

Ref: ARM-II/02/564/2025-2026

Date:16.04.2026

Without Prejudice
By Email/ Speed
Post/ RPAD/ Hand
Delivery

Dear Sir / Madam,

SUB: NOTICE ISSUED IN TERMS OF SEC.13 (4) OF THE SARFAESI ACT 2002, READ WITH RULE 8 (6)& (9) OF THE SECURITY INTERES(ENFORCEMENT) RULES, 2002.

As you are aware, I on behalf of Canara Bank, ARM branch II, Bangalore-560 001 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, ARM branch II, Bangalore-560 001 of our Bank.

The undersigned proposes to sell the assets (through e-auction) 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. You are hereby given a last and final opportunity to discharge the liability in full as stated in the Sale Notice enclosed within 15 days from the date of this notice, and reclaim the assets which has been possessed by the bank, failing which the assets will be sold as per the terms and conditions set out in the Sale Notice.

This is without prejudice to any other rights available to the Bank under the subject Act/or any other law in force.

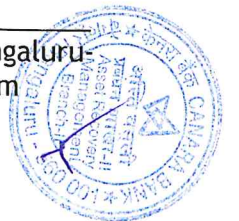
Yours faithfully,

ಕೃತೆ ಕೆನರಾ ಬೆಂಕ / For CANARA BANK

ಪ್ರಾಧಿಕೃತ ಅಧಿಕಾರಿ / Authorised Officer
ಆಸ್ತಿ ವಸತಿ / Asset Recovery Manager
Canara Bank - II, Bengaluru - 560 001

Enclosure: - Sale Notice

ARM Branch- II, 2ndFloor, Circle Office, Spencer Towers, No.86, M G Road, Bengaluru-560001. Contact No: 080-25310099, 080-25310181 - e-mail - cb6298@canarabank.com



To,

(1) **Mr.Ramana Gowda Bevinahalli**
 S/o Lekkappa
 No.461, Sri.Anantha Padma Nabha Nilaya,
 Behind Govt. School, Kadabagere
 Bengaluru-562130

(2) **Basamma Bevinahalli**
 W/o Prabhakar N R
 No.461, Sri.Anantha Padma
 Nabha Nilaya,
 Behind Govt. School,
 Kadabagere, Bengaluru-562130

CANARA BANK
 (A GOVERNMENT OF INDIA UNDERTAKING)

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Assets 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.

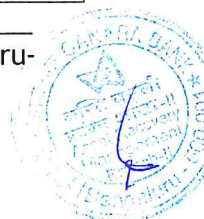
Notice is hereby given to the public in general and in particular to the Borrower(s) and guarantor(s) that the below described immovable property/ies mortgaged/charged to the secured creditors, the possession of which has been taken by the Authorised Officer of Canara Bank, will be sold on “As is where is”, “As is what is”, and “Whatever there is” basis on **07.05.2026 from 1:00 PM to 3.00 PM** [with unlimited extension of 5 minutes duration each till the conclusion of sale], for recovery of Rs. 1,24,36,566.95/- (Rupees One Crore Twenty Four lakhs Thirty Six Thousand Five Hundred Sixty Six and Ninety Five Paise only) as on 02.04.2026 plus further interest thereon and other expenses with direct and indirect liabilities due to Canara Bank from **Mr.Ramana Gowda Bevinahalli**.

Full description of the immovable property, Reserve Price, EMD, known Encumbrance(s), Outstanding Dues if any are as under:

S N o	Description of Immovable Properties(Name of owner/mortgagor to be mentioned)	Reserve Price of properties	EMD	Encumbrance (s)
1.	<u>Schedule A Property(Description of the entire property)</u> All that piece and parcel of vacant residential property being Eastern portion of the vacant site No 1,formed in residentially converted land in Sy No 16/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk and bounded on the East by Private Property, West by Western portion of the same Site No.1, North by Private Property and South	Rs 58.00 Lakhs	Rs.5,80,000	Not Known

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by Road.

Schedule B Property

310 sqft of an undivided share, right, title, interest and ownership in the Schedule A property.

Schedule C Property (Flat put up for sale)

All that piece and parcel residential apartment bearing flat No.302 in the 3rd floor of residential complex known as "KRANTHI ENCLAVE", having a super built-up area of 1650 sq ft, constructed on the Schedule A property, together with one covered car parking space in the stilt floor of the said apartment building constructed on the Schedule A property, inclusive of proportionate share in the common areas such as passage, lobbies, lifts, staircase and other areas of common use and entitled to common amenities and the said apartment consists of two bed rooms, one hall, kitchen, three balconies and two bath rooms.

The EMD should be deposited on or before 06.05.2026.

The property will not be sold below the Reserve Price

For detailed terms and conditions of the sale, please refer to the link provided in <https://www.canarabank.com/english/announcements/sale-notice/karnataka/> provided on the Secured Creditors' Website i.e www.canarabank.com. or may contact Chief Manager, ARM Branch II Bangalore, Canara Bank, Ph. No.9113092975, 8921102717, 9201460154, 9464534482, 8709675503 and 080-25310181 during office hours on any working day.

Place: Bangalore

Date: 16.04.2026

कृते केनरा बैंक / For CANARA BANK

AUTHORISED OFFICER

प्राधिकृत अधिकारी / Authorised Officer
आस्ति वसूली
CANARA BANK
Asse Recovery Management Branch - II, Bengaluru - 560 001

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ARM Branch- II, 2nd Floor, Circle Office, Spencer Towers, No.86, M G Road, Bengaluru-560001. Contact No: 080-25310099, 080-25310181 - e-mail - cb6298@canarabank.com



DETAILS

1. Name and Address of the Secured Creditor: Canara Bank, ARM Branch II M G Road Bangalore-1.

2. Name and Address of the Borrower(s)/ Guarantor(s):Details as under

(1) Mr.Ramana Gowda Bevinahalli S/o Lekkappa No.461, Sri.Anantha Padma Nabha Nilaya,Behind Govt. School, Kadabagere, Bengaluru-562130	(2) Basamma Bevinahalli W/o Prabhakar N R No.461, Sri.Anantha Padma Nabha Nilaya, Behind Govt. School, Kadabagere, Bengaluru-562130
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3. Total liabilities of Rs.1,24,36,566.95/- (Rupees One Crore Twenty Four lakhs Thirty Six Thousand Five Hundred Sixty Six and Ninety Five Paise only) as on 02.04.2026 plus further interest thereon and other expenses with direct and indirect liabilities due to Canara Bank from Mr.Ramana Gowda Bevinahalli.

4. Details of the auction:

a) Mode of Auction: E - auction

b) M/s.PSB Alliance (Baanknet) - e- mail: [support. BAANKNET@psballiance.com](mailto:support.BAANKNET@psballiance.com)

c) Place, Date & Time of Auction: Bangalore - 07.05.2026 - 1:00 PM to 3.00 PM (With unlimited extension of 5 minutes duration each till the conclusion of the sale)

5.The reserve price & EMD for Property are as follows:

S N o	Description of Immovable Properties(Name of owner/mortgagor to be mentioned)	Reserve Price of properties	EMD
1	<u>Schedule A Property</u> All that piece and parcel of Immoveable property residential apartment bearing Flat No.302, 2nd Floor, "KRANTHI ENCLAVE", REMCA (BHEL) 5th Cross, Yellenahalli village, Begur Hobli, Bengaluru South - 560068 measuring about 1650 sq ft and bounded on theEast by Private Property, West by Western portion of Site No.1, North by Private Property and South by Road. <u>Schedule B Property</u> 310 sqft of an undivided share, right, interest and ownership in a Scheduled property.	Rs.58.00 Lakhs	Rs.5,80,000

ARM Branch- II, 2ndFloor, Circle Office, Spencer Towers, No.86, M G Road, Bengaluru-560001. Contact No: 080-25310099, 080-25310181 - e-mail - cb6298@canarabank.com



Schedule C Property(Flat put up for sale)

All that piece and parcel residential apartment bearing flat No.302 in the 2nd floor of residential complex now known a "KRANTHI ENCLAVE" with 1650 sq ft of super built up area, consisting of two bed room, one hall, one kitchen, three balconies, two bath rooms together with 310 sq ft of undivided share, title, right and interest and co-ownership rights in the land described in the Schedule "A" property, along with one covered car parking space provided in stilt floor, together with proportionate share in common areas such as passage, lobbies, lifts, staircase and other areas of common use and facilities,attributable thereto.

6. Other terms and conditions

- a. 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 proceedings.
- b. The property can be inspected, with Prior Appointment with Authorised Officer.
- 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.
- e. After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **06.05.2026**, to Canara Bank, ARM Branch II Bangalore by hand OR Email.
 - i. Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT Acknowledgement receipt thereof with UTR No.
 - ii. 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.
 - iii. Bid Form.

The intending bidders should register their names at portal <https://baanknet.com/> 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 (Baanknet) - e- mail: support.BAANKNET@psballiance.com

EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD/Sale proceeds shall not carry any interest.

- f. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in **multiplies of Rs.50,000/-**.The bidder who submits the highest bid (not below the Reserve price) on closure of 'Online' auction shall be declared as successful

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- bidder. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.
- 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. This amount shall be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, ARM II Branch OR shall be deposited through RTGS / NEFT / Fund Transfer to credit of account of Canara Bank, ARM II Branch, A/c. No. 209272434, IFSC Code: CNRB0006298.
 - For sale proceeds of Rs.50.00 Lakhs (Rupees Fifty lacs) and above, the successful bidder will have to deduct TDS at a rate 1% or as applicable on the sale proceeds and submit the original receipt of TDS certificate to the bank.
 - All charges for Conveyance, Stamp Duty/GST/Registration Charges etc. As applicable shall be borne by the successful bidder only.
 - Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the E-auction without assigning any reason thereof.
 - 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 Circle office, Bengaluru or Canara Bank ARM II Branch, Bengaluru, who as a facilitating centre shall make necessary arrangements.
 - Bidder has to make due diligence and physical verification of property with regard to title, extent, area, dues, suits and cases etc. No claim subsequent to submission of bid shall be entertained by the bank.
 - After confirmation of sale, bidder's request cannot be accepted for refund of amount which is already paid and Bank will proceed as per SARFAESI Act.

For further details contact Chief Manager, Canara Bank, ARM Branch-2-(9113092975, 8921102717, 9201460154, 9464534482, 8709675503 and 080-25310181) e-mail id - cb6298@canarabank.com OR the service provider M/s.PSB Alliance(Baanknet) - e-mail: support.BAANKNET@psballiance.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: Bangalore
Date: 16.04.2026

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Authorised Officer
Canara Bank
Asset Recovery Branch - II, Bengaluru - 560 001

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