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Canara Bank

Canara Syndicate

ARM BRANCH MADURAI

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 legal heirs of 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 Kuzhithurai Branch 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. 64,58,062.79/-** (Rupees Sixty Four Lakhs Fifty Eight Thousand Sixty Two and Paise Seventy Nine only) as on 31/03/2026 with further interest from 01/04/2026 + cost due to the ARM Branch, Madurai of Canara Bank from **1. Mrs. Saleena Kumari P** (Guarantor and Legal Heir) **2.Mr.T.Aneesh** (Legal Heir of S.Thomas (Late)) **3.Mr.T.Abhinesh** (Legal Heir of S.Thomas (Late)) **4.Mr.T.Vinesh** (Legal Heir of S.Thomas (Late)) **5.M. Sasikumar** (Guarantor of S Thomas)

The reserve price for **Property No.1** will be **Rs.27,00,000/-** (Rupees Twenty Seven Lakhs Only)

The earnest money deposit for **Property No.1** will be **Rs.2,70,000/-** (Rupees Two Lakh Seventy Thousand Only)

The Earnest Money Deposit shall be deposited on or before **4.00 p.m. of 27/04/2026**.

Description of the Immovable Property

Property NO.	Immovable	Name of the Title holder
1.	In Kanyakumari District, Marthandam Registration District, Marthandam Joint II Sub Registration District, Kuzhithurai Town(Vilavancode village),Vilavancode Taluk, ,old Survey No.1277, Resurvey No:A2/64, land measuring 10 cents and the building thereon bearing door No:13-9/1A owned by S.Thomas (Late)and Bounded by, On the North by Property of Sabariyar Adimai On the South by R.C.Church On the East by Pathway On the West by Property of Thomas,Saleena Kumari and Siluvaimuthu	Mr Thomas S (Late)

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 : 07/04/2026

Place : Madurai

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ಅಧಿಕೃತ ಅಧಿಕಾರಿ / Authorized Officer
ಆರಂಭಿಕ ಅಧಿಕಾರಿ / Authorized Officer
Canara Bank

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 07/04/2026

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/ Guarantor	Mrs. Saleena Kumari P (Guarantor and Legal Heir of S Thomas(Late)) W/ O Thomas S (Late) 13A 1A Kottachan Villai Veedu Thirithuvapuram, Kuzhithurai-629163 Mr.T.Aneesh (Legal Heir of S.Thomas (Late)) S/ O Thomas S 13A 1A Kottachan Villai Veedu Thirithuvapuram, Kuzhithurai-629163 Mr.T.Abhinesh (Legal Heir of S.Thomas (Late)) S/ O Thomas S 13A 1A Kottachan Villai Veedu Thirithuvapuram, Kuzhithurai-629163 Mr.T.Vinesh (Legal Heir of S.Thomas (Late)) S/ O Thomas S 13A 1A Kottachan Villai Veedu Thirithuvapuram, Kuzhithurai- 629163 Mr.M. Sasikumar (Guarantor) S/O Manickam 12/88A, Kalluketti Kuzhithurai PO Kanyakumari Dist-629163
3	Total liabilities	Rs. 64,58,062.79/- (Rupees Sixty Four Lakhs Fifty Eight Thousand Sixty Two and Paise Seventy Nine only) as on 31/03/2026 with further interest from 01/04/2026 + cost due
4 a)	Mode of Auction :	Online Auction (E-Auction)
b)	Details of Auction service provider :	M/s. PSB Alliance (BAANKNET), (Mobile.no 8291220220) Email - support.baanknet@psballiance.com
c)	Date & Time of Auction :	28/04/2026 & 12.00 p.m. to 01.00 p.m.
d)	Portal of E-Auction :	www.baanknet.com
5 a)	Reserve Price	The reserve price for Property No.1 will be

Internal



b)	EMD & last date of deposit of EMD :	Rs.27,00,000/- (Rupees Twenty Seven Lakhs Only) The earnest money deposit for Property No.1 will be Rs.2,70,000/- (Rupees Two Lakh Seventy Thousand Only) The Earnest Money Deposit shall be deposited on or before 4.00 p.m. of 27/04/2026
6	Other terms and conditions :	
a)	Auction/bidding shall be only through "Online Electronic Bidding" through the Online Electronic Bidding" through the website support.baanknet@psballiance.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 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 27/04/2026.	
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), Mobile : 8291220220 Email : support.baanknet@psballiance.com	
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 4.30 p.m. of 27/04/2026 to Canara Bank, ARM Branch, by email. 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.	
g)	The intending bidders should register their names at portal https://baanknet.com/ and get their User ID and password free of cost. M/s PSB Alliance (BAANKNET), Mobile : 8291220220 Email : support.baanknet@psballiance.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 multiplies of Rs. 50,000.00 (Rupees Fifty Thousand Only). 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)	For further details contact Authorized Officer, Canara Bank, ARM Branch, Madurai (Ph. No. 0452-2335348, Cell No.94890 46509) E-mail id : cb6291@canarabank.com OR the service provider M/s PSB Alliance (BAANKNET), Mobile : 8291220220 Email: support.baanknet@psballiance.com

Place : Madurai

Date: 07/04/2026

कृते केनरा बैंक / For CANARA BANK

अधिकृत अधिकारी / Authorized Officer

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Canara Bank