



**(A GOVERNMENT OF INDIA UNDERTAKING)
COVERING LETTER TO SALE NOTICE**

DATE: 05.03.2026

To,

BORROWER LAXMI ELECTRICALS AND SERVICES ADDRESS: DM5 404 IBD Hall Mark City Kolar Road MP 462042	BORROWER M/S LAXMI ELECTRICAL AND SERVICES PARTNER: Mr.ARVIND KUMAR MEHTA ADDRESS: H NO 42 ISHAAN VISTA WARD NO.81 KOLAR ROAD BHOPAL MADHYA PRADESH 462042 Contact No: 919407511864	BORROWER M/S LAXMI ELECTRICAL AND SERVICES PARTNER: Mrs. REKHA DEVI MEHTA ADDRESS: H NO 42 ISHAAN VISTA WARD NO.81 KOLAR ROAD BHOPAL MADHYA PRADESH 462042 Contact No: 918817530197
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Dear Sir,

Sub: Notice under Section 13(4) of the Securitization 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, **Bairagarh Chichli** Bhopal ,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 **Bairagarh Chichli** 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



(Auction Sale Notice for Sale of Immovable Properties)

(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 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 Creditor, the constructive/physical (Strike whichever is not applicable) possession of which has been taken by the **Authorised Officer of Bairagarh Chichli of the Canara Bank**, will be sold on "As is where is", "As is what is", and "Whatever there is" on **25.03.2026**, for recovery **Rs.26,46,367.00/- (Rupees Twenty Six Lakhs Forty Six Thousand Three Hundred Sixty Seven Only)** as on **27/11/2024** and interest and other - recoveries, if any and other charges - recoveries, if any due to the **Bairagarh Chichli of Canara Bank** from above mentioned Borrower(s) / Guarantor (s).

Details and full description of the immovable property with known encumbrances, if any.

EMT of Flat no.404, Block type DM.05 3RD Floor
Khasrano.251/3,252/3,252/4,259/3,259/4,259/5, 299/266/3 and 251/2, 252/2 IBD Hallmark
city village Mahabadiya PH 31 Kolar road Tehsil Kolar Distt. Bhopal

Boundaries:

East: DM-05/401

West: DM-06/401

North: ROAD (Below)

South: DM-05/403

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (<https://www.canarabank.bank.in>) or may contact Manager, Bhopal Ayodhya Bi-Pass Branch, Canara Bank, Contact no. **918105190051** during office hours on any working day.

Date :: 05.03.2026

Place :: Bhopal

Authorised Officer

CANARA BANK

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 05.03.2026

1. Name and Address of the Secured Credit : **Canara Bank, Bairagarh Chichli Branch.**

2. Name and Address of the Borrower :

BORROWER LAXMI ELECTRICALS AND SERVICES	BORROWER M/S LAXMI ELECTRICAL AND SERVICES PARTNER: Mr.ARVIND KUMAR MEHTA	BORROWER M/S LAXMI ELECTRICAL AND SERVICES PARTNER: Mrs. REKHA DEVI MEHTA
ADDRESS: DM5 404 IBD Hall Mark City Kolar Road MP 462042	ADDRESS: H NO 42 ISHAAN VISTA WARD NO.81 KOLAR ROAD BHOPAL MADHYA PRADESH 462042	ADDRESS: H NO 42 ISHAAN VISTA WARD NO.81 KOLAR ROAD BHOPAL MADHYA PRADESH 462042
	Contact No: 919407511864	Contact No: 918817530197

3. Total liabilities **Rs.26,46,367.00/- (Rupees Twenty Six Lakhs Forty Six Thousand Three Hundred Sixty Seven Only)** as on 27/11/2024 and interest and other - recoveries, if any

4. (a) Mode of Auction :: **E-Auction**
(b) Details of Auction service provider **M/s PSB Alliance (Baanknet).**
(c) Date & Time of Auction : **25.03.2026; 12:00 PM to 1:00 PM**
(d) Place of Auction : **Online Auction.(Baanknet)**

5. Reserve Price : **Rs. 1250000/- (Rupees Twelve Lakhs Fifty Thousand Only)**

6. Earnest Money Deposit (EMD) : **Rs. 1,25,000/- (Rupees One lakh Twenty Five Thousand only)**

7. Other terms and conditions:

a) Auction/bidding shall be only through "Online Electronic Bidding" through the website www.bankeauctions.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 any working day

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 amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, **Canara Bank, Bairagarh Chichli(2634)** OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of **Canara Bank, Bhopal Bairagarh Chichli(2634)**, **A/c No 209272434 IFSC Code: CNRB0002634 on or before 25.03.2026 up to 11:30am.**

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 PSB Alliance (Baanknet)**
Helpdesk No. 8291220220 Email : support.baanknet@psballiance.com Website : <https://baanknet.in/>

f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **25.03.2026 at 11:30AM**, to Canara Bank, **Bairagarh Chichli Branch**, Bhopal by hand or by email.

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.

g) The intending bidders should register their names at portal <https://baanknet.in> 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 (Baanknet)**.

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 multiplies of Rs. 10000. 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.

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 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.

k) 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.

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

m) Authorized 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 Regional office or respective branch who, as a facilitating centre, shall make necessary arrangements.

o) For further details contact Canara Bank, Bhopal Bairagarh Chichli, Manager, Canara Bank (Ph. No. 918105190051) e-mail id cb2634@canarabank.com OR may contact Authorised Officer of our Bank Mob No – +91- 8287127010 or the service provider, M/s PSB Alliance (Baanknet) Helpdesk No. 8291220220 Email : support.baanknet@psballiance.com Website : <https://baanknet.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 :: BHOPAL
Date :: 05.03.2026

Authorised Officer

CANARA BANK