

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 06.03.26

1. Name and Address of the Secured Creditor: **Canara Bank, Jajpur Road Branch, Jajpur Road**

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

Borrower(s):

1) M/s KALINGA BATTERY SERVICE (BORROWER)

PROP: MD ZAHID PERWAIZ, S/O MD NASSIMUDDIN, AT: DAKBANGLOW CHHAK, P O: JAJPUR ROAD, DIST: JAJPUR, ODISHA, PIN - 755019

2) MD ZAHID PERWAIZ

S/O MD NASSIMUDDIN, AT: DAKBANGLOW CHHAK, P O: JAJPUR ROAD, DIST: JAJPUR, ODISHA, PIN - 755019

3. Total liabilities as on 06.03.26 : Rs. 25,52,852.20+ further interest and charges thereon

4. (a) Mode of Auction : ONLINE

(b) Details of Auction service provider : M/s BAANKNET (M/s Bank Asset Auction Network)

(c) Date & Time of Auction : 15.04.26 & 10.30 AM

(d) Place of Auction : Bhubaneswar

5. Details of Property/ies

OWNER NAME	PROPERTY
Mr. MD ZAHID PERWAIZ	ALL THAT PART AND PARCEL OF THE PROPERTY CONSISTING OF VACANT LAND OVER KHATA NO: 445/166, PLOT NO: 1456/1912, TOTAL AREA: Ac 0.20 Dec, MOUZA: BADAPATOLI, PS: KOREI, DIST: JAJPUR, ODISHA. BOUNDED: NORTH: REMAINING LAND OF PLOT NO 1454 SOUTH: PLOT NO 1457 AND PROPOSED ROAD EAST: SK. AZIZ BOX WEST: RIAZUDIN AHAMAD

6. Reserve Price: **Rs. 18, 00, 000/- (Rupees Eighteen Lakh only)**

7. Other terms and conditions:

a) **Auction/bidding shall** be only through “Online Electronic Bidding” through the website **<https://baanknet.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 **13.04.26 between 11.00 am to 4.00 pm.**

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 Payment:** After registration your account will be activated after verification of KYC then you need to go to “e-Wallet>Add Funds” link. You can choose from various payment methods such as Net Banking, NEFT/RTGS.

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 BAANKNET (M/s Bank Asset Auction Network)**, E-mail: support.ebkay@baanknet.com, Contact-91 8291220220

f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **13.04.26, 5.00 PM**, to Canara Bank, **Jajpur Road Branch, Jajpur Road** by hand or by email.

i) NEFT, acknowledgement receipt thereof with UTR No.

ii) KYC Documents:

1) Individual:

- a) PAN Card or Form 16
- b) Address Proof (valid set of address proof include Voter Identity card, Driving License, Job Card issued by MNREGA duly signed by an officer of state government, Letter issued by National population register)

2) Group of Individual:

For Primary member

- a) PAN Card or Form 16
- b) Address Proof of all the members (valid set of address proof include Voter Identity card, Driving License, Job Card issued by MNREGA duly signed by an officer of state government, Letter issued by National population register)

For Group members

- a) PAN Card or Form 16
- b) Address Proof of all the members (valid set of address proof include Voter Identity card, Driving License, Job Card issued by MNREGA duly signed by an officer of state government, Letter issued by National population register)
- c) Authorization letter in favor of lead member

3) Proprietorship/Partnership firm:

- a) PAN Card or Form 16
- b) GST Registration certificate
- c) Address Proof of the company
- d) Authorization letter of the company in f/o contact person

4) Company (Private, Public):

- a) PAN Card
- b) GST Registration Certificate
- c) Address Proof of the company
- d) Authorization letter of the company in f/o contact person

5) Cooperative Society:

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

l) 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 75% 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 Authorized Officer without any notice and property shall forthwith be put up for sale again.

m) For sale proceeds above Rs 50 (Rupees Fifty) lacs, TDS shall be payable at the rate 1% of the Sale amount, which shall be payable separately by the Successful buyer.

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

p) Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

q) 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 or **Jajpur Road Branch, Jajpur Road** who, as a facilitating centre, shall make necessary arrangements.

r) For further details contact Authorized Officer, Canara Bank, **Jajpur Road Branch, Jajpur Road** (Mobile. No **7605009124**) e-mail id: **cb1251@canarabank.com** OR the service provider **M/s BAANKNET (M/s Bank Asset Auction Network)**. E-mail: support.ebkay@baanknet.com, Contact- 91 8291220220

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: Jajpur Road

Date: 06.03.26

Authorized Officer

Canara Bank