADAPA, ANDHRA PRADESH-516001

COVERING LETTER TO SALE NOTICE

Ref: 6939/ROKDPREC/SALE/THOTA/2024/1

DATE: 22-07-2024

To

1. Mr. Thota Venkata Raghavendra Rao,
S/o. Thota Venkata Krishna Rao,
D. No. 519, Saraswathi Vihar,
Chakkapur Post,
Gurgaon, Haryana – 122002
MOB: 9999499076
2. Smt. B Sreedevi,
W/o. B Ganesh Kumar,
D. No. 16, IV Floor, Sri Sai Eswari Residency,
Opp. Telephone Exchange, SBI Road,
Puttaparthi,
Anantapur District,
Andhra Pradesh – 515134

Dear Sir/Mam,

Sub.: Notice issued in terms of Sec.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, I on behalf of Canara Bank, **PUTTAPARTHI** branch 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 **PUTTAPARTHI** branch of Canara Bank.

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 thereunder, I am herewith sending the Sale 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

कुते केनरा बैंक / For CANARA BANK



CANARA BANK

प्राधिकृत अधिकारी / Authorized Officer
वसूली कक्ष / RECOVERY CELL
क्षेत्र का, कडपा / R.O. Kadapa

ENCLOSURE – SALE NOTICE



SALE NOTICE UNDER SARFAESI ACT -2002

AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002.

Notice is hereby given to the publishing 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 / physical (Strike whichever is not applicable) possession of which has been taken by the Authorised Officer of **Puttaparthi Branch** the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on **28-08-2024** (date of the sale), for recovery of **Rs. 61,54,800.10 /-**(As on **22-07-2024**) and Interest, cost etc., due thereon, due to the **Puttaparthi Branch** (Name of the Branch) of Canara Bank from Mr. Thota Venkata Raghavendra Rao, S/o. Thota Venkata Krishna Rao, D. No. 519, Saraswathi Vihar, Chakkapur Post, Gurgaon, Haryana – 122002 (**BORROWER**) & Smt. B Sreedevi, W/o. B Ganesh Kumar, D. No. 16, IV Floor, Sri Sai Eswari Residency, Opp. Telephone Exchange, SBI Road, Puttaparthi, Anantapur District, Andhra Pradesh – 515134(**GUARANTOR**)

The reserve price will be **Rs.8,64,000/-**and the earnest money deposit will be **Rs.86,400/-**. The Earnest Money Deposit shall be deposited on or before **27-08-2024 04:00 pm**.

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

S. No.	Immovable Property	Name of Title holder
1.	All that piece and parcel of the construction R.C.C. Roofing Flat measuring 720 Sq. Feet, undivided share of 13 Sq. Yards out of 88.88 Sq. yards together with the Flat bearing in "Sri Sai Giresh Residency-I" Samadhi Road, 2nd cross in Flat No. 3 on First floor, Flat area 720 Sq. ft., including Common area situated at Puttaparthi covered by Ward No. 3, Door No. 540 of Puttaparthi Panchayat Board area and Bukkapatnam Sub-District and in Hindupur Registration District. Sy. No. – 285-1, Ward No. 3 Bounded by: East: Other Site; West: Other Site; North: 12 feet Road; South: Sir Ganga Apartments.	Mr. Thota Venkata Raghavendra Rao



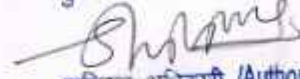
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For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or may contact: Divisional Manager, Regional office kadapa, Canara Bank, Ph. No. 7901626769 during office hours on any working day.

कुते केनरा बँक CANARA BANK



प्राधिकृत अधिकारी /Authorized Officer

वसुंधरा कक्ष/RECOVERY CELL

क्षेत्र, कडपा/R.O. Kadapa

Authorised Officer

CANARA BANK

Date: 22-07-2024

Place: KADAPA



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DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED: 22-07-2024

1	Name and Address of the Secured Creditor	Canara Bank, Puttaparthi BRANCH Sri Satya Sai Central Trust Building General Hospital compound Main Road Puttaparthi Sri Satya Sai District (A.P)-515134 Contact:7382932253 Email: cb2351@canarabank.com
2	Name and Address of the Borrower(s)/Guarantor(s)	BORROWER: Mr. Thota Venkata Raghavendra Rao S/o. Thota Venkata Krishna Rao, No. 519, Saraswathi Vihar, Chakkapur Post, Gurgaon, Haryana – 122002 GUARANTOR: Smt. B Sreedevi, W/o. B Ganesh Kumar, No. 16, IV Floor, Sri Sai Eswari Residency, Opp. Telephone Exchange, SBI Road, Puttaparthi, Anantapur District, Andhra Pradesh – 515134
3	Total liabilities as on	Rs. 61,54,800.10 /-(As on 22-07-2024)
4	(a) Mode of Auction	E-auction
	(b) Details of Auction service provider	Service provider: M/s PSB Alliance (Ebkray) Website: https://ebkray.in/ and Helpdesk Number: 8291220220, Email id : support.ebkray@psballiance.com ,
	(c) Date & Time of Auction	28-08-2024 Time 10:30 am -11.30 am (With unlimited extension of 5 minutes duration each till the conclusion of the sale)
	(d) Place of Auction	ON LINE
5.	Reserve Price	<u>Rs.8,64,000/-</u>
6	Other terms and conditions:	
6.a	Auction/bidding shall be only through "Online Electronic Bidding" through the website https://ebkray.in/ (Mention the website). Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.	
6.b	The property can be inspected, with Prior Appointment with Authorised Officer, 27-08-2024 on, 2:00 PM to 04:00 PM (Date and time mention here).	
6.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.	
6.d	The property/ies will be sold in "AS IS WHERE IS" condition, including encumbrances if	



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	any. (There are no encumbrances to the knowledge of the Bank. For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD) referred to in 6(e) below).
6.e	EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, PUTTAPARTHI Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, PUTTAPARTHI Branch, A/c No 209272434, IFSC Code: CNRB0002351 on or before 27-08-2024 (Date mention here) 04:00 pm.
6.f	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 Service provider: M/s PSB Alliance (Ebkray) ,Website: https://ebkray.in/ Helpdesk Number: 8291220220, Email id : support.ebkray@psballiance.com .
6.g	After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 27-08-2024(date) 04:00 PM, to Canara Bank, PUTTAPARTHI 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.
6.h	The intending bidders should register their names at portal https://ebkray.in/ (mention the website address of service provider) 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 PSB Alliance (Ebkray) (service provider), Helpdesk Number: 8291220220, Email id : support.ebkray@psballiance.com .
6.i	EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
6.j	Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs.10,000/- (The amount can be decided by the Authorised 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.
6.k	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



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	forfeited by the Authorised Officer without any notice and property shall forthwith be put up for sale again.
6.l	For sale proceeds of Rs. 50 lakh (Rupees Fifty Lakh) 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.
6.m	All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
6.n	Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
6.o	In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Regional office or PUTTAPARTHY branch who, as a facilitating centre, shall make necessary arrangements.
6.p	For further details contact Shri SHAFEEK AHMED T V, Divisional Manager, Regional office kadapa, Canara Bank, Ph. No. 7901626769, e-mail id:rokdprec@canarabank.com or the service provider M/s PSB Alliance (Ebkray) ,Website: https://ebkray.in/ , Helpdesk Number: 8291220220, Email id : support.ebkray@psballiance.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.

Place: Kadapa
Date: 22-07-2024

कुते केनरा बैंक / For CANARA BANK

प्रधिकृत अधिकारी / Authorized Officer

वसूली कक्षा / RECOVERY CELL

क्षेत्र का, कडपा / R.O. Kadapa

Authorized Officer

Canara Bank



