

Ref: 7700-BR/2752-111/256/2022

Date: 23/12/2022

**SALE NOTICE**

**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 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 physical possession of which has been taken by the Authorised Officer of **ARM Branch**. The account was transferred from **BALANAGAR** Branch of the Canara Bank for follow up., will be sold on "As is where is", "As is what is", and "Whatever there is" on **31/01/2023**, for recovery of **Rs.11,08,06,405.03** (Contractual dues as on 30/11/2022) due to the **BALANAGAR Branch** of Canara Bank from **M/s JAYANTH COTTON MILLS** represented by its Partners & Guarantors (1) **Smt Dhulipala Mahalakshmi** (Wife, Legal Heir of Late Sri Dhulipala Venkateswarlu (Guarantor)), (2) **Sri Dhulipala Srinivasa Rao** (Son, Legal Heir of Late Sri Dhulipala Venkateswarlu (Guarantor)) , (3) **Sri Dhulipala Shankar** (Son, Legal Heir of Late Sri Dhulipala Venkateswarlu (Guarantor)), (4) **Smt Dhulipala Maha Lakshmi** (Partner) W/o D. Venkateswarlu, D NO. 4-5-29/60/1, 3/6 , 3<sup>rd</sup> line, 7<sup>th</sup>cross road Vidya Nagar , Siddhartha Street, Guntur-522006, Andhra Pradesh. (5) **Sri Dhulipala Srinivasa Rao**, (Guarantor) S/o D Venkateswarlu, D NO 4-5-29/60/1, 3/6, 3<sup>rd</sup> line, 7<sup>th</sup>cross road, Vidya Nagar, Siddhartha Street, Guntur-522006, Andhra Pradesh.

The reserve price for LOT No. 1 will be **Rs.98,73,000/-** and the earnest money deposit will be **Rs.9,87,300/-**.

The reserve price for LOT No. 2 will be **Rs.10,73,000/-** and the earnest money deposit will be **Rs.1,07,300/-**.

The Earnest Money Deposit shall be deposited on or before **27/01/2023** at **5:00pm**.

**Details and full description of the immovable property.**

<b>LOT 1</b>	<p>a.) All that part and parcel of site with AC sheet Shed bearing plot No 18,19, and 20 measuring 560 sq yds situated at D.No. 116/F, Back side of Kallam Engineering College, Near NH-5, Chowdavaram Village, Prathipadu Mandal, Guntur Dist - 522019. Belonging to Late Sri Dhulipala Venkateswarlu registered vide sale deed No 4425/2010 within jurisdiction of the Registrar of Prathipadu <b>and Bounded by:</b> <b>North:</b>Plot No 21 property of Dhulipalla Venkateswarulu, <b>South:</b>Property of Shaik Sabi, <b>East:</b>Property of Dhulipalla Venkateswarlu, <b>West:</b>30ft Wide Road,</p> <p>b.) All that part and parcel of site with AC sheet Shed of 2658 Sq. yards situated at D.No. 116/F, Back Side of Kallam Engineering College, Near NH-5, Chowdavaram Village, Prathipadu Mandal, Guntur Dist - 522019. Belonging to Late Sri Dhulipala Venkateswarlu registered vide sale deed no 2471/2008 within jurisdiction of the Registrar of Prathipadu <b>and Bounded by:</b> <b>North:</b>Property of Naidu Vengaiah etc., <b>South:</b>Property of Shaik Anwar Basha, <b>East:</b>Property of Kallam Haranadha Reddy, <b>West:</b>Property of Ambatipudi Hanumanth Rao,</p> <p>c.) All that part and parcel of site with AC sheet Shed bearing plot no21 measuring 208 sq yds situated at D.No. 116/F, Back side of Kallam Engineering College, Near NH-5, Chowdavaram Village, Prathipadu Mandal, Guntur Dist - 522019. Belonging to Late Sri Dhulipala Venkateswarlu registered vide sale deed no 485/2009 within jurisdiction of the Registrar of Prathipadu</p>
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	<b>and Bounded by:</b> <b>East:</b> Property of Dhulipali Venkateshwarlu, <b>South:</b> Plot No.20 on south side site., <b>West:</b> 30ft Wide Road, <b>North:</b> Property of Gudipudi pitchaiah
<b>LOT 2</b>	All that part and parcel of vacant site bearing plot no 4 measuring 935 Sq. yards situated at D.No. 389, Kothapalem Gram Panchayat, Kondaveedu village, Phirangipuram sub dist, Guntur Dist - 522529. In the name of Sri Dhulipala Srinivas Rao registered vide sale deed no 3828/2011 within jurisdiction of the Registrar of Phirangipuram and <b>Bounded By:</b> East:Plot No.5, South:30ft Wide Road, West:Plot No.1B, North:Property of Yallamnedi Vijayalakshmi

\* No Known Encumbrances to 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 Authorized Officer, ARM Branch, Canara Bank, Ph. No. **040-27725283,27725285** during office hours on any working day.

Date: 23/12/2022  
Place: Hyderabad

Authorised Officer  
Canara Bank

**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 23/12/2022**

1. Name and Address of the Secured Creditor : Canara Bank, ARM Branch, Ground Floor, Circle Office Building, MCH No:-10-3-163 & 10-3-163/A, Plot No.85, Survey No.625, Beside Rail Nilyam, Secunderabad – 500 026.

2. Name and Address of the Borrower(s)/Guarantor(s) : **M/s JAYANTH COTTON MILLS**  
D.No. 116/F, Back side of Kallam Engineering College, Near NH-5, Chowdavaram Village, Prathipadu Mandal, Guntur Dist – 522019 & D.NO- 4-5-29/60/1, 3/6, 3<sup>rd</sup> line, 7<sup>th</sup>cross road, Vidyanagar, Siddhartha Street, Guntur-522006 Andhra Pradesh.

3.	<ol style="list-style-type: none"> <li>1. Smt Dhulipala Maha Lakshmi (Wife, Legal Heir of Late Sri Dhulipala Venkateswarlu (partner)) D NO. 4-5-29/60/1, 3/6 , 3<sup>rd</sup> line, 7<sup>th</sup>cross road Vidya Nagar , Siddhartha Street, Guntur-522006, Andhra Pradesh.</li> <li>2. Sri Dhulipala Srinivasa Rao (Son, Legal Heir of Late Sri Dhulipala Venkateswarlu (Partner)), D NO 4-5-29/60/1, 3/6, 3<sup>rd</sup> line, 7<sup>th</sup>cross road, Vidya Nagar, Siddhartha Street, Guntur-522006, Andhra Pradesh.</li> <li>3. Sri Dhulipala Shankar (Son, Legal Heir of Late Sri Dhulipala Venkateswarlu (Partner)), D NO 4-5-29/60/1, 3/6, 3<sup>rd</sup> line, 7<sup>th</sup>cross road, Vidya Nagar, Siddhartha Street, Guntur-522006, Andhra Pradesh.</li> </ol>		
	<table border="1"> <tr> <td>Smt Dhulipala Maha Lakshmi (Partner) W/o D. Venkateshwarlu, D NO. 4-5-29/60/1, 3/6 , 3<sup>rd</sup> line, 7<sup>th</sup>cross road Vidya Nagar Siddhartha Street, Guntur-522006, Andhra Pradesh.</td><td>Sri Dhulipala Srinivasa Rao, (Guarantor) S/o D Venkateshwarlu, D NO 4-5-29/60/1, 3/6, 3<sup>rd</sup> line, 7<sup>th</sup>cross road, Vidya Nagar, Siddhartha Street, Guntur-522006, Andhra Pradesh.</td></tr> </table>	Smt Dhulipala Maha Lakshmi (Partner) W/o D. Venkateshwarlu, D NO. 4-5-29/60/1, 3/6 , 3 <sup>rd</sup> line, 7 <sup>th</sup> cross road Vidya Nagar Siddhartha Street, Guntur-522006, Andhra Pradesh.	Sri Dhulipala Srinivasa Rao, (Guarantor) S/o D Venkateshwarlu, D NO 4-5-29/60/1, 3/6, 3 <sup>rd</sup> line, 7 <sup>th</sup> cross road, Vidya Nagar, Siddhartha Street, Guntur-522006, Andhra Pradesh.
Smt Dhulipala Maha Lakshmi (Partner) W/o D. Venkateshwarlu, D NO. 4-5-29/60/1, 3/6 , 3 <sup>rd</sup> line, 7 <sup>th</sup> cross road Vidya Nagar Siddhartha Street, Guntur-522006, Andhra Pradesh.	Sri Dhulipala Srinivasa Rao, (Guarantor) S/o D Venkateshwarlu, D NO 4-5-29/60/1, 3/6, 3 <sup>rd</sup> line, 7 <sup>th</sup> cross road, Vidya Nagar, Siddhartha Street, Guntur-522006, Andhra Pradesh.		

4. Total Contractual liabilities as on (30/11/2022) : **Rs. 11,08,06,405.03 (Rupees Eleven Crores Eight Lakhs Six Thousand Four Hundred and Five and Three Paise Only)** plus unapplied interest w.e.f 01/12/2022 and Bank charges. The amounts remitted after issuance of Demand notice are duly accounted.

5. (a) Mode of Auction : **Online Electronic Bidding**

(b) Details of Auction service provider : M/s ANTARES SYSTEMS LIMITED  
Website: [www.bankeauctionwizard.com](http://www.bankeauctionwizard.com)  
Contact Person Name: Manohar.S  
Contact No 9686196755/08040482000/2100,  
E-mail: [manohar.s@antaressystems.com](mailto:manohar.s@antaressystems.com)

(c) Date & Time of Auction : **31/01/2023, 11.30 A.M. to 12.30 P.M.**  
(With unlimited extension of 10 minutes duration each till the conclusion of the sale)

(d) Place of Auction

: Canara Bank, ARM Branch,  
Ground Floor, Circle Office Building ,  
MCH No: 10-3-163 & 10-3-163/A ,  
Beside Rail Nilayam, Secunderabad- 500 026

6. Reserve Price

: For LOT No.1 **Rs.98,73,000/-** (Rupees Ninety  
Eight Lakhs Seventy Three thousand only)  
For LOT No.2 **Rs.10,73,000/-** (Rupees Ten  
Lakhs Seventy Three Thousand only)

7. Other terms and conditions:

- a) Auction/bidding shall be only through “Online Electronic Bidding” through the website [www.bankeauctionwizard.com](http://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 property can be inspected, with Prior Appointment with Authorized Officer, on **16/01/2023** between **11:00AM and 4:00PM**.
- 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, ARM Branch** OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, ARM Branch, Hyderabad A/c No **209272434** IFSC Code: **CNRB0002752** on or before **27/01/2023** at **5:00pm**
- 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 ANTARES SYSTEMS LIMITED** Address: #24, Sudha Complex, 3rd Stage, 4th Block, Basaveswara Nagar, Bangalore-560 079, Web site: [www.bankeauctionwizard.com](http://www.bankeauctionwizard.com) Contact Person Name: MANOHAR.S Contact Number : 9686196755/9686196756 Land Line: 080-49352000 ,Mail ID: [manohar.s@antaresystems.com](mailto:manohar.s@antaresystems.com) **Hyderabad Executive** Name: Ms. Sridevi Contact number: 8500289475 Mail id : [sridevi.d@antaresystems.com](mailto:sridevi.d@antaresystems.com)
- f) After payment of the EMD amount, the intending bidders should submit copies of the following documents/details on or before **27/01/2023, 5:00 PM**, to Canara Bank, ARM Branch, Hyderabad 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 Bank A/c details for online refund of EMD.
- g) The intending bidders should contact e-Auction Service Provider **M/s ANTARES SYSTEMS LIMITED** Address: #24, Sudha Complex, 3rd Stage, 4th Block, Basaveswara Nagar, Bangalore-560 079, Web site: [www.bankeauctionwizard.com](http://www.bankeauctionwizard.com) Contact Person Name: MANOHAR.S Contact Number : 9686196755 / 9686196756 Land Line: 080-49352000, Mail ID: [manohar.s@antaresystems.com](mailto:manohar.s@antaresystems.com) **Hyderabad Executive** Name: Ms. Sridevi Contact number: 8500289475 Mail id : [sridevi.d@antaresystems.com](mailto:sridevi.d@antaresystems.com).

- h) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- i) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of **Rs.1,00,000/-** for LOT No 1 property and **Rs.10,000/-** for LOT No 2 property. 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 Authorized Officer without any notice and property shall forthwith be put up for sale again.
- k) **For sale proceeds of Rs. 50.00 Lacs (Rupees Fifty lacs) 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. The successful bidder shall bear all the statutory/ non-statutory dues, taxes, rates etc., if any.
- 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 of bidders who do not have access to the internet but interested in participating the e-auction, can approach ARM branch who, as a facilitating centre, will make necessary arrangements.
- o) For further details contact Authorised Officer, Canara Bank, ARM Branch, Hyderabad (Ph. No.040-27725283/ 27725285) e-mail id. [cb2752@canarabank.com](mailto:cb2752@canarabank.com) OR the service provider **M/s ANTARES SYSTEMS LIMITED** Address: #24, Sudha Complex, 3rd Stage, 4th Block, Basaveswara Nagar, Bangalore-560 079, Web site: [www.bankeauctionwizard.com](http://www.bankeauctionwizard.com) Contact Person Name: MANOHAR.S Contact Number : 9686196755/56 Land Line: 080-49352000 ,Mail ID: [manohar.s@anatrexsystems.com](mailto:manohar.s@anatrexsystems.com) **Hyderabad Executive** Name: Ms. Sridevi Contact number: 8500289475 Mail id : [sridevi.d@anatrexsystems.com](mailto:sridevi.d@anatrexsystems.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: Hyderabad  
Date: 23/12/2022

Authorized Officer  
Canara Bank