



(A Government of India Undertaking)
HO: Bengaluru
Branch office at Hailakandi

Regd. Post

COVERING LETTER TO SALE NOTICE

Date: 05/12/2024

To

1. Hassan North East Car Bazar
C/o Nasim Uddin Choudhury
Vill: Gangpar Dhumkar Lakhribond
P.O. Gangpar Dhumkar Lakhribond
Hailakandi, Assam - 788155
2. Shri Nasim Uddin Choudhury (Proprietor)
S/o Shams Uddin Choudhury
Vill: Chiparsangan1, P.S. Algapur
P.O. Chiparsangan
Hailakandi, Assam - 788801
3. Shri Abdur Rahim Laskar (Guarantor)
S/o Irfan Ali Laskar
Vill: Mohanpur III
P.O. Kalibari Bazar
Hailakandi, Assam - 788150
4. Shri Shams Uddin Choudhury (Mortgagor)
S/o Lt Islim Ali Choudhury
Vill: Chiparsangan Part 1, P.O. Chiparsangan
Hailakandi, Assam - 788801

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, Hailakandi 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 Hailakandi Branch.

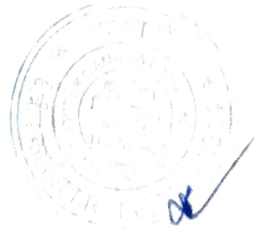
The undersigned proposes to sell the assets more fully described in Sale Notice.

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. You are hereby given a last and final opportunity to discharge the liability in full as stated in the Sale Notice enclosed within 30 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 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,


Authorized Officer
Canara Bank



Encl: Sale Notice.

(HO: BANGALURU)
Canara Bank
(A Govt. of India Undertaking)
Branch Office: Hailakandi

SALE NOTICE

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 PROVISIO TO 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 mortgaged/charged to the Secured Creditor, the constructive/physical possession of which has been taken by the Authorised Officer of Canara Bank, will be sold on "As is where is and "Whatever there is" basis on **09-01-2025** for recovery of dues to the following Branches of Canara Bank from Borrower & Guarantor provided hereinafter.

The Earnest Money Deposit (EMD) shall be deposited on or before **07-01-2025** till 5:00 pm.

The auction will be "Online E-auctioning" through website: <http://ebkgray.in/>

Date and time of auction: 09-01-2025 between 10:00 AM TO 05:00 PM
(With unlimited extension of 30 minutes duration each till the conclusion of the sale)

Details of branch, borrower/guarantor, liability, description of the property and EMD, reserve price:

| Sl. No. | Name & Address of Secured Creditor/Branch | Name of Borrower/Guarantor | Brief Description of immovable Property | (A)Total Liabilities (Rs): (B)Reserve price (Rs): (C)EMD (Rs): (D)Increment Amount(Rs): |
|---------|---|--|---|---|
| 1. | Canara Bank, Hailakandi Branch, NS Road, Hailakandi Dist, Assam -788151 Mobile - 7099072657 | 1)M/S Hassan North East Car Bazar 2)Nasim Uddin Choudhury (proprietor) 3)Abdur Rahim Laskar (guarantor) 4)Shams Uddin Choudhury (Mortgator) | All that piece and parcel of land of 2 nd R.S. Patta No. 84, in Dag No. 185, measuring 15 Katha, 08 Chottak, 11 Gonda, 01 Kora, 01 Kranti, Mouza – Chiporsangan Part 1, Sub-Registrar Office and District: Hailakandi, PS: Algapur, Porgona: Hailakandi, Assam Butted and bounded by: North: Khalil Uddin & Fakar Uddin, Others South: Government Road East: Fakar Uddin , Others & Govt. Road West: Hurmat Ali & Abdul Jabbar | A) Total Liab.: 54,00,234.77 + further interest & cost. (B) Reserve price: 52,00,000/- (C) EMD : 5,20,000/- (D) Increment Amount: 50000.00 |

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 Branch Manager, Hailakandi Branch, Mob: 7099072657 during office hours on working day.

Date: 05-12-2024
Place: Silchar



Authorised Officer
CANARA BANK



(HO: BANGALURU)
Canara Bank
(A Govt. of India Undertaking)
Branch Office: Hailakandi

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 05-12-2024

Name and Address of the Secured Creditor:

Canara Bank, Hailakandi Branch, NS Road, Hailakandi Dist, Assam -788151 , Mobile – 7099072657

Name and Address of the Borrower(s)/ Guarantor(s):

M/S Hassan North East Car Bazar , C/o Nasim Uddin Choudhury (Proprietor) Vill:Gangpar
Dhumkar,Lakhribond ,P.O. Gangpar Dhumkar, Lakhribond ,Hailakandi, Assam – 788155

Shri Abdur Rahim Laskar (Guarantor)S/o Irfan Ali Laskar , Vill: Mohanpur III , P.O. Kalibari Bazar , Hailakandi,
Assam – 788150

Shri Shams Uddin Choudhury (Mortgagor) S/o Lt Islim Ali Choudhury , Vill: Chiparsangan Part 1, P.O.
Chiparsangan , Hailakandi, Assam - 788801

Total liabilities (As on 05-12-2024)

(a) Mode of Auction

: Rs. 54.00 lakhs + further interest

: E-auction

(b) Details of Auction service provider

: M/S PSB Alliance Ltd (ebkray)

(c) Date & Time of Auction

: 09-01-2025 between 10:00AM TO 05:00 PM

(d) Place of Auction

: NA

(e) Reserve Price

: Rs.52.00 Lakhs

Other terms and conditions:

- Auction/bidding shall be only through "Online Electronic Bidding" through the website <http://ebkray.in/>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- The property can be inspected, with prior appointment with Authorised Office/branch Manager between 10:00 am to 05:00 pm from 06-12-2024 to 07-01-2025.
- 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.
- EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Hailakandi Branch, A/c No 209272434 IFSC Code: CNRB0004089 on or before 07-01-2025 till 05:00pm.
- 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



(HO: BANGALURU)

Canara Bank

(A Govt. of India Undertaking)

Branch Office: Hailakandi

PSB Alliance Ltd (ebkray), Contact : Karan Modi: Mob : 7016716557, Vasu Patel :
Mob:9510974587. E-mail Id:- support.ebkgray@psballiance.com.

- After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **07-01-2025** till 05:00 PM, to Canara Bank, Hailakandi Branch or by hand or by email to cb4089@canarabank.com.
 - 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.
- The intending bidders should register their names at respective portal 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 PSB Alliance Ltd (ebkgray)**.
- EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 50,000.00. 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.
- 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.



- 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.
- All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
- Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
- In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Regional Office or Hailakandi Branch who, as a facilitating centre, shall make necessary arrangements.
- 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 PSB Alliance Ltd (ebkray), Contact : Karan Modi: Mob : 7016716557, Vasu Patel : Mob:9510974587. E-mail Id:- support.ebkray@psballiance.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: Silchar

Date: 05-12-2024



केनरा बैंक
Canara Bank
Authorized Officer
Authorized Officer
Canara Bank