



OFFICE OF THE RECOVERY OFFICER
DEBTS RECOVERY TRIBUNAL-1 AT HYDERABAD
3RD Floor, Triveni Complex, Abids, HYDERABAD – 500 001.

FORM No.13
PROCLAMATION OF SALE
(UNDER RULE 38,52(2) OF SECOND SCHEDULE TO THE INCOME TAX ACT,1961
READ WITH THE RECOVERY OF DEBTS DUE TO BANKS AND FINANCIAL
INSTITUTIONS ACT, 1993.)

R.P.No.89/2024
IN
O.A. No.297/2023

Between:

Canara Bank,
SME Warangal Branch,
Warangal

.....Certificate Holder

And

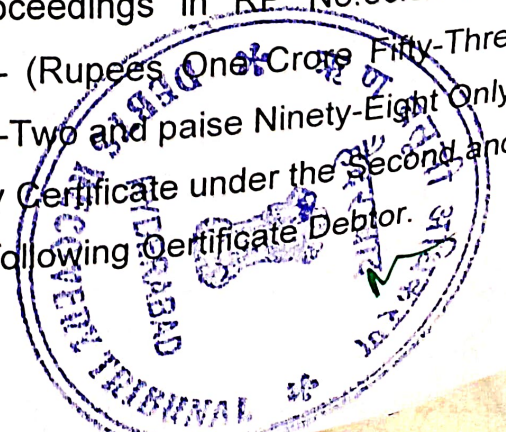
M/s. Gayathri Water Plant & Another

.....Certificate Debtor

1. Whereas the Recovery Certificate was issued vide RP No.89/2024 in O.A. No 297/2023 by the Hon'ble Presiding Officer, Debts Recovery Tribunal-1, Hyderabad under sec.19 (22) of the Recovery of Debts and Bankruptcy Act, 1993 between Canara Bank, SME Warangal Branch, Warangal District and M/s. Gayathri Water Plant & Another and forwarded the same to the undersigned for execution.

2. Whereas the undersigned initiated recovery proceedings in RP No.89/2024 in O.A.No.297/2023 for recovery of Rs. 1,53,24,932.98/- (Rupees One Crore Fifty-Three Lakhs Twenty-Four Thousand Nine Hundred and Thirty-Two and paise Ninety-Eight Only) along with interest, costs, etc. specified in the Recovery Certificate under the Second and Third Schedules to the Income tax Act, 1961, from the following Certificate Debtor.

Internal



Smt. Badavath Vijaya,
W/o. Badavath Kisan,
Oco Business, Ro. H.No. 3-114/2,
SY No.5/83, Beerappa Nagar,
Thomur Village & Mandal, Mahabubad District-506101,
Warangal (Urban), Telangana State-500101,

ALSO AT

H.No. 1-2, Dhan Singh Thanda,
Ramannagudem, Narsimhulapet,
Mungimadugu, Warangal District,
Telangana State-506324

.....Certificate Debtor No.1

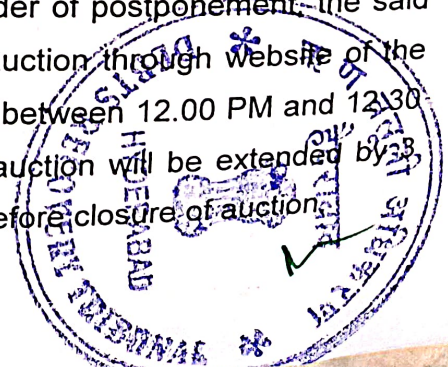
Mr. Badavth Kisan naik,
S/o. Badavath Venkatram,
Oce. Business, Rio. H.No. 1-2,
Dhan Sigh Thanda, Ramannagudem,
Narsimhulapet, Mungimadugu,
Warangal (Rural) District,
Telangana State-506324.

.....Certificate Debtor No. 2

3. And whereas the undersigned has ordered the sale of the mortgaged/attached properties mentioned in the schedule annexed hereto in satisfaction of the Recovery Certificate.

4. And whereas on 14.05.2026 (the date fixed for sale) there is due a sum of Rs. 1,53,24,932.98/- (Rupees One Crore Fifty-Three Lakhs Twenty-Four Thousand Nine Hundred and Thirty-Two and paise Ninety-Eight Only) from the date of filing of Original Application along with interest and costs etc.

5. NOTICE is hereby given that in the absence of any order of postponement, the said property shall be sold by the undersigned by online e-auction through website of the service provider <https://www.baanknet.com> on 14.05.2026 between 12.00 PM and 12.30 PM with auto extension condition i.e., the end time of e-auction will be extended by 33 minutes each time if bid is made in the last three minutes before closure of auction.



6. The bidding shall take place through "Online Electronic Bidding" through website <https://baanknet.com> of service provider Service Provider: PSB Alliance Private Limited Email: cb2752@gmail.com & vskumar@canarabank.com , Authorised Officer: V. Sandeep Kumar, Mobile No.9885660606

7. E-Auction Tender Document containing online e-auction bid form, Declaration, General Terms and Conditions of online auction sale are available on <https://baanknet.com>

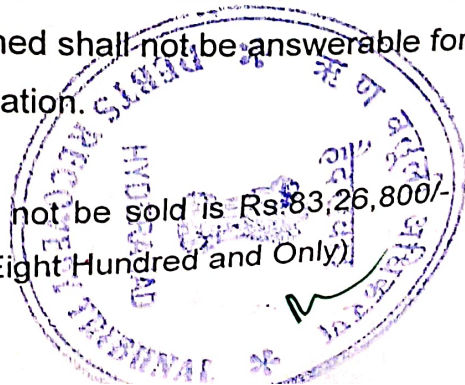
8. The sale will be of the property of Certificate Debtors named and the liabilities and claims attaching to the said property so far as they have been ascertained are those specified in the schedule of property.

9. The property will be put up for sale in the lots specified in the schedule. If the amount to be realized by sale is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to remainder. The sale will also be stopped if before any property lot is knocked down, the sum mentioned in aforesaid certificate, interest payable as per the aforesaid certificate and costs (including the cost of the sale) are tendered to the Officer conducting the sale or proof is given to his satisfaction that the amount of such sum, interest and costs have been paid to the undersigned.

10. No Officer or other person, having any duty to perform in connection with this sale shall however, either directly or indirectly bid for, acquire or attempt to acquire any interest in the property sold. The sale shall be subject to the conditions prescribed in the Second Schedule to the Income Tax Act, 1961, and the income tax certificate proceedings Rules 1962, the rules made there under and to the following further conditions: -

- i) The particulars specified in the annexed schedule have been stated to the best of the information of the undersigned but the undersigned shall not be answerable for any error, mis-statement or omission in this proclamation.
- ii) The Reserve Price below which the property shall not be sold is Rs.83,26,800/- (Rupees Eighty-Three Lakh Twenty-Six Thousand Eight Hundred and Only)

Internal



The amounts by which the biddings are to be increased shall be Rs. 50,000/- (Rupees Fifty Thousand Only) or in such multiples.

iv) The last date for submission of Bid Application and payment of EMD is 12.05.2026

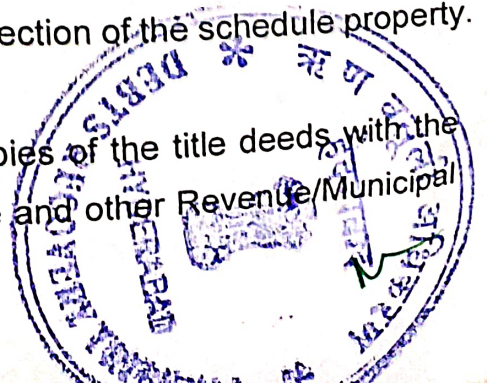
v) The bidders may participate in the e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. DRT/Bank/Service Provider shall not be held responsible for the internet connectivity, network problems, system crash down, power failure, etc.

vi) The highest bidder shall be declared to be the purchaser of the property provided always that he is legally qualified to bid and provided further that the amount bid by him is not less than the reserve price. It shall be in the discretion of the undersigned to decline acceptance of the highest bid when the price offered appears so clearly inadequate so as to make it inadvisable to do so.

vii) The EMD amount @ 10% of Reserve Price separately for each Lot, if more than one Lot, shall be paid either by RTGS/NEFT/FUND Transfer to the credit of Account No.209272434 through IFSC Code :CNRB0002752, Canara Bank or by Demand Draft / Pay Order in favour of Recovery Officer, DRT-I, Hyderabad along with the copy of PAN Card, Address Proof and identity proof, e-mail ID, Mobile No. and in case of company, documents confirming representation and the receipt/counter foil of such deposit, be submitted in the office of the Recovery Officer.

viii) The intending bidders may contact Shri V. Sandeep Kumar, Authorised Officer Canara Bank, SME Warangal Branch, Warangal Dist, Telangana State, Mobile No.9885660606 Email: cb2752@gmail.com & vskumar@canarabank.com for ascertaining the details of property and also for inspection of the schedule property.

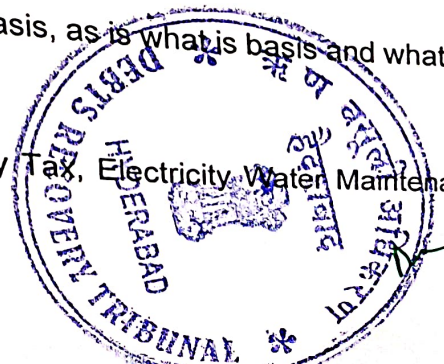
ix) Prospective bidders are advised to peruse the copies of the title deeds with the bank and verify the latest Encumbrance Certificate and other Revenue/Municipal



records to exercise due diligence and satisfy themselves on the title and Encumbrance, if any, over the property.

- x) The successful bidder shall deposit of 25% of the final bid amount after adjustment of EMD on being knocked down along with a Poundage Fee @ 2% up to Rs 1000/- and @ 1% of excess of the said amount of Rs. 1000/- of final bid amount by next date of auction in the said account as per details mentioned in para 'vii' above. If the next day happens to be a public holiday, Second & fourth Saturday or Sunday, then on next first working day.
- xi) The successful bidder shall deposit the balance 75% of the sale proceeds on or before the 15th day from the date of sale of the property, exclusive of such day, or if the 15th day happened to be Second & fourth Saturday, Sunday or any public Holiday, then on the first working day after the 15th day be prescribed mode as stated in para "vii" above.
- xii) In default of payment within the period mentioned above, the property shall be resold, after the issue of a fresh proclamation of sale. The deposit, after defraying the expenses of the sale, may, if the undersigned thinks fit, be forfeited to the Government and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may subsequently be sold.
- xiii) If the amount to be realized by sale is satisfied by the sale of a portion of the property, the sale shall be immediately stopped with respect to the remainder. The sale will also be stopped if before any property lot is knocked down, the sum mentioned in aforesaid certificate, interest payable as per the aforesaid certificate and costs (including the cost of the sale) are tendered to the Officer conducting the sale or proof is given to his satisfaction that the amount of such sum, interest and costs have been paid to the undersigned.
- xiv) The property is being sold on "As is where is basis, as is what is basis and whatever there is basis".
- xv) The outstanding dues with respect to Property Tax, Electricity Water Maintenance Charges have to be borne by the successful bidder.

Internal



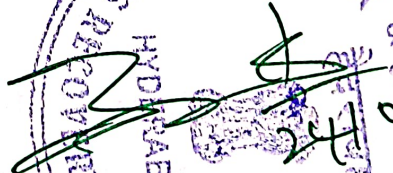
SCHEDULE OF PROPERTY
"B" SCHEDULE PROPERTY

covered vide document no no 7181/2013 of SRO Mahabubabad and Supplemental deed bearing document no 2475/2015 owned by Gayatri Water Plant rep by its proprietor Smt Badavath Vijaya W/o Kishan

Municipal No.3-114/2(old) H.No.3-800004(New) constructed on land admeasuring 238.00sq. yds or 199.25 sq. mtrs in Sy 5/B3 situated at Thorur Village and Mandal Warangal District and bounded by

North: Jatosh Amarsing Plot
South: Badavath Kishan Plot
East: Gande Sreedher Plot
West: 21'wide roa.

(GIVEN UNDER MY HAND AND SEAL OF THIS TRIBUNAL AT HYDERABAD ON THIS
THE 24th DAY OF MARCH, 2026)


(MASAM VENKATESHWER GOUD)
RECOVERY OFFICER-II
DEBT RECOVERY TRIBUNAL-I
HYDERABAD