



RANCHI KANKE ROAD BRANCH

COVERING LETTER TO SALE NOTICE

Ref: 2869/RORAN/ KANKE ROAD /E-AUCTION/ DURGA ENGINEERING

DATE: 20.04.2026

To	
Borrower	Mortgagor / Guarantor
M/s DURGA ENGINEERING AND EQUIPMENTS THROUGH ITS PROPRIETOR ASHOK KUMAR S/O SHRI NIWAS SHARMA PLOT NO 14 , INDUSTRIAL AREA,PATRATU DISTRICT -RAMGARH,829119	1. Shri Ashok Kumar S/O Shri Niwas Sharma Revenue Survey No. 123P,124P,Khata No. 29& 44 Thana No. 14, Vill: Uchringa, Industrial Area Patartu , District: Ramgarh – 829119 2. Shri Ashok Kumar S/O Shri Niwas Sharma Prop: M/s Durga Engineering & Equipments D 28 Tagore hill road , Morabadi PS. Bariatu, Ranchi 3. Shri Ashok Kumar S/O Shri Niwas Sharma 41, Industrial Area Kokar , Jatra Tand Po. Kokar, Ranchi - 834001

Dear Sir,

Sub: Notice under Section 13(4) of the Securitisation 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, Ranchi Kanke Road 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 Ranchi Kanke Road 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,
For CANARA BANK
Authorized Officer
Canara Bank

ENCLOSURE - SALE NOTICE

Internal

(Auction Sale Notice for Sale of Immovable Properties)

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation 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 to the Secured Creditor, the symbolic/constructive 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 12/05/2026 for recovery of Rs.4011447.19 (Rs Forty lakh Eleven thousand Four Hundred forty seven & Nineteen paisa)+ further Interest and charges thereon due from 19/04/2026 till date to the Ranchi Kanke Road Branch of Canara Bank from 1)M/s DURGA ENGINEERING AND EQUIPMENTS proprietor Ashok Kumar.

The Reserve price will be Rs.2000000/- (Rupees Twenty Lakh Only) and the earnest money deposit will be Rs.200000/- (Rupees Two Lakh Only). The Earnest Money Deposit shall be deposited on or before 11.05.2026 by 05:00 PM.

Details and full description of the property:

All part and parcel of property bearing revenue survey no. 123P & 124 P, Khata No. 29 & 44, Thana No. 14, Area 0.25 Acre i.e. 10890 sq feet Village Uchringa Thana Patratu District Ramgarh . Nature of property is leasehold for thirty years from the date of 08.11.2012 to 08.11.2042 in the name of Sri Ashok Sharma s/o late Srinivas Sharma.

BOUNDED BY:

NORTH: 123P, 124 P & INDL ROAD

SOUTH: RS NO. 123P & 124P & INDL BOUNDARY LANE

EAST: RS NO. 123P & INDL LAND

WEST: RS NO. 124 P & INDL PLOT NO.15

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (<https://baanknet.com>) or may contact Divisional manager, Regional Office Ranchi, Canara bank , Ph. No. 9153886046 during office hours on any working day.

Place: RANCHI
Date: 20.04.2026

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For CANARA BANK
आधिकृत अधिकारी
AUTHORIZED OFFICER
CANARA BANK

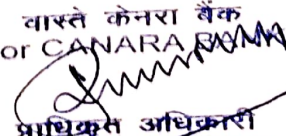
DETAILS TERMS AND CONDITIONS OF THE SALE NOTICE DATED 20.04.2026

1	Name and Address of the Secured Creditor	Canara Bank, Ranchi Kanke Road Branch
2	Name and Address of the Borrower/Mortgager	1.M/s DURGA ENGINEERING AND EQUIPMENTS THROUGH ITS PROPRIETOR ASHOK KUMAR S/O SHRI NIWAS SHARMA PLOT NO 14, INDUSTRIAL AREA, PATRATU DISTRICT -RAMGARH,829119 2.M/s DURGA ENGINEERING AND EQUIPMENTS THROUGH ITS PROPRIETOR ASHOK KUMAR 41 INDUSTRIAL AREA KOKAR JATRA TAND PO KOKAR RANCHI JHARKHAND 834001 3.ASHOK KUMAR S/O SHRI NIWAS SHARMA D 28 TAGORE HILL ROAD MORABADI PS BARIATU RANCHI KANKE 834008 4.Shri Ashok Kumar S/O Shri Niwas Sharma 41, Industrial Area Kokar , Jatra Tand Po. Kokar, Ranchi - 834001
3	Total liabilities as on 19.04.2026	Rs.4011447.19 (Rs Forty lakh Eleven thousand Four Hundred forty-seven & Nineteen paisa)+ further Interest and charges thereon on.
4	a). Mode of Auction b). Details of Auction service provider c). Date & Time of Auction d). Place of Auction f). Portal of e-auction	Online Electronic Bidding M/s PSB Alliance (https://baanknet.com) 12.05.2026 Time 11:00 AM - 12:00 PM Online Portal of E Auction https://baanknet.com
5	Reserve Price	Rs. 2000000.00
6	EMD Amount	Rs.200000.00

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 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.

Internal

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For CANARA BANK

प्राधिकृत अधिकारी
Authorised Officer

- c) The property (ies) can be inspected on or before **11.05.2026** between 10:00 AM and 05:00 PM, with prior appointment with Authorized Officer.
- d) EMD amount of 10% of the Reserve Price is to be deposited in E-Wallet of M/s PSB Alliance Private Limited (<https://baanknet.com>) 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) 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 contact Nos.-8291220220; E-mail - <https://baanknet.com>; immediately on the same date of payment of the EMD amount, the bidders shall approach the said service provider for obtaining digital signature (If not holding a valid digital signature).
- f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before **11.05.2026** by 05:00 PM, to **Canara Bank, KANKE Road** ; by hand or by email.
- g) EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- h) The intending bidders should register their names at portal <https://ebkray.in/> and get their User ID and password free of cost.
- i) 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. Specific GL code-209272946-SL-Sale proceeds under Auction to be used invariably for credit of EMD/balance sale proceeds.
- j) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of **Rs.10,000.00** with unlimited extension of 10 minutes duration each till the conclusion of the sale. The bidder who submits the highest bid (not below 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.
- k) All charges for conveyance, stamp duty /GST and registration charges etc., as applicable shall be borne by the successful bidder only.
- l) Where the sale consideration of the property to be transferred is Rs.50.00 Lakh and above the successful bidder will have to pay Tax Deducted at Source(TDS) @ 1% on the sale proceeds which shall be payable separately by the Successful buyer and deposit the same by furnishing the Challan in Form 260 B and submit the original receipt of TDS certificate to the Bank.
- m) Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of 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 Circle office who, as a facilitating centre, shall make necessary arrangements.
- o) For further details contact , Canara Bank, Kanke road Branch, (Contact No. **09771450869**) e-mail id **cb2869@canarabank.com**) Or provider M/s PSB Alliance (<https://baanknet.com/>).

Internal
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For CANARA BANK
प्राधिकृत अधिकारी
Authorized Officer

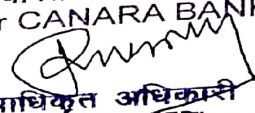
Helpdesk Number : 8291220220, Website: <https://baanknet.com/>; may be contacted during office hours on any working day .

- p) SA bearing no 33/2025 filed between Ashok Sharma Vs Canara Bank is pending adjudication before with DRT Ranchi. The sale shall be subject to judgment of SA.

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: RANCHI
Date: 20.04.2026

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For CANARA BANK

प्राधिकृत अधिकारी
AUTHORIZED OFFICER
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