

## E-AUCTION NOTICE

### SALE NOTICE OF IMMOVABLE PROPERTIES THROUGH E-AUCTION UNDER SARFAESI ACT 2002 (ONLINE AUCTION) UNDER RULES 8(6) & (9) OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002

Notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002, will be sold through e-auction on the following terms & conditions. E auction arranged by the service provider PSB Alliance Pvt. Ltd., <https://baanknet.com/>

S. No.	Branch Name & Mobile No.	Name of Borrowers/ Co-Borrowers & Guarantors	Description of properties	Area	Possession Type	Type of Property	(₹) Outstanding Amount	Reserve Price (Rs.) EMD	Date/ Time of e-Auction*
1.	Kesarbgh Branch, Indore 70499 19127	M/s Sarthi Motors, Prop.: Rashmi Malviya, M/s Trishakti and Harshis the Antique Collection, Prop.: Rashmi Malviya, Rashmi Malviya D/o Yogita Malviya, Khemraj Sisodia S/o Ramesh Chand and Babi Bai	Residential House situated at Plot No. 01-B & 15-B, Chandra Vihar Colony, Village Umariya, Tehsil & District Indore (M.P.) 453331, Owner: Khemraj Sisodia S/o Ramesh Chand, Boundaries: North: House No. 15-A, South: Open Land, East: Road Kaccha, West: Road	2400 Sq.ft.	Symbolic Possession	House	59,19,228.08 + interest & other charges due from 18.08.2024	Rs. 77,85,000 Rs. 7,78,500	22.04.2025 12.00 PM to 2.00 PM (With unlimited extension of 5 minutes duration each)
2.	Pigdambar Branch 89899 89158	Abdul Hakim Mansuri S/o Roshan Kha, M/s E-Small Bazar, Prop. Abdul Hakim Mansuri	Flat No. 306, 3rd Floor, Block-D, Satyamitra Rajlaxmi Nature Apartment, Situated at Survey No. 537 Paiki (After Batankan 537/Min-2), Village Rangwasa, Tehsil & District Indore (M.P.) 453001, Owner: Abdul Hakim Mansuri S/o Roshan Kha, Boundaries: North: Flat No. 305, South: Flat No. 307, East: Open Space, West: Corridor and Flat No. 311	905 Sq.ft. Super Built up	Symbolic Possession	Flat	36,26,010.56 + interest & other charges due from 18.05.2024	Rs. 19,80,000 Rs. 1,98,000	22.04.2025 12.00 PM to 2.00 PM (With unlimited extension of 5 minutes duration each)
3.	Barwaha Branch 70499 19140	Deepak Singh Rathore S/o Kailash and Rajesh Sharma S/o Rameshchandra	North Part of Plot No. 27, Ahilyapura, Ward No. 03, Barwaha, Khargone (M.P.) 451115, Owner: Deepak Singh Rathore, Boundaries: North: Road, South: Seller's House, East: House of Shobharam Malakar, West: House of Shyam Bhai	1146.18 Sq.ft.	Symbolic Possession	House	4,40,275.21 + interest & other charges due from 24.05.2024	Rs. 18,00,000 Rs. 1,80,000	22.04.2025 12.00 PM to 2.00 PM (With unlimited extension of 5 minutes duration each)
4.	Kesarbgh Branch, Indore 70499 19127	M/s Koheqaal Fragnances, Prop.: Hemant Pandey, Hemant Pandey S/o Shyam Sundar Pandey and Beena Pandey W/o Hemant Pandey	1. Flat No. 404, 4th Floor, Sule Empire, Krishnabagh Colony, Rau, Indore (M.P.) 453331, Owner: Hemant Pandey S/o Shyam Sundar Pandey & Beena Pandey W/o Hemant Pandey, Boundaries: North: Corridor, South: Flat No. 403, East: Flat No. 405, West: Common Passage 2. Flat No. 409, 4th Floor, Sule Empire, Krishnabagh Colony, Rau, Indore (M.P.) 453331, Owner: Hemant Pandey S/o Shyam Sundar Pandey & Beena Pandey W/o Hemant Pandey, Boundaries: North: Corridor, South: Stairs, East: Common Passage, West: Open to Sky	677 Sq.ft. 858 Sq.ft.	Symbolic Possession Symbolic Possession	Flat Flat	37,52,223.05 + interest & other charges due from 30.05.2024	Rs. 10,98,000 Rs. 1,09,800 Rs. 14,00,000 Rs. 1,40,000	22.04.2025 12.00 PM to 2.00 PM (With unlimited extension of 5 minutes duration each)
5.	Bhikangaon Branch 70499 19121	Idris Khatri S/o Abdul Rehman, Guarantor: Mohan Sharma S/o Ramswaroop Sharma	Plot No.43, Ward No. 5, Subhash Marg, Gali No. 02, Bhikangaon, Tehsil Bhikangaon, Dist. Khargone, (M.P.) 451331, Owner: Idris Khatri S/o Abdul Rehman, Boundaries: North: Road, South: House of Bablu Thakur, East: Open Land of Bablu Thakur, West: Land of Shri Ram Soni	1532.08 Sq.ft.	Physical Possession	House	9,33,941.49 + interest & other charges due from 24.07.2022	Rs. 12,15,000 Rs. 1,21,500	22.04.2025 12.00 PM to 2.00 PM (With unlimited extension of 5 minutes duration each)
6.	Barwani Branch 89899 89114	Priyanka Gupta W/o Hari Gupta, Hari Gupta S/o Girdharilal Gupta, M/S Shree Hari Traders, Prop. Mrs. Priyanka Gupta, Priyanka Gupta W/o Hari Gupta	Residential House at Plot No. 76-B, Sri Krishna Estate Colony, Block A, Badgoan, Patwari Halka No. 10, Barwani (M.P.) 451551, Owner: Priyanka Gupta W/o Hari Gupta, Boundaries: North: Remaining Part 76-B, South: Plot No. 75, East: Colony Road, West: Plot No. 34	500 Sq.ft.	Symbolic Possession	House	12,25,394.28 + interest & other charges due from 01.07.2024	Rs. 8,34,000 Rs. 83,400	22.04.2025 12.00 PM to 2.00 PM (With unlimited extension of 5 minutes duration each)
7.	M.G Road Branch, Indore 70499 19105	Pooja Patwa W/o Satish Patwa, Satish Patwa (Co-Borrower)	Flat No. 401-402, Fourth Floor, Haridarshan Apartment, Plot No. 1, Shri Ram Kamal Residency, Gram Nainod, Indore (M.P.) 452001, in the name of Pooja Patwa W/o Satish Patwa, Bounded: North: Open Space, South: Flat No. 403, East: Open Passage, West: Open Duct	753.47 Sq.ft.	Physical Possession	Flat	7,80,719.72 + interest & other charges due from 01.04.2021	Rs. 8,20,000 Rs. 82,000	22.04.2025 12.00 PM to 2.00 PM (With unlimited extension of 5 minutes duration each)

**TERMS & CONDITIONS:** The sale shall be subject to the conditions prescribed in the security interest (enforcement) rules 2002 and to the following conditions:

(1) The property will be sold in "as is where is and as is what is" basis including encumbrances, if any. There is no encumbrance to the knowledge of the bank. (2) Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://baanknet.com/>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings. (3) The property can be inspected, with Prior Appointment with Authorised Officer, on 21.04.2025 between to 10.30 AM to 5 PM. (4) The property will not be sold below the Reserve Price and the participating bidders may improve their offer further during auction process. (5) EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorised Officer, Canara Bank, Concerned Branch on or 21.04.2025 at 5.00 pm. (6) 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 PSB Alliance Pvt. Ltd., E-mail ID: support.baanknet@psballiance.com, Contact No. 8291220220 immediately on the same date of payment of the EMD amount the bidders shall approach the said service provider for obtaining digital signature (if not holding a valid digital signature). (7) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 21.04.2025 at 5.00 PM, to Canara Bank, Concerned Branch by hand or by email. (1) Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgment receipt thereof with UTR No. (2) 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, (3) Bidders Name, Contact No. Address, E Mail Id. (4) Bidder's A/c details for online refund of EMD. (8) The intending bidders should register their names at portal <https://baanknet.com/> (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 PSB Alliance Pvt. Ltd., E-mail ID: support.baanknet@psballiance.com, Contact No. 8291220220 (9) EMD deposited by the unsuccessful bidder shall be refunded to them within 2 days of finalization of sale. The EMD shall not carry any interest. (10) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offer in multiple of Rs. 10000/- for Properties having reserve price upto 50.00 Lakh and Rs. 25000/- for properties having reserve price more than 50.00 Lakh. The bidder who submits the highest bid (not below 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. (11) The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on same day or next working day 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 within the period stated above, 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. (12) All charges for conveyance, stamp duty and registration charges etc., as applicable shall be borne by the successful bidder only. (13) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof. (14) 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 branch who as a facilitating centre shall make necessary arrangements. (15) For Further Details Contact Canara Bank, Regional Office, Indore, Phone No.: 7049919126 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 : Indore, Date : 30.03.2025

Authorised Officer, Canara Bank