

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 provision 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 properties mortgaged/charged to the Secured Creditor, the Possession of which has been taken by the Authorized Officer of **Canara Bank (e Syndicate)**, will be sold on "As is where is", "As is what is", "Whatever There is" and "without resource" basis on **09.07.2021** for recovery of **Rs.1,48,27,60,753.81 (Rupees One hundred Forty Eight Crores Twenty Seven lakhs Sixty Thousand seven hundred Fifty three and paise eight one only)** (as on 30.04.2021 plus further interest and charges from 01.05.2021 till the date of realization) due to the Stressed Asset Management Branch (erstwhile IFB, Mumbai) Mumbai of Canara Bank from **M/s. Juhi Industries Private Limited** situated at Vill: Tiruldi, P.O: GhatDulmi, P.S.: Chandil District: Seraikella-Kharsawan, Jharkhand.- 832401.

Description of the Property	Reserve Price	Earnest Money Deposit
1) All that part and parcel of the property – Commercial Shop/ Office No: UGCH-6(Upper Ground Floor Hall -6) on the upper Ground Floor admeasuring build up area- 7142 Sq. feets approximately with one car Parking in the basement of the multi Storied residential cum commercial complex called KAVERI" with undivided share of 1400 Sq.ft at Khata No. 107, Plot No. 309, Thana No. 181, Thana – Sadar, Mauza-Dumardaga at Trivenipuram, Booti Road, Ranchi, Jharkhand -835217, owned by Smt.Nutan Pandey	Rs. 3,12,00,000/- (Rupees Three Crore Twelve Lakhs Only)	Rs.31,20,000/- (Rupees Thirty One lakh Twenty Thousand only)
2) All that part and parcel of the property- Commercial shop/Office No: 33 (Ground Large Shop -33) on the Ground Floor admeasuring build up area-3480 Sq. feet approximately with one car Parking in the basement of the multi Storied residential cum commercial complex called KAVERI" with undivided share of 800 Sq.ft at Khata No. 107, Plot No. 309, Thana No. 181, Thana – Sadar, Mauza- Dumardaga at Trivenipuram, Booti Road, Ranchi, Jharkhand -835217, owned by Smt. Nutan Pandey	Rs.1,57,30,000/- (Rupees One crores Fifty Seven lakhs Thirty Thousand only)	Rs .15,73,000/- (Rupees Fifteen Lakhs Seventy three thousand only)

The Earnest Money Deposit shall be deposited on or before **06.07.2021** up to **5 p.m.**

Details of EMD and other documents to be submitted to service provider on or before **06.07.2021** upto **5.00 pm.**

Date of inspection of properties with prior appointment with Authorized Officer as below:

DATE AND TIME OF INSPECTION	03.07.2021 between 11.00 AM TO 2.00 PM (with prior appointment)
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Date up to which documents can be deposited with Bank is **06.07.2021** up to **5:00 p.m.**



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 Mr. Anjaneyulu Cherukuri, Authorized Officer/Chief Manager, Canara Bank (e Syndicate), Stressed Asset Management Branch, Mumbai (Mob.No:8297036692) or Mr. Sameer Ghonge Sr. Manager (Law) (Mob No. :9960036174) e-mail id : samb.mumbai@syndicatebank.co.in during office hours on any working day; or the service provider M/s C1 India Pvt Ltd, www.bankeauction.com, Udhog Vihar, Phase -2, Gulf Petrochem Building, Bldg no. 301, Gurgaon, Haryana pin - 122015 (Contact No. +91-1244302000, 20, 21, 22, 23, 24 Mr. Harish Gowda Mobile- 9594597555 Email Hareesh.gowda@c1india.com, Mr.Jay Singh Mobile 7738866326 Email: jaysingh@c1india.com or Email: support@bankeauctions.com).

Date: 27.05.2021
Place: Mumbai

कृते केनरा बैंक
For Canara Bank

मुख्य प्रबंधक / Chief Manager
एस.ए.एम. शाखा, मुंबई
Stressed Asset Management Branch, Mumbai

AUTHORISED OFFICER

CANARA BANK (eSyndicate),

Stressed Asset Management Branch
Mumbai



DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 27-05-2021

1.	Name and Address of the Secured Creditor	Canara Bank (e Syndicate) Stressed Asset Management Branch, 2nd floor, Maker Tower, F wing, Cuffe Parade, Mumbai -400005 samb.mumbai@syndicatebank.co.in
2.	Name & Address of the Borrower(s), / Guarantor(s)/Mortgagors	<p>1) Borrower: - M/s Juhi Industries Private Limited Registered Office: Vill: Tirulih, P.O: GhatDulmi, P.S.:Chandil District: Seraikella- Kharsawan, Jharkhand.- 832401 & M/s Juhi Industries Private Limited Corporate Office: 141,"A" Wing, Mittal Court, Nariman Point, Mumbai- 400 021, (Maharashtra)</p> <p>2) Guarantor/Mortgagor : Mr. Mithilesh Pandey 303, P.P.Co. Pound, P.S.-Hindpiri, Ranchi 834001, Jharkhand. & House No : 212, Road No 1, Ashok Nagar, P S Argora Ranchi 834002, Jharkhand</p> <p>Mr. Sanjay Kumar Shah Tajmahal, Club Road, Ranchi- 834001, Jharkhand</p> <p>Mr. Akhilesh Pandey (Director, M/s Divine Alloys & Power Co. Ltd.) Tajmahal Club Road, Ranchi- 834001, Jharkhand.</p> <p>Mr. Rajesh Pandey (Director, M/s Divine Alloys & Power Co. Ltd.) Tajmahal Club Road, Ranchi- 834001, Jharkhand.</p> <p>Mrs. Nutan Pandey 424 B, Ashok Nagar, Ashok Nagar P.S. Argora, Ranchi 834002. & 1, Divine House, Club Road, Near Sujata Chowk, Ranchi - 834001, Jharkhand.</p> <p>M/s Progressive Tradecom Pvt. Ltd 131/17, N.S.C. Bose Road, Ground Floor, Kolkata- 700040</p> <p>M/s Triveni Infratech Pvt. Ltd. Divine House Club Road, Ranchi, Jharkhand – 834001</p>



3.	Total Liabilities as on 30.04.2021	: Rs.1,48,27,60,753.81 (Rupees One Hundred Forty Eight Crores Twenty Seven Lakhs Sixty Thousand Seven Hundred fifty Three Rupees and eighty One Paise) as on 30.04.2021 plus further interest and charges from 01.05.2021 till the date of realization.
4.	a. Mode of Auction b. Details of Auction Service Provider c. Date & Time of Auction	: E-auction M/s C1 India Pvt.Ltd 09.07.2021 (11:00 am to 2:00 pm) (With unlimited extension of 5 min. duration each till the conclusion of the sale).
5.	Reserve Price	: For Property No: 1- Rs .312.00 Lakhs For Property No: 2- Rs.157.30 Lakhs
6.	Minimum Bid Increment amount	: Rs. 1,00,000/- (Rupees One Lakh Only)

7. Other Terms and conditions :

- a. Auction / bidding shall be only through "Online Electronic Bidding" through the website <https://www.bankeauctions.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 the dates mentioned in Sale Notice.
- 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, Stressed Asset Management Branch OR shall be deposited through RTGS / NEFT / Fund Transfer to credit of account of Canara Bank, Stressed Asset Management Branch, **A/c. No: 55503170000016, IFSC Code: CNRB0015550** on or before **06.07.2021** upto 5 p.m. Details of EMD and other documents to be submitted to service provider on or before **06.07.2021 up to 5.00 pm.**
- e. After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **06.07.2021 up to 5 p.m.** to Canara Bank (e Syndicate), Stressed Asset Management 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.
- f. The intending bidders should register their names at portal <https://www.bankeauctions.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 C1 India Pvt Ltd, Gurgaon Haryana (Contact No. +91-1244302000, 20, 21, 22, 23, 24, Mr. Harsih Gowda 9594597555 Email: hareesh.gowda@c1india.com, Jay Singh 7738866326 Email jay.singh@c1india.com and support@bankeauctions.com).
- g. EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- h. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs.100,000/-. 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.



- i. 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 within 15 days, 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.
- j. For sale proceeds of Rs. 50.00 Lakhs (Rupees Fifty Lakhs) 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.
- k. All charges for conveyance, stamp duty / GST registration charges etc., as applicable shall be borne by the successful bidder only.
- l. There is no encumbrance in the property to the knowledge of the bank. Successful Bidder is liable to pay all society dues, municipal taxes / panchayat taxes / electricity / water charges / other charges, duties and taxes whatsoever, including outstanding, if any, in respect of and/or affecting the subject property.
- 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 there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach Canara Bank, Mumbai Circle Office or Stressed Asset Management Branch who, as a facilitating centre, shall make necessary arrangements.
- o. For further details contact **Mr. Anjaneyulu Cherukuri, Chief Manager, Canara Bank (eSyndicate), Stressed Asset Management Branch, Mumbai (Mob. No.8297036692) or Mr. Sameer Ghonge, Sr. Manager (Law) (Mob No:9960036174) e-mail id : samb.mumbai@syndicatebank.co.in** or the service provider M/s C1 India Pvt Ltd, <https://www.bankeauctions.com> Udhayog Vihar, Phase - 2, Gulf Petrochem Building, Bldg no. 301, Gurgaon, Haryana pin - 122015 (Contact No. +91-1244302000, 20, 21, 22, 23, 24 Mr. Harish Gowda Mobile- 9594597555 Hareesh.gowda@c1india.com, Mr. Jay Singh Mobile 7738866326 Email: jay.singh@c1india.com or Email: support@bankeauctions.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.

कृते केनरा बैंक
For Canara Bank

मुख्य प्रबंधक / Chief Manager

एस.ए.एम. शाखा, मुंबई

Stressed Asset Management Branch, Mumbai

Authorized Officer

Canara Bank (e Syndicate)

Stressed Asset Management Branch, Mumbai

Place: Mumbai
Date: 27-05-2021

