



(A GOVERNMENT OF INDIA UNDERTAKING)

COVERING LETTER TO SALE NOTICE

Ref:AYRO/R&L/SL/K K MANUFACTURES/APR/2026-27

Date: 08-04-2026

To

01. M/S K K MANUFACTURES AND INDUSTRIES

(BORROWER)

PROP. MR SANTOSH YADAV
S/O RAM UJAGIR YADAV
R/O MOHALLA MEERPUR
AHIRANA WARD NO 8 AKBARPUR
DIST. - AMBEDKAR NAGAR-224122
MOB: 9453439742

02. MR SANTOSH YADAV

(PROPRIETOR)

S/O RAM UJAGIR YADAV
R/O MOHALLA MEERPUR
AHIRANA WARD NO 8 AKBARPUR
DIST. - AMBEDKAR NAGAR-224122
MOB: 9696454655

03. SMT. USHA DEVI

(GUARANTOR & MORTGAGOR)

W/O MR. SANTOSH YADAV
R/O MOHALLA MEERPUR
AHIRANA WARD NO 8 AKBARPUR
DIST. - AMBEDKAR NAGAR-224122

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, **AKBARPUR 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 **AKBARPUR 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,

कृते केनरा बैंक
For Canara Bankआधिकारित अधिकारी
R.O. AYODHA-2241001

Authorized Officer,

Canara Bank

ENCLOSURE – SALE NOTICE





(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 provision 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 Authorized Officer of the Canara Bank., will be sold on "As is where is", "As is what is", and "Whatever there is" on **28-04-2026**, for recovery of **Rs. 18,44,567.53/- (Rupees EIGHTEEN LACS FORTY-FOUR THOUSAND FIVE HUNDRED SIXTY-SEVEN AND PAISE FIVE THREE ONLY)** as on 01-04-2026 and interest and other charges thereon due to the **AKBARPUR BRANCH** of Canara Bank from:

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(BORROWER)

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(GUARANTOR & MORTGAGOR)

W/O MR. SANTOSH YADAV
R/O MOHALLA MEERPUR
AHIRANA WARD NO 8 AKBARPUR
DIST AMBEDKAR NAGAR-224122

Reserve Price and Earnest Money Deposit:

S.No	Property Address	Reserve Price (Rs)	EMD (Rs)
1	PLOT NO 728 NZA AREA 3180 SQ FT SITUATED IN VILL MIRANPUR (UNDER MUNICIPALITY AKBARPUR) PER. AND TEH.TANDA DISTT AMBEDKARNAGAR H NO 661 WARD NO 8 NAGAR PALIKA PARISHAD AKBARPUR BOUNDED BY:- EAST:-GALI NAGAR PALIKA WEST :-HOUSE OF MOHD ISMAIL NORTH :-HOUSE OF JHINKA DEVI SOUTH :-HOUSE OF SHAKEEL & OTHERS	29,37,600/-	2,93,760/-

The Earnest Money Deposit shall be deposited on or before **27-04-2026 upto 5:00 PM.**



Details of Properties:

S.no	Property	Boundaries	
1	PLOT NO 728 NZA AREA 3180 SQ FT SITUATED IN VILL MIRANPUR (UNDER MUNICIPALITY AKBARPUR) PER. AND TEH.TANDA DISTT AMBEDKAR NAGAR H NO 661 WARD NO 8 NAGAR PALIKA PARISHAD AKBARPUR	EAST	GALI NAGAR PALIKA
		WEST	HOUSE OF MOHD ISMAIL
		NORTH	HOUSE OF JHINKA DEVI
		SOUTH	HOUSE OF SHAKEEL & OTHERS

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or may contact Manager, AKBARPUR BRANCH Canara Bank, Ph. No. **8707397668** during office hours on any working day.

कृते केनरा बैंक
For Canara Bank
प्राधिकृत अधिकारी

Date: 08-04-2026
Place: AKBARPUR

Authorized Officer
CANARA BANK

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

- Name and Address of Secured Creditor: **Canara Bank, AKBARPUR BRANCH**
- Name and Address of the Borrower & Guarantors:

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AHIRANA WARD NO 8 AKBARPUR
DIST AMBEDKAR NAGAR-224122

3. Total Liabilities as on **01-04-2026**: Rs. **18,44,567.53/-** + Interest & other charges thereon.

4. a) Mode of Auction: **E-auction**

a) b) Details of Auction service provider **M/s PSB Alliance (Ebkray)**, Helpdesk Number – **8291220220** Email support.baanknet@psballiance.com Website <https://baanknet.com/>.

c) Date & Time of Auction: **28-04-2026 10.00 AM TO 12.00 PM**





d) Place of Auction: **E-auction**

5. Reserve Price:

S.No	Property Address	Reserve Price (Rs)	EMD (Rs)
1	PLOT NO 728 NZA AREA 3180 SQ FT SITUATED IN VILL MIRANPUR (UNDER MUNICIPALITY AKBARPUR) PER. AND TEH.TANDA DISTT AMBEDKAR NAGAR H NO 661 WARD NO 8 NAGAR PALIKA PARISHAD AKBARPUR BOUNDED BY:- EAST:-GALI NAGAR PALIKA WEST :-HOUSE OF MOHD ISMAIL NORTH :-HOUSE OF JHINKA DEVI SOUTH :-HOUSE OF SHAKEEL & OTHERS	29,37,600/-	2,93,760/-

6. Other terms and Conditions:

- The property/ies will be sold in **"AS IS WHERE IS"** condition, including encumbrances if any. There are no encumbrances to the knowledge of the Bank.
- 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 proceeding.
- The property can be inspected with Prior Appointment with Authorized Officer, Canara Bank **AKBARPUR BRANCH from 08-04-2026 TO 27-04-2026.**
- 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 by way of Demand draft in favour of **Authorized Officer, Canara Bank, AKBARPUR BRANCH** OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, **REGIONAL OFFICE-AYODHYA/c No 6975296000001 IFSC Code: CNRB0006975** on or before **27-04-2026** before **5.00 PM**.
- 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 (Ebkray), Helpdesk Number – 8291220220 Email support.baanknet@psballiance.com Website <https://baanknet.com/>.**
- After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **29-04-2026 (date) 5.00PM** to Canara Bank **AKBARPUR BRANCH** by hand or by email-**cb4745@canarabank.com**.
- Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.
- 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.
- Bidders Name. Contact No. Address, E Mail Id.
- Bidder's A/c details for online refund of EMD.



h) The intending bidders should register their names at portal www.indianbankseauction.com and get their User ID and password free of cost. Prospective bidder may avail online training on e-auction from the service provider/s <https://baanknet.com/>.

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 multiples 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.

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. 50.00 Lacs (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 concerned **AKBARPUR BRANCH** who, as a facilitating center, shall make necessary arrangements.

i) o) For further details contact Canara Bank, **AKBARPUR BRANCH** (Ph. No **8707397668**) e-mail idcb4745@canarabank.com OR the service provider **M/s PSB Alliance (Ebkray)**, Helpdesk Number – **8291220220** Email support.baanknet@psballiance.com Website <https://baanknet.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: **AKBARPUR**
Date: **08-04-2026**

कृते केनरा बैंक
For Canara Bank

आधिकृत अधिकारी
8-4-2026

Authorized Officer
Canara Bank



