

(A GOVERNMENT OF INDIA UNDERTAKING)

ASSET RECOVERY MANAGEMENT (ARM) II BRANCH, PARLIAMENT STREET,  
NEW DELHI-110001.

PH-011-23323891, 23723121, Email: [cb3038@canarabank.com](mailto:cb3038@canarabank.com)

Ref: ARM II: CR: SARFAESI SALE: AKSHAY ENTP-XVII: 2021

Date: 30.06.2021

To,

<b>1. M/s. AKSHAY ENTERPRISES (Proprietorship Firm)</b> IX/5892, 3 <sup>rd</sup> floor, Abadi of Geeta Gali, Subhash Mohalla, Dharampura, Gandhi Nagar, Illaqua - Shahdara, Delhi-110031	<b>2. Sh Akshay Khanna (Proprietor)</b> S/o Sh Rakesh Khanna R/o House No-5, Ganesh Park, Rashid Market, Street-2, Krishna Nagar, Delhi-110051.
<b>3. Smt. Sarita Khanna (Guarantor)</b> <b>w/o Sh. Rakesh Khanna</b> R/o House No-5, Ganesh Park, Rashid Market, Street-2, Krishna Nagar, Delhi-110051	

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 Authorised Officer of Canara Bank has 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 Canara Bank. Subsequently the account is transferred to the Asset Recovery Management Branch II, Parliament Street, New Delhi for further follow up in recovery of the dues.

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 there under, I am herewith sending the Sale Notice (e auction 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.

Yours faithfully,

AUTHORISED OFFICER  
CANARA BANK

ENCLOSURE - SALE NOTICE Annexure 13

Annexure 13

**ASSET RECOVERY MANAGEMENT(ARM) II BRANCH, PARLIAMENT STREET,  
NEW DELHI-110005.**

PH-011-23323891, 23723121,

Email : [cb3038@canarabank.com](mailto:cb3038@canarabank.com)

**SALE NOTICE**

E-Auction sale notice for sale of Immovable property 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 creditors, the **Physical possession** of which has been taken by the Authorised Officer of the Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on **22.07.2021 from 12.30 p.m. to 1.30 p.m.** [with unlimited extension of 5 minutes duration each till the conclusion of sale], for recovery of **Rs.9101516.27p (Rupees Ninty One Lacs One Thousand Five Hundred sixteen and paise Twenty Seven only )** which include interest up to 31.12.2017 plus further interest at applicable rate from 01.01.2018 along with expenses, other charges, etc. due to Canara bank from **M/s. Akshay Enterprises and Sh. Akshay Khanna and Smt. Sarita Khanna.**

Full description of the immovable property, Reserve Price, EMD, known Encumbrance(s), Outstanding Dues if any are as under:-

Sr No.	Details of Properties	Reserve Price	EMD	Encumbrance(s)	Outstanding Dues of Local Self Government as on 07.05.2019
1.	EMT of entire 3 <sup>rd</sup> floor with 2/3 <sup>rd</sup> roof rights of property bearing no.IX/5892 part of khasra no.111 measuring 125 sq yds (104.52 sq mtrs) situated at abadi of Geeta Gali, Subhash Mohalla, Dharampura, area of Village - Seelampur, Illaqua-Shahdara, Now known as Gandhi Nagar, Delhi standing in the name of Smt. Sarita Khanna w/o Sh. Rakesh Khanna (This property is under physical possession of the Bank)	Rs.50.00 lacs	Rs.5.00 lacs	Not known to the Bank	Nil as per Bank's Record

**The EMD should be deposited on or before 19.07.2021 up to 5.00 pm.**

**The property will not be sold below Reserve Price.**

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website ([www.canarabank.com](http://www.canarabank.com)) or may contact **SH. PRASHANT PANDEY, Mobile No.9599662508 Chief Manager, Canara Bank ARM II Branch, and/or, Sh. Abdhesh Kumar, Mb.9990131310 Senior Manager, Canara Bank, ARM II Branch, Land Line No. 011-23323891, 23723121** during office hours on any working day.

**Date: 30.06.2021  
Place: New Delhi**

**Authorised Officer  
Canara Bank**

**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 30.06.2021**

1. Name and address of the secured creditor : **Canara Bank ARM II Branch**  
 2. Name and address of the Borrower(s)/Guarantor(s) : Details as under :-

<b>1. M/s. AKSHEY ENTERPRISES</b> (Proprietorship Firm) IX/5892, 3 <sup>rd</sup> floor, Abadi of Geeta Gali, Subhash Mohalla, Dharampura, Gandhi Nagar, Illaqua - Shahdara, Delhi-110031	<b>2. Sh Akshey Khanna (Prop)</b> S/o Sh Rakesh Khanna R/o House No-5, Ganesh Park, Rashid Market, Street-2, Krishna Nagar, Delhi-110051.
<b>3. Smt. Sarita Khanna w/o Sh. Rakesh Khanna (Guarantor)</b> R/o House No-5, Ganesh Park, Rashid Market, Street-2, Krishna Nagar, Delhi-110051	

4. Total liabilities as on **31.12.2017 : Rs. 91,01,516.27** (Rupees Ninty One Lacs One Thousand Five Hundred Sixteen and paisa Twenty Seven only) which include interest up to 31.12.2017 plus further interest at applicable rate from 01.01.2018 along with expenses, other charges, etc.

4. (a) Mode of Auction : Online E-Auction  
 (b) Details of Auction service provider : **M/s Canbank Computer Services Ltd**  
 Mr. Mr Pratap Kanjilal & D D Pakhare.  
 Mob. MOB: 9832952602 / 9911293517/ 8898418010  
 Portal : [indianbankseaauction.com](http://indianbankseaauction.com)  
 email : [eauction@ccsl.co.in](mailto:eauction@ccsl.co.in)

- (c) **Date & Time of e- auction : Date 22.07.2021 Time 12.30 p.m. to 1.30 p.m**  
 (With unlimited extension of 5 minutes duration each till the conclusion of the sale)

- 5. Reserve Price : Rs.50.00 Lakhs (Rupees Fifty Lakhs Only)**

6. Other terms and conditions:

- a. Auction / bidding shall be only through "Online Electronic Bidding" through the website [www.indianbankseaauction.com](http://www.indianbankseaauction.com). Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- a. The property can be inspected, with Prior Appointment with Authorised Officer, on **16.07.2021 and 17.07.2021** between **2.00 P.M to 5.00 P.M.**
- b. The property will not be sold below the Reserve Price and the participating bidders may improve their offer further during auction process.
- c. EMD amount of 10% of the Reserve Price is to be deposited by way of **Demand draft in favour of Authorized Officer, Canara Bank, ARM II Branch, Parliament Street, New Delhi**, OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Regional Office, New Delhi, **Current A/c No 6970295000001 IFSC Code: CNRB0006970** on or before **19.07.2021** up to 05.00 p.m.
- d. 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**. Mr Pratap Kanjilal & D D Pakhare. **MOB: 9832952602 / 9911293517/ 8898418010/080- 23469665/ 9480691777** email: [ccsleaauction@gmail.com](mailto:ccsleaauction@gmail.com). website address: [www.indianbankseaauction.com](http://www.indianbankseaauction.com) immediately on the same date of payment of the EMD amount the bidders shall approach the said service provider for obtaining digital signature (If not holding a valid digital signature)
- e. After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **20.07.2021 up to 5:00 PM**, to Canara Bank, ARM II Branch, Parliament Street, New Delhi, by hand or by email.

- i.) Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, Acknowledgement receipt thereof with UTR No. 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.
- ii.) Bidders Name. Contact No. Address, E Mail Id.
- iii.) Bidder's A/c details for online refund of EMD.
- f. The intending bidders should register their names at portal [www.indianbankseuction.com](http://www.indianbankseuction.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.** Mr Pratap Kanjilal & D D Pakhare. **MOB: 9832952602 / 8898418010/ 080- 23469665/ 9480691777 email: [ccsleauktion@gmail.com](mailto:ccsleauktion@gmail.com) & [eauction@ccsl.co.in](mailto:eauction@ccsl.co.in)**
- g. EMD deposited by the unsuccessful bidder shall be refunded to them within 2 working days of finalization of sale. 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.25,000/-. The bidder who submits the highest bid (not below 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 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. For sale proceeds of Rs. 50.00 Lakhs (Rupees fifty lakhs) and above, the successful bidder will have to deduct TDS at a rate 1% or as applicable 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. Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
- m. 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 Circle office, Delhi or Canara Bank ARM II Branch, Parliament Street, New Delhi who as a facilitating centre shall make necessary arrangements.
- n. Bidder has to make due diligence and physical verification of property with regard to title, extent, area dues, etc. No claim subsequent to submission of bid shall be entertained by the bank.
- o. For further details contact **SH.PRASHANT PANDEY, Mobile No. 9599662508 Chief Manager, ARM II Branch, Canara Bank, and/or, Sh. Abdhesh Kumar Mb.9990131310 Senior Manager, Canara Bank, ARM II Branch, Land Line No. 011-23323891, 23723121 e-mail [cb3038@canarabank.com](mailto:cb3038@canarabank.com) OR the service provider M/S CANBANK COMPUTER SERVICES LTD. Mr Pratap Kanjilal & D D Pakhare. MOB: 09832952602 / 08898418010/ 080 - 23469665/ 9480691777 email: [ccsleauktion@gmail.com](mailto:ccsleauktion@gmail.com) & [eauction@ccsl.co.in](mailto:eauction@ccsl.co.in)**

**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: New Delhi  
Date: 30.06.2021**

**Authorised Officer  
Canara Bank**