

Ref: ARM-I/CR-344/777/2022/AK

Date: 19/05/2022

To,

M/s Unified Metals & Minerals Pvt Ltd
Rep by its MD Sri R Sampath Kumar ,
"The Summit", # 1A, 3rd Floor, A Block,
Judical Colony, EHBCS Layout,
Sanjaynagar Main Road, RMV 2nd Stage,
Bangalore - 560094.

Mr.Sampath Kumar
#1A, 3rd Floor
A Block, RVM 2nd Stage,
Bengaluru – 560094

Mr Santosh R Shetty
1A, 3rd Floor
A Block, RVM 2nd Stage,
Bengaluru – 560094

Dear Sir / Madam;

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) RULE, 2002


As you are aware, I on behalf of Canara Bank, ARM- I Branch Bangalore - 560001 have taken possession of the mortgaged assets described in the 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 ARM-I Branch Bangalore 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 there under, I am herewith sending the sale Notice being published in the NEWS paper containing the terms and conditions of the sale. You are hereby given a last and final opportunity to discharge the liability in full as stated in the Sale Notice enclosed within 15 days from the date of this notice, and reclaim the assets which has been possessed by the bank, failing which the assets will be sold as per the terms and conditions set out in the Sale Notice.

This is without prejudice to any other rights available to the Bank under the subject Act / or any law in force.

Yours faithfully,

केनरा बैंक / For CANARA BANK

(Pawan Chaturvedi)
Chief Manager
Authorised Officer
Encl. Sale Notice
Asset Recovery Management - I Branch, M.G. Road, Bengaluru-1

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 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 possession of which has been taken by the Authorised Officer of ARM Branch-1, Bengaluru of the Canara Bank, will be sold on "As is where is", "As is what is", and " Whatever there is" on 09/06/2022 (12.30 AM to 01.00 PM), for recovery of Rs.115,57,81,985/- with further interest and cost thereon due to the ARM-1 Branch, Bengaluru of Canara Bank from 1.M/s Unified Metals & Minerals Pvt Ltd Rep by its MD Sri R Sampath Kumar , "The Summit", # 1A, 3rd Floor, A Block, Judicial Colony, EHBCS Layout, Sanjaynagar Main Road, RMV 2nd Stage, Bangalore - 560094. 2. Mr.Sampath Kumar and 3. Mr Santosh R Shetty both reside at #1A, 3rd Floor A Block RVM 2nd Stage, Bengaluru – 560094

The Reserve Price and Earnest Money Deposits details are as under & the Earnest Money Deposit shall be deposited on or before 07/06/2022 at 5.00 pm.

SI No	Description of the immovable assets:	Reserve Price	EMD	Incremental Amount
1	Converted land bearing Sy.No.68/2, Katha No. 840/68/2 Doddajala Village, Jalahobli. (Near to Doddajala Gram Panchayth Office) Bangalore 560064 and bounded on East by Govt Kharab Land , West by Land in Sy No. 68/1, (M/s Delta Tobacco Co.) North by Proposed 18 Mtrs wide road as per BIAPPA Cdp2021 and South by Land in Sy No 54,55 & 67 (Mr. Subramani)measuring 1,16,523Sft (2 Acres 27 guntas)	7,46,33,000/-	74,63,300/-	1,00,000/-
2	Converted land bearing Sy.No.73/2, Katha No. 841/73/2, Doddajala Village, Jala Hobli, (Near to Doddajala Gram Panchayth Office) Bangalore 560064 and bounded on East by Land in SY No 73/3& 73/4 of Muni Anjanappa, West by Land in Sy No 73/1 of Gowamma & Anjanappa North by Land in Sy nNo. 72 of Muni Ramaiah and South by Property of Narayanaswamy & Pillappa measuring 79,497Sft (33 Guuntas)	5,12,46,000/-	51,24,600/-	1,00,000/-
3	Converted land bearing Sy.No.68/1 Katha No. 852/68/1, Doddajala Village, Jala Hobli, (Near to Doddajala Gram Panchayth Office) Bangalore 560064 and bounded on East by Property belonging to Shivanna, West by Remaining portion in the same Sy No. North by Property belonging to C Narayanappa & Others and South by Property belonging to Gowamma & Anjanappa measuring 87210Sft (2 acres)	5,61,60,000/-	56,16,000/-	1,00,000/-

Known encumbrances, if any: Not 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) or may contact Chief manager, ARM-1 Branch, Bengaluru, Canara Bank, Ph. No.9483532366 during office hours on any working day.

Date: 19/05/2022

Place: Bangalore


 Authorised Officer
 प्राधिकृत अधिकारी
 आस्ती वस्तु प्रबंधन शाखा-1, एन.जी. रोड, बंगलूरु-560001
 Asset Recovery Management Br.,+1, M.G. Road, Bengaluru-1

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 19/05/2022.

1. Name and Address of the Secured Creditor :	Canara Bank, ARM-I Branch Bengaluru		
2. Name and Address of the Borrower(s)/ Guarantor(s) :	<p>1. M/s Unified Metals & Minerals Pvt Ltd Rep by its MD Sri R Sampath Kumar , "The Summit", # 1A, 3rd Floor, A Block, Judical Colony, EHBCS Layout, Sanjaynagar Main Road, RMV 2nd Stage, Bangalore - 560094.</p> <p>2. Mr. Sampath Kumar and 3. Mr. Santosh R Shetty both reside at # 1A, 3rd Floor A Block RVM 2nd Stage, Bengaluru – 560094</p>		
3. Total liabilities:	Rs. 115,57,81,985/- (Further interest and cost thereon)		
4. (a) Mode of Auction :	E-Auction.		
(b) Details of Auction service provider	M/s Antares Systems Ltd, Bangalore (Contact no 9686196756 / 080-49352000, e-mail: manohar.s@antaresystems.com.		
(c) Date & Time of Auction	07/06/2022 12.30 AM to 01.00 PM		
(d) Place of Auction	Online.		
5. Reserve Price / EMD			
Sl No	Description of the Immovable assets:	Reserve Price	EMD
1	Converted land bearing Sy.No.68/2, Katha No. 840/68/2 Doddajala Village, Jalahobli. (Near to Doddajala Gram Panchayth Office) Bangalore 560064 and bounded on East by Govt Kharab Land . West by Land in Sy No. 68/1, (M/s Delta Tobacco Co.) North by Proposed 18 Mtrs wide road as per BIAPPA Cdp2021 and South by Land in Sy No 54,55 & 67 (Mr. Subramani)measuring 1,16,523Sft (2 Acres 27 guntas)	7,46,33,000/-	74,63,300/-
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6. Other terms and conditions:			
<p>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.</p> <p>b) The property can be inspected, with Prior Appointment with Authorised Officer, on 31/05/2022 10.00 AM to 2.00 PM.</p> <p>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.</p> <p>d) EMD amount of 10% of the Reserve Price is to be deposited by way of DD favouring Authorised Officer, Canara Bank, ARM Branch I, Bangalore OR through online (RTGS/NEFT/Fund Transfer) to the credit of the account number 209272434, Canara Bank, ARM Branch I, Bangalore RTGS/NEFT CODE CNRB0002366 on or before 07/06/2022 - 5.00 p.m</p> <p>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 Ltd,</p>			

- Bangalore (Contact no 9686196756 / 080-49352000, e- mail: manohar.s@antressystems.com)
- After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 07/06/2022 – 5.00 p.m. Canara Bank, Asset Recovery Management Branch I, No. 86, II Floor, Bangalore Metro Circle, Spencer Towers, M G Road, Bangalore- 560 001, by hand or by e-mail.
 - 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.
 - Bidders Name, Contact No. Address, E Mail Id.
 - Bidder's A/c details for online refund of EMD.
 - 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 Antares Systems Ltd, Bangalore (Contact no 9686196756 / 080-49352000, e- mail: v.manohar@antressystems.com).
 - EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
 - Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs.1,00,000/- (Rupees One Lakh Only) for the property mentioned 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.
 - The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), on the same day or not later than next working day on declaring him/her as the successful bidder and the balance on or before 15th day 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 Authorized Officer without any notice and property shall forthwith be put up for sale again.
 - All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
 - Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
 - In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach Circle office, Bangalore or Canara Bank, Asset Recovery Management Branch I, No. 86, II Floor, Bangalore Metro Circle, Spencer Towers, M G Road, Bangalore- 560 001 who, as a facilitating centre, shall make necessary arrangements.
 - For further details contact Canara Bank, Asset Recovery Management Branch I, No. 86, II Floor, Bangalore Metro Circle, Spencer Towers, M G Road, Bangalore- 560 001 (Ph. No.94483532366) e-mail id cb2366@canarabank.com; pawanchaturvedi@canarabank.com OR the service provider M/s Antares Systems Ltd, Bangalore (Contact no 9686196756 / 080-49352000, e- mail: v.manohar@antressystems.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.

Date: 19/05/2022

Place: Bangalore

कुते केनरा बैंक/For CANARA BANK

(Signature)
Authorised Officer

प्राधिकृत CANARA BANK
आन्ती वसुंधरी प्रबंधन शाखा- I, म.ग. रोड, बंगलूरु-560001
Asset Recovery Management Br - I, M.G. Road, Bangalore-1