केनरा बैंक Canara Bank

(HO, BENGALURU)

REGIONAL OFFICE UDUPI I

Canara Bank Buillding, I Floor, Court Road,Udupi 576101

Ph: 0820-2520111,2531511,2531011, email: recroudupi@canarabank.com

MARUTI VEETHIKA BRANCH, UDUPI-I Regional Office

Sale Notice for Sale of Immovable Properties

REF: RECRO/SARFAESI/SN/1986/2025/6S **DATE: 19.11.2025**

E-Auction Sale Notice for Sale of Immovable Assets 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 **constructive possession** of which has been taken by the Authorised Officer of CANARA BANK, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **30.12.2025**, for recovery of **Rs. 4,29,334.79 (Rupees Four Lakh Twenty Nine Thousand Three Hundred Thirty Four and Seventy Nine Paise) along with interest** due to Canara Bank, Maruti Veethika, Secured Creditor from **Mr. Chandrakant Kunder & Sampi Kunder (Borrower & Co-Borrower) and Mr. Yogish Kunder and Basanth Kunder (Guarantor (s)**. The **reserve price** will be **Rs. 59,81,000/- (Rupees Fifty Nine Lakh Eighty One Thousand)** and the **Earnest money deposit** will be **Rs. 5,98,100/- (Rupees Five Lakh Ninety Eight Thousand One Hundred).**

PROPERTY DETAILS

All that part and parcel of 14.25 cents of converted land and Residential Building with Door no. 27-86B in Sy. No. 238-5B2 (Agricultural property admeasuring 7.25 cents and converted property measuring 7 cents) situated in Kodavoor Village of Udupi Taluk, Udupi Registration District, Udupi District failing within the jurisdiction of Kalmady ward of Udupi City Municipality

Boundaries: East: Sy. No. 238-7, South: Survey Line of Sy. No. 239, West: Portion of the same SD/Land sold to Udaya Salian, North: Sy. No. 238-5A

CERSAI ID: 100000963302

For detailed terms and conditions of the sale, please refer to the link provided in "E-Auction" provided in Canara Bank's website i.e. www.canarabank.bank.in

कृते केनरा बैंक For CANARA BANK

Authorised Officer अधिकृत अधिकारी Authorized Officer

Date:19.11.2025

Place: Udupi

केनरा बैंक Canara Bank

(HO, BENGALURU)

REGIONAL OFFICE UDUPI I

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MARUTI VEETHIKA BRANCH, UDUPI-I Regional Office

CANARA BANK
COVERING LETTER TO SALE NOTICE

REF: RECRO/SARFAESI/SN/1986/2025/6S **DATE: 19.11.2025**

To

1)Mr Chandrakanth Kunder (Borrower & Mortgagor)
S/o Narayana Suvarna
Sri. Shaila Kalmady, PO Malpe
Udupi 576108

2)Mrs. Pushpa (Co-Borrower)
W/o Lt. Narayan Kunder
House no. 27 86 B Sri Narayana Biligudde,
Kalmady
Udupi 576108

3)Mr Yogish Kunder (Guarantor)
S/o Narayan Suvarna
House no. 27 86 B Sri Narayana Biligudde,
Near Billugudde Kalmady
Udupi 576108

4) Mr. Basanth Kunder (Guarantor)
House no. 27 86 B Sri Narayana Biligudde,
Near Billugudde Kalmady
Udupi 576108

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) Rules, 2002

.

As you are aware, I on behalf of Canara Bank, Maruti Veethika 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 Maruti Veethika 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.

कृते केनरा बैंक For CANARA BANK

Yours faithfully,
Authorised Officer, Canara Bank
Signature Not Verified Authorized Officer
ENCLOSURE – SALE NOTICE

केनरा बैंक Canara Bank
(HO, BENGALURU)
REGIONAL OFFICE UDUPI I
Canara Bank Buillding, I Floor, Court Road,Udupi 576101
Ph: 0820-2520111,2531511,2531011, email: recroudupi@canarabank.com
MARUTI VEETHIKA BRANCH, UDUPI-I Regional Office

CERSAI ID: 100000963302

SALE NOTICE

E- AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH RULES 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 mortaged/ charged to the secured Creditor, the **constructive possession** of which has been taken by the Authorised Officer Of Canara Bank, Secured Creditor, will be sold on AS is where is", As is what is", and Whatever there is" on **30.12.2025**, for recovery of **Rs. 4,29,334.79 (Rupees Four Lakh Twenty Nine Thousand Three Hundred Thirty Four and Seventy Nine Paise) along with interest** due to the Secured Creditor from **Mr. Chandrakant Kunder & Sampi Kunder (Borrower & Co-Borrower) and Mr. Yogish Kunder and Basanth Kunder (Guarantor (s). The reserve price will be Rs. 59,81,000/- (Rupees Fifty Nine Lakh Eighty One Thousand) and the Earnest money deposit will be Rs. 5,98,100/- (Rupees Five Lakh Ninety Eight Thousand One Hundred)**.

1	Name and Address of the Secured Creditor	Canara Bank, Maruti Veethika, Branch
2	Name and Address of the Borrower & Guarantor	1)Mr Chandrakanth Kunder (Borrower & Mortgagor) S/o Narayana Suvarna Sri. Shaila Kalmady, PO Malpe Udupi 576108 2)Mrs. Pushpa (Co-Borrower) W/o Lt. Narayan Kunder House no. 27 86 B Sri Narayana Biligudde, Kalmady Udupi 576108 3)Mr Yogish Kunder (Guarantor) S/o Narayan Suvarna House no. 27 86 B Sri Narayana Biligudde, Near Billugudde Kalmady Udupi 576108 4) Mr. Basanth Kunder (Guarantor) House no. 27 86 B Sri Narayana Biligudde, Near Billugudde Kalmady Udupi 576108
3	Total liabilities as on 19.11.2025	**Rs. 4,29,334.79 (Rupees Four Lakh Twenty Nine Thousand Three Hundred Thirty Four and Seventy**

		Nine Paise)
4	a) Mode of Auction b) Details of Auction service provider c) Date & Time of Auction d) Place of Auction	E-Auction M/s PSB Alliance Pvt. Ltd (BAANKNET)
5	Details of Property/ies	All that part and parcel of 14.25 cents of converted land and Residential Building with Door no. 27-86B in Sy. No. 238-5B2 (Agricultural property admeasuring 7.25 cents and converted property measuring 7 cents) situated in Kodavoor Village of Udupi Taluk, Udupi Registration District, Udupi District failing within the jurisdiction of Kalmady ward of Udupi City Municipality Boundaries: East: Sy. No. 238-7, South: Survey Line of Sy. No. 239, West: Portion of the same SD/Land sold to Udaya Salian, North: Sy. No. 238-5A
6	Encumbrance on the Property	Not Known
7	Reserve Price	**Rs. 59,81,000/- (Rupees Fifty Nine Lakh Eighty One Thousand)**
8	Earnest Money Deposit	**Rs. 5,98,100/- (Rupees Five Lakh Ninety Eight Thousand One Hundred)**
9	The property can be inspected Date & Time	20.12.2025 between 3 PM and 5 PM.

9 Other terms and conditions :

a. The property/ies will be sold in AS is where is", As is what is", and Whatever there is"condition, including encumbrances if 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 9(e) below).
b. The property/ies will be sold above the Reserve Price.
c. The property can be inspected on **20.12.2025 between 3 PM and 5 PM**.
d. Prospective bidders are advised to visit website https://baanknet.com/ and register yourself on the e-auction platform and further ensure having valid KYC documents like PAN Card & addhaar and addhaar linked with latest Mobile number and also register with digilocker mandatorily. For bidding in the above e-auction from Baanknet.com portal (M/s PSB Alliance Pvt. Ltd), you may contact the helpdesk support of Baanknet (Contact details 8291220220, Email: support.baanknet@psballiance.com.
e. The intending bidders shall deposit Earnest Money Deposit (EMD) of **Rs. 5,98,100/- (Rupees Five Lakh Ninety Eight Thousand One Hundred)** being of 10% of the Reserve Price in E-Wallet of M/s PSB Alliance Private Limited (BAANKNET) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan" **on or before 29.12.2025 up to 5 PM**.
f. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers

in multiplies of **Rs. 10,000/-** (Incremental amount/price) mentioned under the column "Increment Combo" (at least select 1). The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Even if there is only one bidder who has submitted EMD against particular property, the said bidder has to bid at least one increment above the Reserve Price in order to become successful H-1 bidder. The bidder who submits the highest bid on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued which shall be subject to approval by the Authorized Officer/Secured Creditor.

g. The incremental amount/price during the time of each extension shall be **Rs.15,000/-** (incremental price) and time shall be extended to 30 (minutes) when valid bid received in last minutes.

h. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.

i. The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on same day and or not later than next working day and the balance 75% amount of sale price to be deposited 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.

j. The above mentioned balance sale price (other than EMD amount) should be remitted by the successful bidder through RTGS/NEFT to Account No. 209272434 of **Canara Bank, Maruti Veethika Branch, IFSC Code CNRB0001986** (Branch IFSC Code).

k. All charges for conveyance, stamp duty and registration, GST etc., as applicable shall be borne by the successful bidder only.

l. For sale proceeds above Rs. 50.00 Lakh (Rupees Fifty lakh), TDS shall be payable at the rate 1 % of the Sale amount, which shall be payable separately by the Successful buyer. Wherever the GST applicable, same shall be paid by the Successful buyer as per Government guidelines.

m. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on property affecting the security interest. However, the intending bidders should make their own independent inquiries/ due diligence regarding the encumbrances, title of property put on auction and claims / rights / dues affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.

n. It shall be the responsibility of Bidder to make due diligence and physical verification of property and satisfy themselves about the property/ies specification before submitting the bid. No claim subsequent to submission of bid shall be entertained by the bank. The inspection of property put on auction will be permitted to interested bidders at site on **20.12.2025 between 3 PM and 5 PM**

o. Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.

p. For further details Branch Manager **Maruti Veethika Branch 918469845256 and 9845952571** may be contacted during office hours on any working day. The service provider baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/ 8291220220/9892219848/ 8160205051, Email:support.baanknet@psballiance.com

कृते केनरा बैंक For CANARA BANK

Place: Udupi
Date: 19.11.2025

अधिकृत अधिकारी Authorised Officer
Authorised Officer
Canara Bank