

REF: ARM-2/K S Gowda Educational Trust-02/2026

DATE: 27.04.2026
- BY RPAD -

Dear Sir,

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

कृते केनरा बैंक / For CANARA BANK


AUTHORISED OFFICER

प्राधिकृत अधिकारी / Authorised Officer
आसिस्टेंट प्रोबल ऑफिसर / Assistant Probation Officer
Enclosure: Sale Notice 560 001
Asset Recovery Management Branch - II, Bengaluru - 560 001

Confidential

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



To:

1. K S Gowda Educational Trust(Regd.) Rep.by its Chairman Mr.K Sheenappa Gowda Ninthikal Post Enmur Sullia Taluk-574328 D.K.District	2. Sri.K Sheenappa Gowda S/o Thimappa Gowda Chairman K S Gowda Educational Trust Post Kuthkunja,Via Panja Sullia Taluk-574232
3. Sri.K S Ashok Kumar S/o Sri.Sheenappa Gowda President K S Gowda Educational Trust Ninthikal, Sullia Taluk-574232	4. Sri.D Mahesh Kumar S/o Sri Sheenappa Gowda Member,K.S.Gowda Educational Trust No.9039,Varsha,NHBCS Layout 15 th Main,17 th D Cross, J.P.Nagar 5 th Phase Bengaluru-560078
5. Sri.Viveka K S S/o Sheenappa Gowda Member,K.S.Gowda Educational Trust Karunya,CTO Road,Post Darbe Puttur-574201	6. Smt.Prameela Ashok Kumar W/o K S Ashok Kumar General Secretary K.S.Gowda Educational Trust Ninthikal, Sullia Taluk-574232
7. Sri.D.V.Sadananda Gowda S/o Sri.Venkappa Gowda BJP Office,VV Puram Bengaluru-560004	8. Smt.Rathnavathi C.p Wife/Legal Heir of Late Padmanabha Gowda C Chipa House, Amaramudnoor Village Kukkujadka Post,Sullia Taluk-574232
9. Sri.Praveen C P Son/Legal Heir of Late Padmanabha Gowda C Chipa House, Amaramudnoor Village Kukkujadka Post,Sullia Taluk-574232	10. Sri.K S Aravind S/o Sri.Sheenappa Gowda Member,K S Gowda Educational Trust Post Bobbeker Post Puttur Taluk-574201
11. Sri.Kumar Swamy S/o Sri.Sheenappa Gowda Member,K S Gowda Educational Trust Post Kuthkunja,Via Panja Sullia Taluk-574232	

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CANARA BANK
(A GOVERNMENT OF INDIA UNDERTAKING)

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 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 mortgaged /charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of ARM Branch II , Bangalore of the Canara Bank, will be sold on "As is where is", "As is what is", and " Whatever there is" on **20.05.2026** for recovery of Rs. 32,68,46,752.70/- (Rupees Thirty Two Crore Sixty Eight Lakhs Forty Six Thousand Seven Hundred Fifty Two and Seventy Paise only) of M/s K S Gowda Educational Trust including costs and interest as on 21.04.2026 together with future interest, expenses and costs etc till realization.

The reserve price will be as under against each item of property

1. Reserve Price- Rs.360.00 Lakhs and the Earnest money deposit -**Rs.36,00,000/-**
2. Reserve price -Rs.35.10 Lakhs and the Earnest money deposit - **Rs.3,51,000/-**
3. Reserve price -Rs.35.10 Lakhs and the Earnest money deposit -**Rs.3,51,000/-**

The Earnest Money Deposit shall be deposited on or before **19.05.2026**.

Details and full description of the property

Item no.1 Land measuring 1.54 acres ,in Sy.No.211/1b and land measuring 0.46 acres in Sy.no.212/1b,including building thereon at Kalmadka Village Sullia Taluk with boundaries-East : SD Line,West:remaining Land in same SD Line,South:SD Line and North:SD Line

Item no.2 Land measuring 0.91 acres in Sy no 34/1b at Enmoor Village,Sullia Taluk held in the name of ASri.Ashok Kumar with boundaries-East :Remaining land land in same SD Line,West : SD Line,South :SD Lineand North:remaining land in same SD Line

Item no.3 Land measuring 2.24 acres in Sy No.149/1a1a3 at Aivothakkalu Village,Sullia Taluk held in the name of Smt.Prameela Ashok Kumarwith boundaries –East:SD Line,West:SD Line , South :SD line and North:SD Line

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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 Authorized Officer, ARM Branch II Bangalore, Canara Bank, Ph. No.9113092975, 8921102717, 9201460154, 9464534482, 8709675503 and 08025310181 during office hours on any working day

Place: Bangalore
Date: 27.04.2026

कृते केनरा बैंक / For CANARA BANK

Authorised Officer,
प्राधिकृत अधिकारी / Authorised Officer
आस्ति वसूली प्रबंधन शाखा - 560 001
Asset Recovery Management Branch - II, Bengaluru - 560 001

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DETAILS

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

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

1. K S Gowda Educational Trust(Regd.) Rep.by its Chairman Mr.K Sheenappa Gowda Ninthikal Post Enmur Sullia Taluk-574328 D.K.District	2. Sri.K Sheenappa Gowda S/o Thimappa Gowda Chairman K S Gowda Educational Trust Post Kuthkunja,Via Panja Sullia Taluk-574232
3. Sri.K S Ashok Kumar S/o Sri.Sheenappa Gowda President K S Gowda Educational Trust Ninthikal, Sullia Taluk-574232	4. Sri.D Mahesh Kumar S/o Sri Sheenappa Gowda Member,K.S.Gowda Educational Trust No.9039,Varsha,NHBCS Layout 15 th Main,17 th D Cross, J.P.Nagar 5 th Phase Bengaluru-560078
5. Sri.Viveka K S S/o Sheenappa Gowda Member,K.S.Gowda Educational Trust Karunya,CTO Road,Post Darbe Puttur-574201	6. Smt.Prameela Ashok Kumar W/o K S Ashok Kumar General Secretary K.S.Gowda Educational Trust Ninthikal, Sullia Taluk-574232
7. Sri.D.V.Sadananda Gowda S/o Sri.Venkappa Gowda BJP Office,VV Puram Bengaluru-560004	8. Smt.Rathnavathi C.p Wife/Legal Heir of Late Padmanabha Gowda C Chipa House, Amaramudnoor Village Kukkujadka Post,Sullia Taluk-574232
9. Sri.Praveen C P Son/Legal Heir of Late Padmanabha Gowda C Chipa House, Amaramudnoor Village Kukkujadka Post,Sullia Taluk-574232	10. Sri.K S Aravind S/o Sri.Sheenappa Gowda Member,K S Gowda Educational Trust Post Bobbeker Post Puttur Taluk-574201
11. Sri.Kumar Swamy S/o Sri.Sheenappa Gowda Member,K S Gowda Educational Trust Post Kuthkunja,Via Panja Sullia Taluk-574232	

3. Total liabilities: Rs. 32,68,46,752.70/- (Rupees Thirty Two Crore Sixty Eight Lakhs Forty Six Thousand Seven Hundred Fifty Two and Seventy Paise only) of M/s K S Gowda Educational Trust including costs and interest as on 21.04.2026 together with future interest, expenses and costs etc till realization.

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4.

(a) Mode of : Online E-Auction

Auction

(b) Details of : M/s.PSB Alliance (BAANKNET) – e- mail:
Auction service support.baanknet@psballiance.com
provider

(c) Place, Date & Time of Auction: Bangalore – 20.05.2026 – 1.00 P M to 3.00 PM

5. The reserve price will be **Rs.360.00 Lakhs** and the earnest money deposit will be Rs.36,00,000/- for item 1 property and the reserve price will be **Rs.35.10 Lakhs** and the earnest money deposit will be Rs.3,51,000/- for item 2 property and the reserve price will be **Rs.35.10 Lakhs** and the earnest money deposit will be Rs.3,51,000/- for item 3 property. The Earnest Money Deposit shall be deposited on or before **19.05.2026**.

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 19.05.2026**, 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

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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.1,00,000/-**. 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.
- g. 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.
- h. 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.
- i. All charges for Conveyance, Stamp Duty/GST/Registration Charges etc. As applicable shall be borne by the successful bidder only.
- j. Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the E-auction without assigning any reason thereof.
- k. 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.
- l. 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.
- m. 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 **Authorized Officer, Canara Bank , ARM Branch-2-** (9113092975, 8921102717, 9201460154, 9464534482, 8709675503 and 08025310181) 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: Bengaluru
Date: 27.04.2026

कृते केनरा बैंक / For CANARA BANK

प्राधिकृत अधिकारी / Authorised Officer
आपत्ति वसूली
CANARA BANK, बेंगलूरु - 560 001
Asset Recovery Management Branch - II, Bengaluru - 560 001

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