

**ARM BRANCH MADURAI**

**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 properties mortgaged/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorized Officer of Shencottah Branch of the Canara Bank, will be sold on "As is where is", "As is what is" and " Whatever there is" on 29/04/2026 for recovery of **Rs. 48,90,366.54** (Rupees Forty Eight Lakh Ninety Thousand Three Hundred Sixty Six and Paise Fifty Four Only) as on 31/03/2026 with further interest from 01/04/2026 + cost due to the ARM Branch, Madurai of Canara Bank from **M/s.Hari Maheswar and Co** **Represented by its Partners Mr.Esakkimuthu M & Mrs.Indhira E**

The reserve price for **Property** will be **Rs.44,00,000/-** (Rupees Forty Four Lakh only)

The earnest money deposit for **Property** will be **Rs.4,40,000/-** (Rupees Four Lakh Forty Thousand only)

The Earnest Money Deposit shall be deposited on or before **4.00 p.m. of 28/04/2026.**

**Details and full description of the immovable property(ies):**

**Property in the name of Partner Mrs.Indhira E**

**Schedule 1.** All that part and parcel of property situated at Tenkasi Registration District, Tenkasi No.1 Joint Sub Register Office, Shencottah Taluk, Sumaitheernthapuram Panchayat, Vallam Village, Kottakulam Pillaiyar Kovil Street, building bearing door numbers 1/162 formerly door numbers 1/77F and 1/37 in Natham Survey number 38 correlates to the part of village natham survey number 230/3, in an extent of cent 1 equal to 435.6 square feet and 40.47 square meters measuring East West 4 CC equal to 11 feet and north south 13 CC equal to 35.75 feet

**Boundaries:**

North by : Pillaiyar Kovil Street  
South by : IInd item of this IInd Schedule  
East by : The house of Kuthalingam Pillai and Krishna Pillai and  
West by : The house of Nallaiah Nambiar and others.

**Schedule 2.**

(i) All that part and parcel of property situated at Tenkasi Registration District, Tenkasi Registration District, Tenkasi No.1 Joint Sub Register Office, Shencottah Taluk, Sumaitheernthapuram Panchayat, Vallam Village, Kottakulam Pillaiyar Kovil Street, building bearing door numbers 1/163,1/164,1/165,1/166 and 1/167 formerly door numbers 1/77G, 1/77H, 1/77I, 1/77J and 1/77K and then door numbers 1/137, 1/139, 1/141, 1/143 and 1/45 in Natham Survey number 38 correlates to the part of village natham survey number 230/3 In an extent of square feet 1958.6875



square feet equal to 182 square meters cent 4 ½ out of the total extent of Ac 20.51 measuring East West 14 CC equal to 38.5 feet and north south 18 ½ CC equal to 50.875 feet

**Boundaries:**

North by : The I Schedule  
South by : The house of Pooliyappan Nadar, Karuppa Nadar and Pramasiva Nadar  
East by : The Site of Sankarammal and II item of this II Schedule.  
West by : The house of Nallaiah Nambiar and others.

(ii) All that part and parcel of property situated at Tenkasi Registration District, Tenkasi No.1 Joint Sub Register Office, Shencottah Taluk, Sumaitheeranthapuram Panchayat, Vallam Village, Kottakulam Pillaiyar Kovil Street, undivided half share in the pathway In Natham Survey number 38 correlates to the part of village natham survey number 230/3, In an extent of Cent ¼ equal to square feet 109 and square meters 10.13 measuring East West 14 CC (38.5 feet) north south 1 CC (2.75 feet) now the extent of the said property is 105.875 square feet equal to 9.84square meters

**Boundaries:**

North by : The III item of this II Schedule and the houses of Krishna Pillai and Velu Pillai,  
South by : The Site of Sankarammal,  
East by : The house of Kumarasamy and  
West by : The I item of this II Schedule.

(iii) All that part and parcel of property situated at Tenkasi Registration District, Tenkasi No.1 Joint Sub Register Office, Shencottah Taluk, Sumaitheeranthapuram Panchayat, Vallam Village, Kottakulam Pillaiyar Kovil Street, undivided half share in the pathway in Natham Survey number 38 correlates to the part of village natham survey number 230/3, in an extent of Cent ¼ equal to square feet 217.8 and square meters 20.24 measuring East West 2 CC (5.5 feet) and north south 14 CC (38.5 feet) now the extent of the said property is 211.75 square feet and equal to 19.68 square meters.

**Boundaries:**

North by : The Pillaiyar Kovil Street  
South by : The II item of this II Schedule  
East by : The house of Kumarasamy and  
West by : The houses of Krishna Pillai

For detailed terms and conditions of the sale please refer the website "<https://baanknet.com/>" or may contact Chief Manager, Canara Bank, ARM Branch, Madurai. (Ph. No. 0452-2335348 Cell No.94890 46509) during office hours on any working day.

Date : 08/04/2026

Place : Madurai

कृते केनरा बैंक / For CANARA BANK  
Authorized Officer / प्राधिकृत अधिकारी  
ए आर एम ब्रांच, मदुरै / ARM Branch, Madurai.  
Authorized Officer  
Canara Bank

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

|     |                                                                                                                                                                                                                                                                                                                                             |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
|-----|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1   | Name and Address of the Secured Creditor                                                                                                                                                                                                                                                                                                    | Canara Bank, ARM Branch, St. Mary's Campus, Circle Office, First Floor, East Veli Street, Madurai - 625 001.                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| 2   | Name and Address of the Borrower (s)/ Guarantor(s)                                                                                                                                                                                                                                                                                          | 1. M/s.Hari Maheswar and Co, Represented by its Partners Mr.Esakkimuthu M & Mrs.Indhira E, 1/263, North Kalamman Kovil Street, Kottankulam, Shencottah – 627805, Tenkasi District.<br><br>2. Mr.Esakkimuthu M, S/o.Mariappan, No.1/137, Pillaiyar Kovil Street, Kottankulam, Sumaitheernthapuram, Kunnakudi, Ilanji, Shencottah Taluk – 627805,Tenkasi District.<br><br>3. Mrs.Indhira E, W/o.Esakkimuthu M, No.1/137, Pillaiyar Kovil Street, Kottankulam, Sumaitheernthapuram, Kunnakudi, Ilanji, Shencottah Taluk – 627805, Tenkasi District. |
| 3   | Total liabilities as on 31/03/2026                                                                                                                                                                                                                                                                                                          | <b>Rs. 48,90,366.54</b> (Rupees Forty Eight Lakh Ninety Thousand Three Hundred Sixty Six and Paise Fifty Four Only) as on 31/03/2026 with further interest from 01/04/2026 + cost there on.                                                                                                                                                                                                                                                                                                                                                      |
| 4a) | Mode of Auction :                                                                                                                                                                                                                                                                                                                           | <b>E-Auction</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| b)  | Details of Auction service provider :                                                                                                                                                                                                                                                                                                       | <b>M/s PSB Alliance (BAANKNET),</b><br><b>Mobile : 8291220220</b><br><b>Email : <a href="mailto:support.BAANKNET@psballiance.com">support.BAANKNET@psballiance.com</a></b>                                                                                                                                                                                                                                                                                                                                                                       |
| c)  | Date & Time of Auction :                                                                                                                                                                                                                                                                                                                    | <b>29/04/2026 &amp; 12.00 p.m. to 01.00 p.m.</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| d)  | Portal of E-Auction :                                                                                                                                                                                                                                                                                                                       | <b><a href="https://baanknet.com/">https://baanknet.com/</a></b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| 5a) | Reserve Price                                                                                                                                                                                                                                                                                                                               | The reserve price for <b>Property</b> will be <b>Rs.44,00,000/-</b> (Rupees Forty Four Lakh only)<br><br>The earnest money deposit for <b>Property</b> will be <b>Rs.4,40,000/-</b> (Rupees Four Lakh Forty Thousand only)                                                                                                                                                                                                                                                                                                                       |
| b)  | EMD & last date of deposit of EMD:                                                                                                                                                                                                                                                                                                          | The Earnest Money Deposit shall be deposited on or before <b>4.00 p.m. of 28/04/2026.</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 6   | <b>Other terms and conditions :</b>                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| a)  | Auction/bidding shall be only through "Online Electronic Bidding" through the website <b><a href="https://baanknet.com/">https://baanknet.com/</a></b> 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 of Authorized Officer, ARM Branch, Madurai.                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| 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 (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 4.00 p.m. of <b>28/04/2026.</b>                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| 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<br><b>M/s PSB Alliance (BAANKNET), Mobile : 8291220220</b><br><b>Email : <a href="mailto:support.BAANKNET@psballiance.com">support.BAANKNET@psballiance.com</a></b> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |



|    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|----|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| f) | After payment of the EMD amount through M/s PSB Alliance Private Limited (BAANKNET) portal directly or by generating the Challan, the intending bidders should submit a copy of the following documents/details on or before <b>4.30 p.m. of 28/04/2026</b> to Canara Bank, ARM Branch, Madurai by hand or by email.<br>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.<br>ii) Bidders Name, Contact No., Address, E Mail Id. |
| g) | The intending bidders should register their names at portal <a href="https://baanknet.com/">https://baanknet.com/</a> and get their User ID and password free of cost. Prospective bidder may avail online training on E-auction from the service provider<br><b>M/s PSB Alliance (BAANKNET), Mobile : 8291220220</b><br><b>Email : <a href="mailto:support.BAANKNET@psballiance.com">support.BAANKNET@psballiance.com</a></b>                                                                                                                                                                       |
| 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 <b>Rs.50,000/- (Rupees Fifty Thousand Only)</b> . 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 or on the next working day 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/her 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. 50.00 Lakh (Rupees Fifty Lakh) 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 at any time without assigning any reason thereof.                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| n) | For further details contact <b>Authorized Officer, Canara Bank, ARM Branch, Madurai</b> (Ph. No. 0452-2335348, Cell No.94890 46509) E-mail id : <a href="mailto:cb6291@canarabank.com">cb6291@canarabank.com</a> OR the service provider.<br><b>M/s PSB Alliance (BAANKNET), Mobile : 8291220220</b><br><b>Email : <a href="mailto:support.BAANKNET@psballiance.com">support.BAANKNET@psballiance.com</a></b>                                                                                                                                                                                        |

**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 : Madurai

कृते केनरा बैंक / For CANARA BANK  
  
 Authorised Officer / प्राधिकृत अधिकारी  
 ए आर एम Branch, Madurai.  
 Canara Bank