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COVERING LETTER TO SALE NOTICE

Ref: RL&FPROGAYA/SARFAESI/ SALENOTICE/KIRAN & JAWALA/AUCTION-20.07.2026/2026-27
Date: 11-06-2026

To,
Sri Jawala Singh
S/O Ram Raj Singh URF RAM RAJYA SINGH
R/O KARMA ROAD, RAM RAJ NAGAR
DEVI MANDIR, DIST- AURANGABAD
BIHAR, 824101

CO-Borrower

Another Address:
C/O Hotel Ganesh Palace
Near- Ambika Public School
Karma Road, Dist- Aurangabad
Bihar, 824101

Another Address:
Vill- Jasoia, P.O + P.S- Aurangabad
Dist- Aurangabad,
Bihar, 824101

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, AURANGABAD MAIN (3135) 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 AURANGABAD MAIN (3135) 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.



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Yours faithfully,



Authorised Officer
Canara Bank



ENCLOSURE – SALE NOTICE

Copy To : CANARA BANK, AURANGABAD BRANCH
SMT. KIRAN DEVI W/O JWALA SINGH (Borrower/Mortgagor)
SRI JAWALA SINGH S/O RAM RAJYA SINGH (CO-Borrower)

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Internal



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Date: 11-06-2026

To,
Smt. Kiran devi
W/O Jawala Singh
R/O KARMA ROAD, RAM RAJ NAGAR
DEVI MANDIR, DIST- AURANGABAD
BIHAR, 824101

(Borrower /Mortgagor)

Another Address:
C/O Hotel Ganesh Palace
Near- Ambika Public School
Karma Road, Dist- Aurangabad
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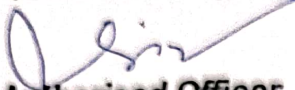
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Confidential

Yours faithfully,


Authorised Officer
Canara Bank



ENCLOSURE – SALE NOTICE

Copy To : CANARA BANK, AURANGABAD BRANCH
SRI JAWALA SINGH S/O RAM RAJYA SINGH (CO-Borrower)
SMT. KIRAN DEVI W/O JWALA SINGH (Borrower/Mortgagor)

CANARA BANK
(A GOVERNMENT OF INDIA UNDERTAKING)

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties under the Securitization 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/charged to the Secured Creditor, the Constructive possession of which has been taken by the Authorized Officer of **AURANGABAD MAIN (3135) Branch** of the Canara Bank., will be sold on "As is where is", "As is what is", and "Whatever there is" on **20-07-2026** for recovery of **Rs 30,26,785.15 (Rupees Thirty lakh twenty six thousand seven hundred eighty five and paisa fifteen only)** as on **09.03.2026** plus Interest & other cost there on till realisation due to borrower **SMT. KIRAN DEVI W/O JAWALA SINGH** and **SRI JAWALA SINGH S/O RAM RAJ SINGH URF RAM RAJYA SINGH** (Hereinafter referred to as "the Borrower /CoBorrower")

Mortgagor :- SMT. KIRAN DEVI W/O JAWALA SINGH

The reserve price will be **Rs.1,89,51,000/- (Rupees One crore eighty nine Lakh fifty one thousand only)**

The Earnest money deposit will be **Rs.18,95,100/- (Rupees eighteen lakh ninety five thousand one hundred only)**

The Earnest Money Deposit shall be deposited on or before **16.07.2026 at 4:00 PM.**

1	Name and Address of the Secured Creditor	Canara Bank, AURANGABAD MAIN (3135) Branch
2.	Name and Address of the Borrower & Guarantor	Borrower: Smt. Kiran devi W/O Jawala Singh R/O KARMA ROAD, RAM RAJ NAGAR DEVI MANDIR, DIST- AURANGABAD BIHAR, 824101 CO-Borrower: Sri Jawala Singh S/O Ram Raj Singh URF RAM RAJYA SINGH R/O KARMA ROAD, RAM RAJ NAGAR DEVI MANDIR, DIST- AURANGABAD BIHAR, 824101



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3.	Total liabilities as on 09.03.2026	Rs 30,26,785.15
4.	a) Mode of Auction b) Details of Auction service provider c) Date & Time of Auction d) Place of Auction	a) Online E-Auction b) M/S PSB Alliance Ltd , Website- https://baanknet.com/ . Helpdesk No- 8291220220 E-mail id : SUPPORT.BAANKNET@psballiance.com c) 20-07-2026 & Time 12:30 PM-1:30 PM, (With unlimited extension of 5 minutes duration each till the conclusion of the sale) d) : https://baanknet.com/
5.	Details of Property	Residential building situated at Khata No- 195, Plot No- 126, P.S- Aurangabad, Mauza- Baratpur under Municipal Corporation, Dist- Aurangabad, Bihar, Extent Of Area -7.25 Decimal Boundary: (As per deed) North: Plot No- 126 South: 12 ft Rasta East: Plot No 131 West: Nij Vendor CERSAI ASSET ID :200052541888 CERSAI SECURITY INTEREST ID: 400052546660
6.	Reserve Price	Rs.1,89,51,000/- (Rupees One crore eighty nine Lakh fifty one thousand only)
7.	Earnest Money Deposit	Rs.18,95,100/- (Rupees eighteen lakh ninety five thousand one hundred only)
8.	The property can be inspected Date & Time	15.07.2026 between 11.00 AM to 1.00 PM.

There are no known encumbrances on the above property as per knowledge of the bank.

9. Other Terms & Conditions:

a) The property/ies will be sold in AS is where is", As is what is", and Whatever there is" condition, including encumbrances if any. (There are no encumbrances to the knowledge of the Bank. For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD)



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referred to in 9(e) below).

- b) The property/ies will be sold at the Reserve Price.
- c) The property can be inspected on 15.07.2026 between 11.00 AM to 1.00 PM.
- 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 PAN Card & Adhaar and Adhaar linked with latest Mobile number and also register with digilocker 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 8291220220, Email: support.baanknet@psballiance.com).
- e) The intending bidders shall deposit Earnest Money Deposit (EMD) of Rs.18,95,100/- (Rupees eighteen lakh ninety five 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" Canara Bank, AURANGABAD MAIN (3135) Branch , A/c No : 209272434 IFSC Code: CNRB0003135 on or before 16.07.2026 till 4.00 pm.
- f) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 10000/- (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. 10000/- (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) The above mentioned balance sale price (other than EMD amount) should be remitted by the successful bidder through RTGS/NEFT to Account No.

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