केनरा बैंक Canara Bank
A Government of India Undertaking
सिंडिकेट Syndicate

TEYNAMPET BRANCH CHENNAI

No. 563/1, Anna Salai (Ground Floor), Teynampet, Chennai - 600018.
Ph: 044 2434 9289 / 2431 2001 / 9444260416, Email:cb0416@canarabank.com

Ref: **SALE NOTICE /E-AUCTION/SELVARANI** Date: 14.02.2025

To

MRS. S. SELVARANI W/o V. SRINIVASAN (APPLICANT)
NO. 20A, 2ND FLOOR
SREE LAKSHMI NAGAR 2ND STREET
ALWARTHIRUNAGAR, VALASARAVAKKAM,
CHENNAI 600057

MR. V. SRINIVASAN S/o VEERAPATHIRAN (JOINT APPLICANT)
NO. 20A, 2ND FLOOR
SREE LAKSHMI NAGAR 2ND STREET
ALWARTHIRUNAGAR, VALASARAVAKKAM,
CHENNAI 600057

Dear Sir,

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) Rules, 2002

As you are aware, the Authorized Officer, Canara Bank, had 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 **TEYNAMPET BRANCH** of Canara Bank. The undersigned proposes to sell the assets (through e-auction) 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 (e-auction notice) containing 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 have been possessed by the bank, failing which the assets will be sold as per the terms and conditions set out in the enclosed Sale Notice.

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
CANARA BANK

Authorised Officer
CANARA BANK
Regional Office
Chennai South

ENCLOSURE – SALE NOTICE

केनरा बैंक Canara Bank

भारत सरकार का उपक्रम A Government of India Undertaking

सिंडिकेट Syndicate

TEYNAMPET BRANCH CHENNAI

No. 563/1, Anna Salai (Ground Floor), Teynampet, Chennai - 600018.
Ph: 044 2434 9289 / 2431 2001 / 9444260416, Email:cb0416@canarabank.com

SALE NOTICE

Ref No: **SALE NOTICE/E-AUCTION/SELVARANI** **Date: 14.02.2025**

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 Borrowers that the below described immovable property mortgaged / charged to the Secured Creditor, the Possession of which has been taken by the Authorized Officer of **Teynampet Branch** of the Canara Bank, will be sold on **"As is where is", "As is what is", and "Whatever there is"** on **06.03.2025 (Time 11.30 a.m. to 12.30 p.m.)** for recovery of **Rs. 54,43,087.65/- (Rupees Fifty Four Lakh Fourty Three Thousand Eighty Seven and Sixty Five Paise only) due as on 13.02.2025** to the **Teynampet Branch** of Canara Bank from MRS. S. SELVARANI W/o V. SRINIVASAN (APPLICANT), NO. 20A, 2ND FLOOR, SREE LAKSHMI NAGAR 2ND STREET, ALWARTHIRUNAGAR, VALASARAVAKKAM, CHENNAI 600057 and MR. V. SRINIVASAN S/o VEERAPATHIRAN (JOINT APPLICANT), NO. 20A, 2ND FLOOR, SREE LAKSHMI NAGAR 2ND STREET, ALWARTHIRUNAGAR, VALASARAVAKKAM, CHENNAI 600057.

DETAILS OF PROPERTY:

SCHEDULE 1(A): Total Property

All that piece and parcel of land Plot-A, measuring 1657 sq.ft., with 10 feet measuring 450 sq.ft. Comprised in part of Survey No.31/2, present Survey No. 31/2A of Madavilagam Village, Poonamalle Taluk, Thiruvallur District, Plot-A in Sub-division Approval No. 149/2012, dated 29.01.2013, Planning permit No. 42500, File No. A1/149/2012-13, and Building approval No. 23/2012-23, dated 20.03.2013 for Plot-A, located at ARK Vigneswara Nagar; and total land bounded on the,

North by: ARK Vigneswara Nagar

South by: Survey No 31/3B

East by: Plot No. 17

West by: Remaining land in Survey No. 31/2

The property is situated within the sub registration district of Poonamalle and Registration district of South Chennai.

SCHEDULE 1(B): Property owned by Borrower

Flat No. FF1 in the First floor in Block-A, Plot-A measuring 1100 Sq.ft., super plinth area (inclusive of common areas and common share) along with 500 Sq.ft. undivided share in approval sub division Plot-A measuring 1657 Sq.ft. out of Schedule 1(A) property inclusive of rights in 10 feet common passage.

केनरा बैंक Canara Bank

भारत सरकार का उपक्रम A Government of India Undertaking

सिंडिकेट Syndicate

The property is situated within the sub registration district of Poonamalle and Registration district of South Chennai.

The reserve price will be **Rs.34,81,000 /-** (Rupees Thirty Four lakhs Eighty One Thousand Only) and the earnest money deposit will be **Rs.3,48,100/-** (Rupees Three Lakhs Forty Eight Thousand One Hundred Only). The Earnest Money Deposit shall be deposited on or before 05.03.2025 till 4.00 p.m.

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (Http://www.canarabank.com) or may contact **Assistant General Manager, Canara Bank, Teynampet Branch** (Ph. No.**: 044 2434 9289 / 2431 2001 / 9444260416**) during office hours on any working day. Portal of E-Auction: **https://baanknet.com**

Date: 14.02.2025
Place: Chennai

AUTHORISED OFFICER
CANARA BANK

प्राधिकृत अधिकारी
Authorised Officer
CANARA BANK
Regional Office,
Chennai South

केनरा बैंक Canara Bank
भारत सरकार का उपक्रम A Government of India Undertaking
सिंडिकेट Syndicate

TEYNAMPET BRANCH CHENNAI

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 14.02.2025

1. Name and Address of the Secured Creditor:	Canara Bank, Teynampet Branch Chennai **No. 563/1, Anna Salai (Ground Floor)** **Teynampet, Chennai - 600 018.** **Ph: 044 2434 9289 / 2431 2001 / 9444260416,** **Email:cb0416@canarabank.com**
2. Name and Address of the Borrower	MRS. S. SELVARANI W/o V. SRINIVASAN (APPLICANT) NO. 20A, 2ND FLOOR SREE LAKSHMI NAGAR 2ND STREET ALWARTHIRUNAGAR, VALASARAVAKKAM, CHENNAI 600057 MR. V. SRINIVASAN S/o VEERAPATHIRAN (JOINT APPLICANT) NO. 20A, 2ND FLOOR SREE LAKSHMI NAGAR 2ND STREET ALWARTHIRUNAGAR, VALASARAVAKKAM, CHENNAI 600057

3. Total liabilities as on 13.02.2025 - **Rs. 54,43,087.65/- (Rupees Fifty Four Lakh Fourty Three Thousand Eighty Seven and Sixty Five Paise only)** with further interest and other incidental charges thereto incurred by the Bank.

4. (a) Mode of Auction	:	Online Auction (E-Auction)
(b) Details of Auction service provider	:	**BAANKNET (M/s PSB Alliance Pvt. Ltd),**
(c) Date & Time of Auction	:	06.03.2025 (Time 11.30 a.m. to 12.30 p.m.)
(d) Portal of E-Auction	:	**https://baanknet.com**
5. Reserve Price	:	**Rs.34,81,000 /-** (Rupees Thirty Four lakhs Eighty One Thousand Only)

OTHER TERMS AND CONDITIONS

a) 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.

b) The property can be inspected, with Prior Appointment with Authorised Officer, on **04.03.2025** between 11.00 a.m. to 5.00 p.m.

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, Teynampet Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Teynampet Branch, Chennai A/c No. 209272434, IFSC Code: CNRB0000416 on or before 05.03.2025, till 4.00 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 **baanknet (M/sPSBAllianceePvt.Ltd),(ContactNo.7046612345/6354910172/8291220220/9892219848/8160205051,Email:support.baanknet@psballiance.com/ support.baanknet@procure247.com).** Portal of E-Auction: **https://baanknet.com**

f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 05.03.2025 till 4.00 p.m., to Canara Bank, Teynampet 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.

g) The intending bidders should register their names at portal **https://baanknet.com** and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider **baanknet(M/sPSBAllianceePvt.Ltd),(ContactNo.7046612345/6354910172/8291220220/9892219848/8160205051,Email:support.baanknet@psballiance.com/ support.baanknet@procure247.com).** Portal of E-Auction: **https://baanknet.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. 50,000/- 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 (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.

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 Canara Bank, Teynampet Branch who, as a facilitating centre, shall make necessary arrangements.

o) For further details contact, Canara Bank, Teynampet Branch (**Ph. : 044 2434 9289 / 2431 2001 / 9444260416) E-mail: cb0416@canarabank.com** or the service provider **baanknet(M/sPSBAlliancePvt.Ltd),(ContactNo.7046612345/6354910172/8291220220/9892219848/8160205051,Email:support.baanknet@psballiance.com/ support.baanknet@procure247.com).** Portal of E-Auction: **https://baanknet.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: Chennai
Date: **14.02.2025**

AUTHORISED OFFICER
CANARA BANK

प्राधिकृत अधिकारी
Authorised Officer
CANARA BANK
Regional Office,
Chennai South