

CANARA BANK  
COVERING LETTER TO SALE NOTICE

Ref: SN/1060/774/25

Date: 08-04-2026

From:  
Authorised Officer,  
Royal Circle Branch  
Old KSRTC Bus stand complex Ballari

To  
1. Legal Heirs of Late Adeppa (Borrower)

1) D Durgamma W/o Late Adeppa  
H.no 80 16<sup>th</sup> ward  
4<sup>th</sup> cross, Near Maremma temple  
Viswanath pura, Srirampuram colony  
Ballari Pin: 583101 9591069461

2) Anjili D/o Late Adeppa  
H.no 80 16<sup>th</sup> ward  
4<sup>th</sup> cross, Near Maremma temple  
Viswanath pura, Srirampuram colony  
Ballari Pin: 583101 9591069461

3) Shilpa D/o Late Adeppa  
H.no 80 16<sup>th</sup> ward  
4<sup>th</sup> cross, Near Maremma temple  
Viswanath pura, Srirampuram colony  
Ballari Pin: 583101 9591069461

4) Arjun S/o Late Adeppa  
H.no 80 16<sup>th</sup> ward  
4<sup>th</sup> cross, Near Maremma temple  
Viswanath pura, Srirampuram colony  
Ballari Pin: 583101 9591069461

5) Akhil S/o Late Adeppa  
H.no 80 16<sup>th</sup> ward  
4<sup>th</sup> cross, Near Maremma temple  
Viswanath pura, Srirampuram colony  
Ballari Pin: 583101 9591069461

6). K Dharmaiah (Guarantor)  
S/o Narayana  
3<sup>rd</sup> cross, Sri Ram Puram colony  
Ballari  
Pin: 583101 9591069461

Internal

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

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As you are aware, I on behalf of Canara Bank Royal circle (10602) branch 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 Royal circle Branch (10602) 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

Internal



(ROYAL CIRCLE BRANCH,BALLARI)  
(A GOVERNMENT OF INDIA UNDERTAKING)  
SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties under the Securitization 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 possession of which has been taken by the Authorized Officer of Ballari Royal Circle (10602) Branch of the Canara Bank., will be sold on “As is where is”, “As is what is”, and “ Whatever there is” on 30-04-2026, for recovery of **Rs. 6,76,797.06/-** (Rupees Six Lakhs Seventy Six Thousand Seven Hundred Ninety Seven Rupees and Six Paise Only) (Liability as on 08-04-2026 and interest there on) due to the Ballari Royal Circle (10602) Branch of Canara Bank from Legal Heirs of Borrower Mr Adeppa are Smt D Durgamma W/o Adeppa , Sri Anjili D/o Late Adeppa, Sri Shilpa D/o Late Adeppa, Mr Arjun S/o Late Adeppa, Mr Akhil S/o Late Adeppa and Guarantor Mr K Dhamaiah S/o Narayana.

The reserve price will be Rs. 23,50,000/- (Twenty Three Lakhs Fifty thousand Only) and the earnest money deposit will be Rs 2,35,000/- The Earnest Money Deposit shall be deposited on or before 30-04-2026. 11.00 AM

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

Residential House plot No.80, Door No.140/113, T.S.NO.626/2 Assessment No.25517, Municipal ward No.16, situated at Sreerampura colony, Near Panduranga temple 5<sup>th</sup> cross, Bellary taluk & district.

Measurements: EAST:40, WEST:40 , NORTH: 30, SOUTH: 30  
TOTAL: 1200 SQ FEET

Boundaries of the property:

East : PLOT NO 81  
North : ROAD

West : PLOT NO 79  
South : ROAD

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 Senior Manager, Royal Circle Branch, BALLARI Canara Bank , 9052532536 during office hours on any working day.

Date: 08-04-2026  
Place: BALLARI

Authorized Officer  
Canara Bank, Royal Circle Branch Ballari

Internal

**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 08-04-2026.**

|    |                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|----|------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. | NAME AND ADDRESS OF THE CREDITOR               | CANARA BANK ROYAL CIRCLE BRANCH                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| 2. | NAME AND ADDRESS OF THE BORROWER AND GUARANTOR | <p>K Dharmaiah (Guarantor)<br/> S/o Narayana<br/> 3<sup>rd</sup> cross , Sri Ram Puram colony<br/> Ballari<br/> Pin: 583101<br/> Legal heirs of Borrower Adeppa:</p> <ol style="list-style-type: none"> <li>1. D Durgamma W/o Late Adeppa<br/> H.no 80 16<sup>th</sup> ward<br/> 4<sup>th</sup> cross, Near Maremma temple<br/> Viswanath pura, Srirampuram colony<br/> Ballari Pin: 583101</li> <li>2. Anjili D/o Late Adeppa<br/> H.no 80 16<sup>th</sup> ward<br/> 4<sup>th</sup> cross, Near Maremma temple<br/> Viswanath pura, Srirampuram colony<br/> Ballari Pin: 583101</li> <li>3. Shilpa D/o Late Adeppa<br/> H.no 80 16<sup>th</sup> ward<br/> 4<sup>th</sup> cross, Near Maremma temple<br/> Viswanath pura, Srirampuram colony<br/> Ballari Pin: 583101</li> <li>4. Arjun S/o Late Adeppa<br/> H.no 80 16<sup>th</sup> ward<br/> 4<sup>th</sup> cross, Near Maremma temple<br/> Viswanath pura, Srirampuram colony<br/> Ballari Pin: 583101</li> <li>5. Akhil S/o Late Adeppa<br/> H.no 80 16<sup>th</sup> ward<br/> 4<sup>th</sup> cross, Near Maremma temple<br/> Viswanath pura, Srirampuram colony<br/> Ballari Pin: 583101</li> </ol> |
| 3  | TOTAL LIABILITIES                              | <b>Rs.</b> 6,76,797.06/- (Rupees Six Lakhs Seventy Six Thousand Seven Hundred Ninety Seven Rupees and Six Paisa Only) (Liability as on 08-04-2026 and interest there on)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| 4  | (a) MODE OF AUCTION                            | Online Electronic Bidding                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |

|   |     |                                         |                                                                                                                                                                     |
|---|-----|-----------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|   | (b) | DETAILS OF THE AUCTION SERVICE PROVIDER | M/s PSB Alliance (Ebkray)<br>Helpdesk Number- 8291220220<br>Email : support.ebkray@psballiance.com<br>Website : <a href="https://ebkray.in/">https://ebkray.in/</a> |
|   | (c) | DATE & TIME OF AUCTION                  | 30-04-2026 (11.30AM - 01.30 PM)                                                                                                                                     |
|   | (d) | PLACE OF AUCTION                        | ONLINE                                                                                                                                                              |
| 5 |     | RESERVE PRICE                           | 23,50,000/-                                                                                                                                                         |

ther terms and conditions:

(a) Auction/bidding shall be only through “Online Electronic Bidding” through the website <https://ebkray.in/> M/s PSB Alliance Private Limited (E-bkray) 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, from 08-04-2026 to 30-04-2026 on Banks working days within working hours.

(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 in E-Wallet of M/s PSB Alliance Private Limited (E-bkray) 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 30-04-2026 11.00 AM.

(e) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 30-04-2026 10.00 AM, to Canara Bank, Royal Circle Branch DP:10602, by hand or by email (cb10602@canarabank.com)

*(i) 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 and remittance details.*

(f) The intending bidders should register their names at M/s PSB Alliance Private Limited (E-bkray) <https://ebkray.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 Private Limited (Ebkray) Helpdesk No. 8291220220, E-mail: support.ebkray@psballiance.com

(g) EMD deposited by the unsuccessful bidder shall be refunded to them by M/s PSB Alliance Private Limited (E-bkray) only. The EMD shall not carry any interest.

(h) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 10,000/- 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.

(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, 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.

(j) 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.

(k) All charges for conveyance, stamp duty/GST registration charges, taxes 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 Regional office Ballari facilitating centre, shall make necessary arrangements. For further details contact, Canara Bank, Royal Circle Branch DP:10602 9052532536 e-mail id: cb10602@canarabank.com OR The service provider E-bkay (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/ 8291220220/9892219848/ 8160205051, Email:support.ebkay@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.

Date: 08-04-2026  
Place: Ballari

Malathi N  
Authorized Officer  
Canara Bank, Regional Office Ballari

Internal