

SIRSI HUBBALLI ROAD BRANCH

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 provision to Rule 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/ies mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of Canara Bank, will be sold on "As is where is" "As is what is", and "Whatever there is" basis on 24.03.2026, for recovery of Rs.3,04,51,702.04 (Rupees . Three Crore Four lacs Fifty One Thousand Seven Hundred Two and paise Four only), as on 12.01.2026 plus further interest thereon from 13.01.2026 along with suit expenses and legal/other other charges due to Sirsi Hubballi Road Branch of Canara Bank from Mr. VINAYKUMAR DATTATREYA VITTHALKAR & Mr. VENKATESH GANAPATI RAYAKAR

The Reserve Price for the property will be ;

- Item No.1 : Rs. 1,50,00,000/- (Rupees One Crore Fifty lakhs only) and the Earnest Money Deposit (EMD) will be Rs.15,00,000/- (Rupees Fifteen lacs only).
- Item No.2 : Rs. 2,50,00,000/- (Rupees Two Crore Fifty lakhs only) and the Earnest Money Deposit (EMD) will be Rs.25,00,000/- (Rupees Twenty Five lacs only).
- Item No..3 : Rs. 2,40,00,000/- (Rupees Two Crore Forty lakhs only) and the Earnest Money Deposit (EMD) will be 24,00,000/- (Rupees Twenty Four lacs only).

The Earnest Money Deposit shall be deposited on or before 23.03.2026 till 5.00 pm.

Details and full description of the immovable property (with known encumbrances)

Item No.1: All that part and parcel of converted land situated in CTS No.23A3/D [Property No.27-1-11-83A] near Zoo Circle, Sirsi Municipality, Sirsi Taluk, with residential building of 147.28 Sq.Mtr in the ground floor and 136.66 Sq. Mtr in the First Floor standing in the name of Mr. Vinaykumar D Vittalkar

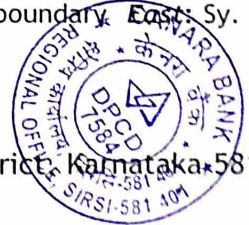
Boundaries of the property: North: Road South: Property 27-1-11-82 East: Property 27-1-512-163 West: Property 27-1-11-83

Item No.2: All that part and parcel of converted land of 74 guntas (7486.58 Sq.Mtr) at Sy No. 15 Hissa 4 (E-Swattu No. 152700902500620033) situated at Kuntemani, Hanumati village Sirsi Taluk in the name of Sri Vinaykumar D Vitthalkar.

Boundaries of the property: North: Sy. No. 15/1 boundary South: Sy. No. 16 boundary East: Sy. No. 15/1 boundary and Road West: Forest Sy. No

SIRSI HUBLI ROAD Branch
Doralli Complex, Near APMC Gate, Hubballi Road, Sirsi, Uttara Kannada District, Karnataka-581401
Ph: 9035514078 eMail : cb2941@canarabank.com

Internal



Item No.3*:

- a) All that part and parcel of converted land of 4552.72 Sq.Mtr at Sy No. 155/5 (E-Swattu No. 152700901100220051) situated at Isloor village Sirsi Taluk standing in the name of Sri Mr Venkatesh G Raikar (guarantor).

Boundaries of the property: North: Sy. No. 155/4 boundary South: Sy. No. 144 boundary East: Approach Road West: Sy No. 156 boundary

- b) All that part and parcel of 505.85 Sq.Mtr at Sy No. 154/12 (E-Swattu No. 152700901100220049) situated at Isloor village Sirsi Taluk standing in the name of Sri Mr Venkatesh G Raikar (guarantor).

Boundaries of the property: North: Sy. No. 154/2 boundary South: Sy. No. 144 boundary East: Approach Road West: Sy No. 155 boundary

***Item No.3 'a' and 'b' properties will be sold together only**

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 Branch Manager, Canara Bank, Sirsi Hubballi Road branch mail id cb2941@canarabank.com Ph. No. 9035514078 during office hours on any working day.

Date: 27.02.2026
Place: Sirsi

कृते केनरा बैंक / For CANARA BANK
प्राधिकृत अधिकारी / AUTHORIZED OFFICER
क्षेत्रीय अधिकारी / Regional Officer
REGIONAL OFFICE - Sirsi
CANARA BANK

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE

1. Name and Address of the Secured Credit : **Canara Bank, Hubballi Road Branch, Sirsi**
2. Name and Address of the Borrower[s]/ Guarantor[s] :
 1. Mr. VINAYKUMAR DATTATREYA VITTHALKAR (Borrower)
Sarasvathi Building, Zoo Circle,
Sirsi, VTC: Sirsi, District: Uttar Kannada, Karnataka-581402
 2. Mr. VENKATESH GANAPATI RAYAKAR (Guarantor)
S/o Ganapati Rayakar,
Katur 5/2, Mundgod,
Sirsi, District: Uttar Kannada ,Karnataka-581346
3. Total liabilities as on 12.01.2026 : **Rs.3,04,51,702.04** (Rupees . Three Crore Four lacs Fifty One Thousand Seven Hundred Two and paise Four only) along with interest , suit expenses and legal/other charges due
- (a) Mode of Auction :Online Electronic Bidding.
- (b) Details of Auction service provider :M/s PSB Alliance Pvt Ltd
Helpdesk No.: 8291220220
Email: support.BAANKNET@psballiance.com
- (c)Date & Time of Auction :**24.03.2026** at 12.00 NOON with
Unlimited extension of 5 minutes duration each till the conclusion of the sale]
- (d) Portal of eAuction: :<https://baanknet.com/>
4. Mode of Auction :Online.
5. Reserve Price
Item No.1 **Rs.1,50,00,000/-** (Rupees One Crore Fifty lakhs only)
Item No.2 **Rs.2,50,00,000/-** (Rupees Two Crore Fifty lacs only)
Item No.3 **Rs.2,40,00,000/-** (Rupees Two Crore Forty lacs only)
6. EMD amount &
Item No.1 **Rs.15,00,000/-** (Rupees Fifteen lacs only)
Item No.1 **Rs.25,00,000/-** (Rupees Twenty Five lacs only)
Item No.1 **Rs.24,00,000/-** (Rupees Twenty Four lacs only)
7. Last Date of receipt of EMD :The EMD shall be deposited on or before **23.03.2026** till 5:00 pm

Doralli Complex, Near APMC Gate, Hubballi Road, Sirsi, Uttara Kannada District, Karnataka-581401
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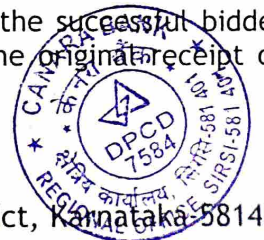
Internal



OTHER TERMS AND CONDITIONS:

The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following condition

- 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.
- The property can be inspected, with Prior Appointment with Authorised Officer, on 20.03.2026 from 10.00 am.
- 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 in E-Wallet of M/s PSB Alliance Private Limited (BAANKNET) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said Challan on or before 23.03.2026 till 5.00 pm.
- After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 23.03.2026 till 5.00 PM, to Canara Bank, Sirsi Hubballi Road Branch by hand or by email.
 - a. 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.
 - b. Bidders Name. Contact No. Address, E Mail Id.
 - c. Bidder's A/c details for online refund of EMD.
- The intending bidders should register their names at portal <https://baanknet.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 PSB Alliance Pvt Ltd, Help desk No: 8291220220, E mail: <mailto:support.BAANKNET@psballiance.com>
- 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 multiplies of Rs. 25,000.00 [The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum of Rs.25,000.00 as incremental value]. 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 favor 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. 50,00,000.00 (Rupees Fifty Lakhs) 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.



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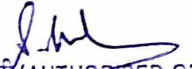
- All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.
- Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
- In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Regional office or Canara branch [eSyndicate] who, as a facilitating centre, shall make necessary arrangements.
- For further details contact Canara Bank, Sirsi Hubballi Road Branch [Ph. No 9035514078] OR mail to: cb2941@canarabank.com OR the service provider M/s PSB Alliance Pvt Ltd, Contact 8291220220 eMail ID : support.BAANKNET@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: Sirsi
Date: 27.02.2026

कृते केनरा बैंक / For CANARA BANK


प्राधिकृत अधिकारी / AUTHORISED OFFICER
क्षेत्रीय कार्यालय, सिरसि - 581 401
REGIONAL OFFICE, SIRSI-581 401

Authorised Officer
Canara Bank