

Ref: 2752/ARMB/SN/RNTD/05062026

Date: 05.06.2026

COVERING LETTER TO SALE NOTICE

To Borrower(s)/Guarantor(s)/Mortgagor(s)	To Borrower(s)/Guarantor(s)/Mortgagor(s)
M/s Rainbow Traders and Developers 11-5-389, Red Hills, HYDERABAD - 500004 M/s Rainbow Traders and Developers D No.10-2-287/A/C, Shanti Nagar, Masab Tank HYDERABAD- 500028	Mr Mohammad Tajamul S/o Mohammad Anwar Prop : M/s Rainbow Traders and Developers H NO.5-7-541 Near Yousufian Dargah, NAMPALLY HYDERABAD - 500001 Mrs Nasreenunnisa Sana W/o Mohammad Anwar Guarantor : M/s Rainbow Traders and Developers H NO.5-7-541 Near Yousufian Dargah, NAMPALLY HYDERABAD - 500001

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

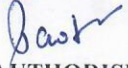
As you are aware, I on behalf of **Canara Bank, Manikonda branch**(File now being transferred to **ARM Branch (2752)** for recovery followup) have taken constructive possession (whichever is applicable) of the assets described in schedule of sale notice annexed hereto in terms of Section 13(4) of the subject Act in connection with outstanding dues payable by you to our, **ARM Branch (2752)**, Canara 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 (e-auction 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 have been possessed by the bank, failing which the assets will be sold as per the terms and conditions set out in the enclosed 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,

केनरा बैंक के लिए

 AUTHORISED OFFICER (DP: 2752)
 Authorised Officer, ARM Branch, Hyderabad-26

ENCLOSURE - SALE NOTICE

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ASSET RECOVERY MANAGEMENT BRANCH HYDERABAD (DP CODE: 2752)
 CIRCLE OFFICE, 10-3-163&10-3-163/A, PLOT NO. 85, BESIDE RAIL NILAYAM, S. D. ROAD - 500026
 E-mail: cb2752@canarabank.com

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केनरा बैंक

Canara Bank



सिंडिकेट Syndicate

Ref: 2752/ARMB/SN/RNTD/05062026

Date: 05.06.2026

(Auction Sale Notice for Immovable properties)

SALE NOTICE

e-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002.

This Sale Notice is being issued afresh in supersession of the earlier Sale Notice dated 30-05-2026 in respect of the secured asset mentioned herein, without prejudice to the rights and contentions of the Secured creditor. The earlier Sale Notice shall stand withdrawn/cancelled to the extent it relates to the said secured asset.

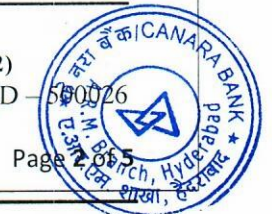
Notice is hereby given to the public in general and in particular to the Borrower (s) and Guarantor (s) that the below described immovable property mortgaged/ charged to the secured Creditor, the constructive possession of which has been taken by the Authorised Officer of **Canara Bank Manikonda** branch the Secured Creditor, account now being transferred to **ARM Hyderabad** branch for follow up, will be sold on As is where is", As is what is", and Whatever there is" on **30.06.2026**, for recovery of **Rs. 3,47,92,979.32 /-** (**Rupees Three Crores forty seven lakhs ninety two thousand nine hundred seventy nine and Paise thirty two Only**) as on **31.05.2026** (Unapplied Interest and bank charges applicable further till the date of realization) due to the secured creditor from **M/s Rainbow Traders and Developers ,11-5-389, Red Hills, HYDERABAD – 500004, Mr Mohammad Tajamul S/o Mohammad Anwar Prop : M/s Rainbow Traders and Developers H NO.5-7-541Near Yousufian Dargah, Nampally ,Hyderabad – 500001 and Mrs Nasreenunnisa Sana W/o Mohammad Anwar Guarantor : M/s Rainbow Traders and Developers H NO.5-7-541 Near Yousufian Dargah, Nampally ,Hyderabad - 500001 (Names of Borrowers/ Co obligants/ Guarantor (s)).**

The Reserve Price will be **Rs. 8,53,41,000/- (Rupees Eight crores fifty-three lakhs forty one thousand Only)** and the earnest money deposit will be **Rs. 85,34,100/- (Rupees Eighty five lakhs thirty four thousand one hundred Only).**

1	Name and Address of the Secured Creditor	Canara Bank ARM branch,Hyderabad 10-3-163 & 10-3-163/A,Plot no 85, Near Rail Nilayam,S.D Road,Secunderabad-500026
2	Name and Address of the Borrower & Guarantor	1. M/s Rainbow Traders and Developers 11-5-389, Red Hills, HYDERABAD – 500004 2. M/s Rainbow Traders and Developers D No.10-2-287/A/C, Shanti Nagar, Masab Tank,HYDERABAD- 500028

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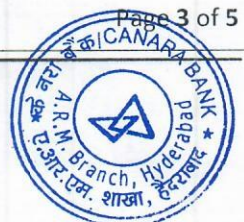
ASSET RECOVERY MANAGEMENT BRANCH HYDERABAD (DP CODE: 2752)
CIRCLE OFFICE, 10-3-163&10-3-163/A, PLOT NO. 85, BESIDE RAIL NILAYAM, S. D. ROAD – 500026
E-mail: cb2752@canarabank.com



		3. Mr Mohammad Tajamul S/o Mohammad Anwar Prop : M/s Rainbow Traders and Developers H NO.5-7-541 Near Yousufian Dargah, NAMPALLY HYDERABAD – 500001 4. Mrs Nasreenunnisa Sana W/o Mohammad Anwar Guarantor : M/s Rainbow Traders and Developers H NO.5-7-541 Near Yousufian Dargah, NAMPALLY HYDERABAD - 500001
3	Total liabilities	Rs. 3,47,92,979.32 /- (Rupees Three Crores forty seven lakhs ninety two thousand nine hundred seventy nine and Paise thirty two Only) as on 31.05.2026 (Unapplied Interest and bank charges applicable further till the date of realization)
4	e) Mode of Auction f) Details of Auction service provider g) Date & Time of Auction h) Place of Auction	E-Auction M/s PSB Alliance (eBkay) 30.06.2026 & 11:30 Hrs to 12:30 Hrs Online
5	Details of Property/ies(As per our mortgage deed)	All that the House bearing Municipal No 8-2-598/B/2, 8-2-598/B/3 (PTIN NO.1100839682, 1100839435) total admeasuring 481 sq yards or 402.11 sq meters, consisting of Ground and First Floor of Shaikpet village, situated at Road No.8, Banjara Hills, Hyderabad, Telangana bounded by North : Neighbours House South : H No.8-2-598/B/4 East : 30' Wide Road West : H No.8-2-585/3 Registration SRO, Banjara Hills, Hyderabad (Document 8162/2023) CERSAI ID: 400078876740
6	Reserve Price	Rs. 8,53,41,000/- (Rupees Eight crores fifty-three lakhs forty one thousand Only)
7	Earnest Money Deposit	Rs. 85,34,100/- (Rupees Eighty five lakhs thirty four thousand one hundred Only) to be deposited on or before 29.06.2026 ; 17:00 Hrs
8	The property can be inspected on any working day on or before Date & Time	24.06.2026;Between 10:00 Hrs to 17:00 Hrs
9	Details of encumbrance	No known encumbrances to the secured creditor
10	Detail of litigation	No known litigations to the secured creditor

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E-mail: cb2752@canarabank.com



To the best of the knowledge and information of the secured creditor, there are no known encumbrances to the secured creditor in respect of the secured asset/property proposed to be sold. However, intending bidders are advised to make their own independent enquiries regarding the title, encumbrances, statutory dues, arrears, claims, charges and liabilities, if any, in respect of the secured asset before submitting their bid.

The intending bidders are hereby informed that SA 144/2026 is pending before the Hon'ble DRT – 1, Hyderabad. The Sale/e-auction shall be conducted without prejudice to the rights and contentions of the secured creditor and shall remain subject to the outcome/final orders in the said Securitisation Application and any other orders passed by the competent Court/Tribunal.

11. Other terms and conditions:

- a. The property/ies will be sold in **As is where is", As is what is", and Whatever there is" "Without Recourse"** condition, including encumbrances if any mentioned in above table at S.No 9 & 10. For details of encumbrance and litigation, contact the undersigned authorised office before deposit of the Earnest Money Deposit (EMD) referred to in 11(s) below. After deposit of EMD, if bidder has participated in the auction, subsequent claim/request regarding cancelation of auction and refund of bid shall not be entertained.
- b. The property/ies will be sold above the Reserve Price.
- c. The property can be inspected on **24.06.2026** between **10:00 Hrs to 16:00 Hrs** by prior confirmation from authorised officer.
- d. Prospective bidders are advised to visit website **https://baanknet.com** and register yourself on the e-auction platform and further ensure having valid KYC documents like operative PAN Card & Aadhaar and Aadhaar linked with latest Mobile number and also register with Digi locker mandatorily. For bidding in the above e-auction from Baanknet.com portal (M/s PSB Alliance Pvt. Ltd), you may contact the helpdesk support of Baanknet (Contact details: 7046612345 / 6354910172 / 8291220220 / 9892219848 / 8160205051 Email:support.BAANKNET@psballiance.com)
- e. The intending bidders shall deposit **Earnest Money Deposit (EMD) of Rs. 85,34,100/- (Rupees Eighty five lakhs thirty four thousand one hundred Only)** being of 10% of the Reserve Price 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 **29.06.2026 ,17:00 Hrs.**
- f. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of **Rs. 1,00,000/- (Rupees One Lakh Only)** (Incremental amount/price) mentioned under the column "Increment Combo" (at least select 1). The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Even if there is only one bidder who has submitted EMD against particular property, the said bidder has to bid at least one increment above the Reserve Price in order to become successful H-1 bidder. The bidder who submits the highest bid on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued which shall be subject to approval by the Authorized Officer/Secured Creditor.
- g. The incremental amount/price during the time of each extension shall be **Rs. 1,00,000/- (Rupees One Lakh Only)** (incremental price) and time shall be extended to **5 minutes** when valid bid received in last minutes.
- h. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.
- i. The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on same day and or not later than next working day and the balance 75% amount of sale price to be deposited within 15 days from the date of confirmation of sale by the secured creditor. If the successful bidder fails to pay the sale price within the period stated above, 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.
- j. No additions/deletions/amendment of names of the bidders shall be permitted after acceptance of the bid. the name of the bidder(s) submitted at the time of registration shall only be considered for this purpose.
- k. The above mentioned balance sale price (other than EMD amount) should be remitted by the successful bidder through **RTGS/NEFT** to **Account No. 209272434 of Canara Bank, ARM Hyderabad Branch, IFSC Code CNRB0002752.**
- l. It is the responsibility of the successful bidder/purchaser to obtain NOC from the relevant authorities concerned authorities concerned as required for registry of the sale certificate including the payment of fee,taxes as applicable. All charges on account of obtaining necessary clearness including payment of fee,taxes as applicable. All charges on account of obtaining necessary clearance or

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E-mail: cb2752@canarabank.com



- approvals, charges (including but not limited to society charges, RWA, NOC charges, Electricity, water, maintenance charges, licence fee and any other charges required for transfer of the said property in favour of the successful bidder should be undertaken by the successful bidder at its own cost, effort and liabilities.
- m. All charges for conveyance, stamp duty and registration, GST etc., as applicable shall be borne by the successful bidder only.
- n. For sale proceeds above Rs. 50.00 Lakh (Rupees Fifty lakh), TDS shall be payable at the rate 1 % of the Sale amount, which shall be payable by the Successful buyer. Wherever the GST applicable, same shall be paid by the Successful buyer as per Government guidelines.
- o. To the best of knowledge and information of the Authorized Officer, there is no encumbrance or litigation on property affecting the security interest except if any mentioned in above table at S No 9 & 10. However, the intending bidders should make their own independent inquiries / due diligence regarding the encumbrances, and litigation on property put on auction mentioned at S No 5 above and claims / rights / dues affecting the said property, prior to submitting their bid. The e- Auction advertisement / sale does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues. No claim whatsoever nature will be entertained after submission of the online bid regarding secured asset put for sale.
- p. It shall be the responsibility of Bidder to make due diligence and physical verification of property and satisfy themselves about the property/ies specification before submitting the bid. No claim subsequent to submission of bid shall be entertained by the bank. The inspection of property put on auction will be permitted to interested bidders at site on **24.06.2026 from 10:00 Hrs to 17:00 Hrs** by prior confirmation from authorised officer.
- q. The particulars specified in the e-auction published in the newspaper have been stated to the best of the information of the authorised officer.
- r. At any stage of auction the authorised officer reserves his/her right to revoke the auction notice for sale without prior notice, at his / her discretion and the authorised officer may accept / reject / modify / cancel the bid / offer or postpone the auction without assigning any reason thereof and without any prior notice.
- s. For further details **Mr V Sandeep Kumar** (Name of Nodal Officer & its team ARM Branch, Hyderabad Ph. No: 040-27725283/260 may be contacted during office hours on any working day. The service provider **Baanknet (M/s PSB Alliance Pvt. Ltd)**, (Contact No. 7046612345 / 6354910172 / 8291220220 / 9892219848/8160205051. Email: support.BAANKNET@psballiance.com
- t. The present sale/e-auction shall be governed by this sale notice, which is issued afresh in supersession of the earlier Sale Notice dated 30-05-2026.

Place: Hyderabad
Date: 05.06.2026

कृते केनरा बैंक For **CANARA BANK**

प्रधिकृत अधिकारी, ए.आर.एम. शाखा, हैद (DP: 2752)
Authorised Officer, A.R.M. Br. Hyderabad-26
Authorised Officer
Canara Bank

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