

संदर्भ सं./ Ref:7909/SARMB/MAR/SN/NDJ/02

दिनांक/Date: 07.03.2026

TO

BORROWER/ GUARANTOR/MORTGAGOR

Borrower/Mortgagor

Mr Janapriyan Mukundan (Borrower and legal heir of Mr Mukundan),

S/o Late Mukundan, Kaleelil, Panayam P O, Kollam 691004

**Mrs Rohini C (Legal heir of Mr Mukundan),
W/o Late Mukundan, Kaleelil, Panayam P O, Kollam 691004**

Mr Jithu Mukundan (Legal heir of Mr Mukundan),

S/o Late Mukundan, Kaleelil, Panayam P O, Kollam 691004

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 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 our, **Specialized Asset Recovery Management Branch Thiruvananthapuram** Branch of Canara Bank. The undersigned proposes to sell the assets 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 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

**Authorised Officer
CANARA BANK**



സ്പെഷ്യാലൈസ് അസറ്റ് റീകവറി
മാനേജ്മെന്റ് ബ്രാഞ്ച്, തിരുവനന്തപുരം
കാനറാ ബാങ്ക് സർക്കിൾ ഓഫീസ് ബിൽഡിംഗ്
മൂന്നാം നില
ട്രിസി 26/173(1), എംജി റോഡ്, സ്പെൻസർ
ജംഗ്ഷൻ, തിരുവനന്തപുരം
695001

विशेषीकृत आस्ति वसूली प्रबंधन शाखा
तिरुवनंतपुरम
तृतीय तल
केनरा बैंक अंचल कार्यालय बिल्डिंग
स्पेनसर जंक्शन, एम जी रोड
तिरुवनंतपुरम
695001

Specialized Asset Recovery Management Branch,
Trivandrum
Third Floor Canara Bank Circle Office Building TC
26/173(1) MG Road, Spencer Junction,
Trivandrum 695001

☎ : 0471 2324797
☎ : 9037756600
✉ : cb7909@canarabank.com
Web : www.canarabank.com

CANARA BANK
Authorized Officer

(Auction Sale Notice for Immovable properties)
CANARA BANK
(A GOVERNMENT OF INDIA UNDERTAKING)
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 RULES 8(6) & 9 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", "As is what is", and "Whatever there is" on **27.03.2026**, for recovery of **Rs 59,78,914.60 (Rupees Fifty Nine Lakh Seventy Eight Thousand Nine Hundred And Fourteen & Sixty PAISE only)** as on **06.03.2026** plus further interest and costs due to the **Specialized Asset Recovery Management branch Thiruvananthapuram** of Canara Bank from **1. Mr Janapriyan Mukundan, S/o Late Mukundan, Kaleelil, Panayam P O, Kollam 691004, 2. Late Mr Mukundan K, Represented by legal heirs Mr Janapriyan Mukundan, S/o Mukundan, Mrs Rohini C, W/o Mukundan and Mr Jithu Mukundan, S/o Mukundan, all residing at Kaleelil, Panayam P O, Kollam 691004.** The reserve price will be **Rs 41,00,000 (Rupees Forty One Lakh Only)** and the earnest money deposit will be **Rs 4,10,000 (Rupees Four Lakh Ten Thousand Only).**

1	Name and Address of the Secured Creditor	Canara Bank , Specialized Asset Recovery Management branch Thiruvananthapuram
2	Name and Address of the Borrower & Guarantor	1. Mr Janapriyan Mukundan, S/o Late Mukundan, Kaleelil, Panayam P O, Kollam 691004, 2. Late Mr Mukundan K, Represented by legal heirs, Mr Janapriyan Mukundan, S/o Mukundan, Mrs Rohini C, W/o Mukundan and Mr Jithu Mukundan, S/o Mukundan, all residing at Kaleelil, Panayam P O, Kollam 691004
3	Total liabilities as on 06.03.2026	Rs 59,78,914.60 (Rupees Fifty Nine Lakh Seventy Eight Thousand Nine Hundred And Fourteen & Sixty PAISE only) as on 06.03.2026 plus further interest along with suit expenses and other legal charges
4	a) Mode of Auction b) Details of Auction service provider	Online M/s PSB Alliance (BAANKNET)



സ്പെഷ്യാലൈസ് അസറ്റ് റിക്കവറി മാനേജ്മെന്റ് ബ്രാഞ്ച്, തിരുവനന്തപുരം കാനറാ ബാങ്ക് സർക്കിൾ ഓഫീസ് ബിൽഡിംഗ് മൂന്നാം നില ട്രിവിന്ദ്രം 26/173(1), എം ജി റോഡ്, സ്പെൻസർ ജംക്ഷൻ, തിരുവനന്തപുരം 695001	विशेषीकृत आस्ति वसूली प्रबंधन शाखा तिरुवनंतपुरम तृतीय तल केनरा बैंक अंचल कार्यालय बिल्डिंग स्पेन्सर जंक्शन, एम जी रोड तिरुवनंतपुरम 695001	Specialized Asset Recovery Management Branch, Trivandrum Third Floor Canara Bank Circle Office Building TC 26/173(1) MG Road, Spencer Junction , Trivandrum 695001	☎ : 0471 2324797 ☎ : 9037756600 cb7909@canarabank.com Web : www.canarabank.com
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	c) Date & Time of Auction	27.03.2026 between 11.30 AM and 12.30 PM (With unlimited extension of 5 minutes duration each till sale is concluded)								
	d) Place of Auction	Online portal https://baanknet.com/								
5	Details of Property/ies	All that part and parcel of 04.07 ares of land along with residential building in Re Sy No 250/17-4, old Sy No 5782 in Block No 13 of Panayam village, Kollam Taluk, Kollam District owned by Late Mr Mukundan K, represented by legal heirs Mr Janapriyan Mukundan, Mrs Rohini C and Mr Jithu Mukundan Boundaries (As per Title Deed): <table border="1"><tr><td>East</td><td>Railway station Road</td></tr><tr><td>West</td><td>Properties of Seena and Panchayath</td></tr><tr><td>North</td><td>Property of Suvarnakumari</td></tr><tr><td>South</td><td>Property of Madhavan Pillai</td></tr></table>	East	Railway station Road	West	Properties of Seena and Panchayath	North	Property of Suvarnakumari	South	Property of Madhavan Pillai
East	Railway station Road									
West	Properties of Seena and Panchayath									
North	Property of Suvarnakumari									
South	Property of Madhavan Pillai									
6	Reserve Price	Rs 41,00,000 (Rupees Forty One Lakh Only)								
7	Earnest Money Deposit	Rs 4,10,000 (Rupees Four Lakh Ten Thousand Only)								
8	The property can be inspected Date & Time	On or before 26.03.2026 between 10.00 AM and 5.00 PM.								

9. Other terms and conditions

- The property/ies will be sold in “As is where is”, “As is what is”, and “Whatever there is” condition, including encumbrances if any. (There are no encumbrances to the knowledge of the Bank. For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD) referred to in 9(e) below).
- The property/ies will be sold above the Reserve Price.
- The property can be inspected, with Prior appointment of the Authorized Officer , on or before **26.03.2026 between 10.00 am to 5.00 pm.**
- Prospective bidders are advised to visit website <https://baanknet.com/> and register yourself on the e-auction platform and further ensure having valid KYC documents like PAN Card & Aadhaar and Aadhaar linked with latest Mobile number and also register with Digi locker mandatorily. For bidding in the above e-auction from Baanknet.com portal (M/s PSB Alliance Pvt. Ltd), you may contact the helpdesk support of Baanknet (Contact details

സ്പെഷ്യാലിസ്റ്റ് അസ്റ്റ് നികുവനി മാനേജ്മെന്റ് ബ്രാഞ്ച്, തിരുവനന്തപുരം കാനറാ ബാങ്ക് സർക്കിൾ ഓഫീസ് ബിൽഡിംഗ് മൂന്നാം നില ടിസി 26/173(1), എംജി റോഡ്, സ്പെൻസർ ജംഗ്ഷൻ, തിരുവനന്തപുരം 695001	विशेषीकृत आस्ति प्रसूती प्रबंधन शाखा तिरुवनंतपुरम तृतीय तल केनरा बैंक अंचल कार्यालय बिल्डिंग स्पेनसर जंक्शन, एम जी रोड तिरुवनंतपुरम 695001	Specialized Asset Recovery Management Branch, Trivandrum Third Floor Canara Bank Circle Office Building TC 26/173(1) MG Road, Spencer Junction , Trivandrum 695001	☎ : 0471 2324797 ☎ : 9037756600 cb7909@canarabank.com Web : www.canarabank.com 
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own independent inquiries/ due diligence regarding the encumbrances, title of property put on auction and claims / rights / dues affecting the property, prior to submitting their bid. The eAuction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.

- n. It shall be the responsibility of Bidder to make due diligence and physical verification of property and satisfy themselves about the property/ies specification before submitting the bid. No claim subsequent to submission of bid shall be entertained by the bank. The inspection of property put on auction will be permitted to interested bidders at site on or before **26.03.2026 from 10.00 A.M. to 5.00 P.M.**
- o. Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.
- p. For further details contact Chief Manager, Canara Bank, **Specialized Asset Recovery Management branch Thiruvananthapuram** (Ph. No . 0471 2324797, 9037756600) e-mail id cb7909@canarabank.com, may be contacted during office hours on any working day or the service provider Baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No.7046612345/6354910172/ 8291220220/9892219848/ 8160205051, Email: support.BAANKNET@psballiance.com./ support.ebkay@procure247.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: Trivandrum

Date: 07.03.2026



Authorised Officer
Canara Bank

**Authorised Officer
CANARA BANK**

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