

THE TERMS AND CONDITIONS OF THE SALE

Vehicles will be sold on "AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS BASIS"

1	Name and address of the Borrower	M/s. Reddy Enterprises Proprietor: Smt. Modem Jayamma Guarantor: Sri. Veeranjanya Prasad Modem Address: D.No.32-26/16/1 Vijay Lakshmi Nivas Matchavaram Vijayawada Andhra Pradesh-520004. Address 2: D.No.3/1, Mallur (Village) & Post Chinnamandem (Mandal) Annamaiah (District) Andhra Pradesh – 516214.
2	Name and address of Branch, the bank	STATE BANK OF INDIA, Stressed Assets Recovery Branch, 2nd Floor, Upstairs of TSRTC Building Commuters' Amenity Centre, Koti, Hyderabad – 500 095 Email ID of the Bank: sbi.05172@sbi.co.in
3	Description of the vehicles to be sold with identification marks or number if any, on them.	

TATA AUTO TIPPERS Vehicles used for door to door waste collection. Below are the details of the vehicles Hypothecated.

S.No.	Registration No.	Vehicle Type/Model	Reserve Price
1	AP39UE0525	TATA Ace Gold	110000
2	AP39UE0535	TATA Ace Gold	105000
3	AP39UE0551	TATA Ace Gold	105000
4	AP39UE0539	TATA Ace Gold	105000
5	AP39UE0537	TATA Ace Gold	110000
6	AP39UE0532	TATA Ace Gold	105000
7	AP39UE0530	TATA Ace Gold	105000
8	AP39UE0536	TATA Ace Gold	110000
9	AP39UE0582	TATA Ace Gold	105000
10	AP39UE0556	TATA Ace Gold	105000
11	AP39UE0546	TATA Ace Gold	110000
12	AP39UE0526	TATA Ace Gold	110000
13	AP39UE0541	TATA Ace Gold	110000
14	AP39UE0534	TATA Ace Gold	105000
15	AP39UE0528	TATA Ace Gold	105000
16	AP39UE0540	TATA Ace Gold	110000
17	AP39UE0544	TATA Ace Gold	110000
18	AP39UE0543	TATA Ace Gold	105000
19	AP39UE0542	TATA Ace Gold	105000
20	AP39UE0538	TATA Ace Gold	110000
21	AP39UE0548	TATA Ace Gold	110000
22	AP39UE0547	TATA Ace Gold	105000
23	AP39UE0426	TATA Ace Gold	110000
24	AP39UE0429	TATA Ace Gold	105000
25	AP39UE0430	TATA Ace Gold	105000
26	AP39UE0432	TATA Ace Gold	105000

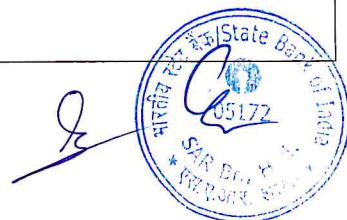


27	AP39UE0522	TATA Ace Gold	110000
28	AP39UE0550	TATA Ace Gold	105000
29	AP39UE0533	TATA Ace Gold	75000
30	AP39UE0527	TATA Ace Gold	95000
31	AP39UE0524	TATA Ace Gold	75000
32	AP39UE0521	TATA Ace Gold	75000
33	AP39UE0518	TATA Ace Gold	80000
34	AP39UE0517	TATA Ace Gold	75000
35	AP39UE0511	TATA Ace Gold	75000
36	AP39UE0516	TATA Ace Gold	90000
37	AP39UE0507	TATA Ace Gold	90000
38	AP39UE0503	TATA Ace Gold	90000
		Total	38,20,000/-

4	Details of the encumbrances known to the bank.	NIL	
5	The secured debt for recovery of which the vehicles are to be sold	₹4,01,12,131/- (Rupees Four Crore One Lakh Twelve Thousand One Hundred Thirty one only) , together with interest at contractual rate as on 14.05.2026 plus cost and other incidental expenses/charges due to the secured creditor from M/s. Reddy Enterprises and guarantor's 1. Smt. Modem Jayamma and 2. Sri.Veeranjaneya Prasad Modem.	
6	Deposit of earnest money	Property ID	EMD
		SBIN78303110015	₹3,82,000/-
7	Reserve Price of the vehicles:	Property ID	EMD
		SBIN78303110015	₹38,20,000/-
	Bank account in which EMD to be remitted	Bidders own wallet Registered with Baanknet on its e-auction site https://baanknet.in	
	Last Date and Time within which EMD to be remitted	On or before 02.06.2026 by 2.00 PM	
8	Time and manner of payment.	The successful bidder shall deposit 25% of sale price, after adjusting the EMD already paid immediately on the same day or not later than next working day, as the case may be, after the acceptance of the offer by the Authorized Officer, failing which the amount deposited by the bidder shall be forfeited. The balance 75% of sale price is payable on or before the 15 th day of confirmation of sale of the secured assets.	
9	Time and place of public auction or time after which sale by any other mode shall be completed.	10:00 AM to 3:00 PM on 02.06.2026	
10	The e-Auction will be conducted through the Bank's approved service provider. E-auction tender documents declaration etc., are available in the website of the service provider as mentioned above	https://baanknet.in	
11	(i) Bid increment amount:	₹10,000/-	
	(ii) Auto extension:	With auto time extension of ten minutes for each incremental bid.	

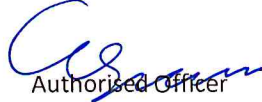


	(iii) Bid currency & unit of measurement	Indian Rupees.
12	Date and Time during which inspection of the vehicles to be sold and intending bidders should satisfy themselves about the assets and their specification, condition, documentation and liabilities Contact person with mobile number	Any working day with prior appointment on or before 5:00 PM on 01.06.2026 during working hours. 1) Ganji Prasad, Authorised Officer and Chief Manager: Ph.No: 9866986725. 2) Kalyani Rathod, Manager, Ph.No. 8331012107
13	<u>Other conditions</u> (a) For issues related to activation of buyer id /deposit of EMD contact M/s PSB Alliance (auction service provider] in their help desk Nos. 8291220220. For registration, related queries and for EMD payment/ refund related queries send e-mail to support.baanknet@psballiance.com. Normally activation of buyer ID takes 2 to 3 working days. (b) Bidders shall hold a valid email ID (e -mail ID is absolutely necessary for the intending bidder as all the relevant information and allotment of ID and Pass word by M/s PSB Alliance may be conveyed through e mail. (c) The intending bidders are hereby suggested to provide the EMD in wallet by generating challan well before the date of "auction and don't wait till the date of auction. The mode of remittance to the wallet of buyer is NEFT only. So, we suggest the buyer accordingly and do not use any other mode of remittance. Otherwise the same will be refunded back by M/s PSB Alliance. (d) The intending bidder should submit the evidence of EMD deposit like UTR number along with Request letter for participation in the e-Auction, self-attested copies of (i) Proof of Identification (KYC) Viz ID card/ Driving Licence / Passport etc., (ii) Current Address – proof of communication, (iii) PAN card of the bidder (iv) Valid e-mail ID (v) Contact number of the bidder etc., to the Authorized Officer of State Bank of India, Stressed Assets Recovery Branch, 2nd Floor, Commuter Amenity Centre, Bus Terminal Complex, Koti, Hyderabad – 500 095 by 01.06.2026 till 5:00 P.M. Scanned copies of the original of these documents can also be submitted to e-mail ID of Authorized Officer. (e) Avoid waiting till the date of auction for activation of buyer ID and deposit of EMD in the wallet of buyer. As the deposit of EMD is done through NEFT mode only and for settlement through NEFT we depend on the settlement batches at RBI gateway, so there is a huge chance of non-credit of EMD in the wallet of buyer if the EMD is sent on the date of auction resulting in non-selling of assets. (f) The successful bidder shall be required to submit the final prices, quoted during the e-auction as per the annexure after the completion of the auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of auction. (g) During e-Auction, if no bid is received within the specified time, State Bank of India at his discretion may decide to revise opening price/ scrap the e-Auction process/ proceed with conventional mode of tendering. (h) The Bank/ Authorized Officer/ service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the causes. (i) The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction. (j) The bid once submitted by the bidder, cannot be cancelled/ withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder.	



	(k) Decision of the Authorized Officer regarding declaration of successful bidder shall be final and binding on all the bidders. (l) The Authorized Officer shall be at liberty to cancel the e-Auction process/ tender at any time, before declaring the successful bidder, without assigning any reason. (m) The bid submitted without the EMD shall be summarily rejected. The vehicles shall not be sold below the reserve price. (n) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained. (o) The EMD of the unsuccessful bidder will be refunded to their respective A/c numbers shared with the Bank. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any). (p) The Authorized Officer is not bound to accept the highest offer and the Authorized Officer has absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction without assigning any reason thereof. The sale is subject to confirmation by the bank. (q) In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the assets nor on any part of the sum for which may it be subsequently sold. (r) The successful bidder shall bear all the necessary expenses like applicable stamp duties / additional stamp duty/ transfer charges, road taxes, Registration expenses, fees etc. for transfer of the vehicles in his/ her name. (s) The payment of all statutory/ non-statutory dues, taxes, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only. (t) In case of any dispute arises as to the validity of the bid (s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorized Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and such time as may be decided by the Bank. For any kind of dispute, bidders are required to contact the concerned authorized officer of the concerned bank branch only. (u) The sale certificate shall be issued after receipt of entire sale consideration and confirmation of sale by bank. The sale certificate shall be issued in the name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid/participated in the auction will be entertained. (v) If the auction is cancelled for any reason, the buyer's recourse is limited to a refund of the bid amount (without interest or additional compensation).	
14	Details of pending litigations if any in respect of the property proposed to be sold.	Writ Petition No.23374 of 2025 in High Court of Telangana.

Date: 14.05.2026
Place: Hyderabad


Authorized Officer
State Bank of India



