

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable/movable 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/movable properties mortgaged/charged to the Secured Creditor, the **Symbolic possession** of which has been taken by the Authorized Officer of ARM branch, Pune of the Canara Bank, will be sold on **"As is where is", "As is what is" and "Whatever there is"** basis on **28.05.2021** for recovery of Rs.60,15,109.00 (as on 31.03.2021) plus further interest and charges due to the ARM branch, Pune of Canara Bank from **M/s Kalpavruksha Agro Industries.** (Borrower) Regd. Office at Gat no. 3421, Sanaswadi road, Talegaon Dhamdhere, Taluka – Shirur, Dist- Pune. through its partners Shri. Mahendra Sainath Mandlik, Shri. Javed Ibrahim Inamdar, Smt. Anjum Javed Inamdar of **M/s Kalpavruksha Agro Industries.**

Details of full description of the immovable/movable properties, Reserve Price, EMD and last date to deposit EMD are as follows:

(All amounts in actual Rupees)

Sl. No	Location & Details of the Properties	Reserve Price	EMD & last date to deposit EMD	Known Encumbrances
1	<p>All that piece and parcel of the property consisting of land property admeasuring 505 sq.ft along with the building constructed bearing Flat no. 28,32, 3rd floor, Kshitij Vihar CHS Ltd. phase 1, Gat no 1313/2, Talegaon Dhamdhere Road, Shikrapur, Taluka Shirur, Dist Pune -412208.</p> <p>Flat No.28 is bounded by:</p> <p>North: Parking South: Open Space East: Flat no.27 West: open Space</p> <p>Flat No. 32 is bounded by:</p> <p>North: Parking South: Open Space East: Flat no.28 West: open Space</p>	15,45,300.00	<p>1,54,530.00</p> <p>27.05.2021 by 5.00 p.m</p>	Not known to bank
2	<p>All that piece and parcel of the property consisting of land property admeasuring 500 sq.ft along with the building constructed bearing Flat no. 9, 3rd floor, Kshitij Vihar CHS Ltd. phase 1, Gat no 1313/2, Talegaon Dhamdhere Road, Shikrapur, Taluka Shirur, Dist Pune - 412208.bounded by:</p> <p>North: Parking</p> <p>South: Kshitij Vihar Phase-2</p>	15,30,000.00	<p>1,53,000.00</p> <p>27.05.2021 by 5.00 p.m</p>	Not known to bank

	East: Flat no.8			
	West: Flat no.10			

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 branch, 1259, Deccan Gymkhana, Renuka Complex, 2nd floor, Jangli Maharaj Road, Pune – 411004. Phone No. 02025511027 & 25532165 during office hours on any working day.

Date: 07.05.2021

Place: Pune

**AUTHORISED OFFICER
CANARA BANK**

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE

1. Name and Address of the Secured Creditor : Canara Bank, ARM branch, 1259, Deccan Gymkhana, Renuka Complex, 2nd floor, Jangli Maharaj Road, Pune – 411004. Phone No. 02025511027 & 25532165
2. Name and Address of the Borrower (s) : M/s Kalpavruksha Agro Industries
Regd. Office at Gat No.3421, Sanaswadi Road, Talegaon Dhamdhare, Taluka- Shirur, Dist- Pune
- Partner (s) :
1. Shri. Mahendra Sainath Mandlik
Residing at Flat No. 28, 3rd floor, Kshitij Vihar CHS Ltd. phase 1, Gat no 1313/2, Talegaon Dhamdhare Road, Shikrapur, Taluka Shirur, Dist Pune -412208.
2. Shri. Javed Ibrahim Inamdar
Residing at Flat No. 9, 3rd floor, Kshitij Vihar CHS Ltd. phase 1, Gat no 1313/2, Talegaon Dhamdhare Road, Shikrapur, Taluka Shirur, Dist Pune -412208.
3. Smt. Anjum Javed Inamdar
Residing at Flat No. 9, 3rd floor, Kshitij Vihar CHS Ltd. phase 1, Gat no 1313/2, Talegaon Dhamdhare Road, Shikrapur, Taluka Shirur, Dist Pune -412208.
3. Total liabilities as on 31.03.2021 : Rs.60,15,109.00 plus further interest & charges as applicable.
4. (a) Mode of Auction : E auction
(b) Details of Auction service provider :
- M/s.CanbankComputerServicesLtd,Malleswaram, Bangalore. (Contact.no 9480691777/ 8880531165/ 8898418010)Email - eauction@ccsl.co.in
- (c) Date & Time of Auction : **28.05.2021** (12.00 pm to 01.00 pm with unlimited Extensions of 5 minutes each)
- (d) Place of Auction : Online auction through www.indianbankseuction.com
5. Reserve Price : **For Property with Sr.No 1 : ₹ 15,45,300.00** (Rupees Fifteen lakhs Forty Five thousand three hundred only)
: **For Property with Sr.No 2 : ₹ 15,30,000.00** (Rupees Fifteen lakhs Thirty thousand only)

6. Other Terms and Conditions:

a) Auction/bidding shall be only through "Online Electronic Bidding" through the website www.indianbankseuction.com Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.

b) The properties can be inspected with prior appointment with authorized officer on **11.05.2021 to 16.05.2021** (11.00 AM to 3.00 PM).

c) The properties will be sold for the price which is more than the reserve price and the participating bidders may improve their offer further during the auction process.

d) EMD amount i.e. 10 % of the Reserve Price is to be deposited by way of Demand Draft in favour of Authorised Officer, Canara Bank, ARM branch, Pune OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, ARM branch, Pune A/c No.3776296000003. IFSC Code: CNRB0003776 on or before **27.05.2021 by 5.00 p.m.**

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. Canbank Computer Services Ltd, Bangalore (Contact no 9480691777/ 8880531165/ 8898418010, e- mail: eauction@ccsl.co.in)

f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/Details on or before **27.05.2021 by 5.00 p.m. to Canara Bank, ARM branch**, 1259, Deccan Gymkhana, Renuka Complex, 2nd floor, Jangli Maharaj Road, Pune – 411004. Phone No. 02025511027 & 25532165 by hand or by post/mail.

i) Demand Draft/Pay Order towards EMD amount. If paid through RTGS/NEFT, acknowledge ment 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 www.indianbankseauction.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.Canbank Computer Services Ltd, Bangalore (Contact nos. 9480691777/8880531165/8898418010, e-mail: eauction@ccsl.co.in).

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.10,000/-**. The Bidder who submits the highest bid (above the Reserve Price) on the 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 the 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 properties shall forthwith be put up for sale again.

k) For Sale proceeds of Rs.50.00 (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.

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 concerned Circle Office, Pune or ARM branch, Pune who, as a facilitating centre, shall make necessary arrangements.

o) For further details contact Canara Bank, ARM branch, 1259, Deccan Gymkhana, Renuka Complex, 2nd floor, Jangli Maharaj Road, Pune – 411004. Phone No. 8600208688, 9557966005, 02025511027 & 25532165. or the service provider M/s. Canbank Computer Services Ltd, Bangalore (Contact nos. 9480691777/ 8880531165/ 8898418010, e-mail: eauction@ccsl.co.in)

Special Instructions/ Caution

Bidding in the last minutes and seconds should be avoided in the bidders own interest. Neither the Canara Bank nor 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 required to make all the necessary arrangements / alternatives such as back-up power supply whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

Date: 07.05.2021

Place: Pune

**AUTHORISED OFFICER
CANARA BANK**