

**COVERING LETTER TO SALE NOTICE FOR IMMOVABLE PROPERTIES TO BE ISSUED TO THE
BORROWER/MORTGAGOR/GUARANTOR**

Ref: SARF/ AUC/89/2026-27/DS

Date: 24.04.2026

To

Mr. Arup Kumar Roy
S/o - Nani gopal Roy
At - College More
Kulti New Road
Asansol - 713343

(Borrower/Mortgagor)

Mr. Animesh Mukherjee
At - Vill - Garui
PO - Kanyapur
P.S - Asansol
Pin code - 713341

(Guarantor)

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, 2002¹.

As you are aware, I on behalf of **Canara Bank, Asansol-II** branch have taken possession of the mortgaged assets described in the 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 **Asansol-II 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 the 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,

Authorised Officer,
Canara Bank

SALE NOTICE

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISION TO RULES 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 possession of which has been taken by the Authorised Officer of Asansol-II Branch of the Canara Bank, will be sold on "As is where is" and "Whatever there is" on for recovery of dues to Asansol-II Branch of Canara Bank from Borrower & Guarantor provided hereinafter.

The Earnest Money Deposit (EMD) shall be deposited on or before 11.05.2026 up to 5.00 pm.

The auction will be "Online E-auctioning" through website: <https://baanknet.com/>

Date and time of auction: 12.05.2026 between 11:30 AM TO 01:30 PM

(With unlimited extension of 5 minutes duration each till the conclusion of the sale)

Details of branch, borrower/guarantor, liability, description of the property and EMD, reserve price:

Sl. No.	Name & Address of Secured Creditor/Branch	Name of Borrower/Guarantor	Brief Description of immovable Property	(A)Total Liabilities (Rs): (B)Reserve price (Rs): (C)EMD (Rs): (D)Increment Amount(Rs`):
1.	CANARA BANK Asansol-II Branch, 466 GT Road, BSNL BUILDING BESIDE HEAD POST OFFICE ASANSOL - 713301	(Borrower/Mortgagor) : Mr. Arup Kumar Roy S/o - Nani gopal Roy At - College More Kulti New Road Asansol - 713343 (Guarantor) : Mr. Animesh Mukherjee At - Vill - Garui PO - Kanyapur P.S - Asansol Pin code - 713341	Land and building comprising one G+1 two storied residential house on a plot already owned on land measuring an area of 19.5 decimal in plot no 64, under R.S. Khatian 162, L.R. Khatian No. 419, J.L. No. 24, Mouza Mahutdihi , P.S. Kulti, Dist. Burdwan owned by Arup Kumar Roy. <u>Boundaries of the property:</u> North - By Plot No.63 South - By 12 ft.Wide Road East - By Plot No. 64 West - Land Of Subhash Dey thereafter Sodepur village Road (Property under our Constructive Possession).	(A) Total Liab. Rs. 16.02 lakhs + further interest & cost. (B) Reserve price: Rs. 47.97 Lakhs (C) EMD: Rs 4.80 Lakhs (D) Increment Amount: Rs 10,000 /-

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 Branch Manager, Asansol-II, Ph. No. 6292243405 during office hours on working day.

Date: 24.04.2026
Place: Durgapur

Authorised Officer
CANARA BANK

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE

Name and Address of the Secured Creditor: **CANARA BANK Asansol-II Branch, No. 16, G.C Mitra Road (Hutton Road) , Asansol - 713301**

Name and Address of the Borrower(s)/ Guarantor(s) : **Mr. Arup Kumar Roy S/o - Nani gopal Roy At - College More Kulti New Road ,Asansol - 713343**

Mr. Animesh Mukherjee (Guarantor) At - Vill - Garui PO - Kanyapur P.S - Asansol ,Pin code - 713341

Total liabilities as on **31.03.2026** : **Rs. 16.02 LAKH + further interest**

1. (a) Mode of Auction : E-auction
(b) Details of Auction service provider : **M/s PSB Alliance (Baanknet)**
(c) Date & Time of Auction : **12.05.2026 between 11:30 AM TO 01:30 PM**
(d) Place of Auction : NA
(e) Reserve Price : **Rs. 47.97 Lakhs**

Other terms and conditions:

- 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.
- The property can be inspected, with prior appointment with Authorised Officer/Branch Manager between 12.00 pm to 04.00 pm from 02.05.2026 to 11.05.2026
- 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 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 11.05.2026 till 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 Baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/ 8291220220/9892219848/ 8160205051, Email: Baanknet.support@psballiance.com)
- After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 11.05.2026 till 5.00 PM, to Canara Bank, **Asansol-II Branch** or by hand or by email to cb19520@canarabank.com.
 - 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) Bidders Name. Contact No. Address, E Mail Id.
 - iv) Bidder's A/c details for online refund of EMD.

Canara Bank
(Govt. of India Undertaking)
Circle Office: Kolkata

- The intending bidders should register their names at respective portal 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)**.
- EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.
- Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 10000.00. 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.
- 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 Authorised Officer without any notice and property shall forthwith be put up for sale again.
- For sale proceeds of Rs. 50 (Rupees Fifty) lakhs 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.
- 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 concerned Regional office or Ukhra branch who, as a facilitating centre, shall make necessary arrangements.
- For further details contact Branch Manager, **Asansol-II** Branch, contact no. **6292243405** or **M/s PSB Alliance (Ebkray)**. **Contact No. are 8291220220 Email Id: ebkray.support@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.