



**ARM BRANCH MADURAI
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 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 properties mortgaged/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorized Officer of Madurai Grand Central Branch, Madurai of the Canara Bank, will be sold on "As is where is", "As is what is" and "Whatever there is" on **25/08/2026** for recovery of **Rs.57,46,287.26/-** (Rupees Fifty Seven Lakhs Forty Six Thousand Two Hundred Eighty Seven and Paise Twenty Six Only) as on **09/07/2026** with further interest from **10/07/2026** + cost due to the ARM Branch, Madurai of Canara Bank from **Mrs. Gayathri R, (Joint and First) and Mr. J Senthil Kumar (Joint and Other) .**

The reserve price will be **Rs.64,26,000/-** (Rupees Sixty-Four Lakhs Twenty-Six Thousand Only)

The earnest money deposit will be **Rs.6,42,600/-** (Rupees Six Lakhs Forty-Two Thousand Six Hundred Only)

The Earnest Money Deposit shall be deposited on or before **4.00 p.m. of 24/08/2026.**

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 03/08/2026

1.	Name and Address of the Secured Creditor	Canara Bank, Arm Branch, Madurai, 2nd Floor, Vellapandian Towers, 120 Ft. Mattuthavani Surveyor Colony Road, Mattuthavani, Madurai - 625007.
2.	Name and Address of the Borrower & Guarantor	1. Mrs. Gayathri R, (Joint and First) D/o Rajendran, L77 Karbaga Vinayagar Koil Opp, Ellis Nagar, Madurai - 625016 2. Mr. J Senthil Kumar (Joint and Other) S/o Jeyachandran, Flat No 109, Arunachalam Apartment, 1st Street, S S Colony, Madurai - 625016
3.	Total liabilities as on 09/07/2026	Rs.57,46,287.26/- (Fifty Seven Lakhs Forty Six Thousand Two Hundred Eighty Seven and Paise Twenty Six Only) as on 09/07/2026 with further interest from 10/07/2026 + cost there on.
4.	Mode of Auction :	E-Auction
a)	Details of Auction service provider :	M/s PSB Alliance (BAANKNET), Mobile : 8291220220 Email : support.BAANKNET@psballiance.com
b)	Date & Time of Auction	25/08/2026 & 12.00 p.m. to 1.00 p.m.
c)	Portal of E-Auction :	https://baanknet.com/



5.	Details of Property/ies	As per Schedule – A Mentioned below.
6.	Reserve Price	The reserve price will be Rs.64,26,000/- (Rupees Sixty Four Lakhs Twenty Six Thousand Only)
7.	Earnest Money Deposit	The earnest money deposit will be Rs.6,42,600/- (Rupees Six Lakhs Forty Two Thousand Six Hundred Only). The Earnest Money Deposit shall be deposited on or before 4.00 p.m. of 24/08/2026.
8.	The property can be inspected Date & Time	On or before 4.00 p.m. of 24/08/2026
9.	Detail of Encumbrance	No Encumbrance Known to the bank as on 03/06/2026
10.	Detail of litigation	No litigation known to the bank as on 03/06/2026

Details and full description of the immovable property(ies):

Property in the name of Mrs. Gayathri R:

Schedule - A

The property situated at Madurai District , Madurai South Registration District, Previous Arasaradi Sub Registry , at Present Madurai South Joint IV Sub Registration District, Madurai South Taluk, Ponmeni Village, R.S.No.20/2 measuring 1 acre 27 cents in which Southern side 63 ½ cents or 22164 Sq.Ft of land bounded by,

North by - Minor Narayanan 's land comprised in R.S.No.20/2 and others 30 Ft wide common pathway comprised in R.S.No.20/2

East By - Plots comprised in R.S.No.21/4 and 19

South By - Channel

West By - Property comprised in R.S.No.20/1A2A

Measuring East West on the Northern Side 101 Ft 6 inches and the Southern side 79 Ft 6 inches and North South on the western side 222'3" (15+39'3"+10'3"+8'3"+3'9"+75'+3'+64'9"+9'+2'3") on the Eastern side 200'9" (37'3"+135'9"+9"+27'), to an extent 22164Sq.ft of land.

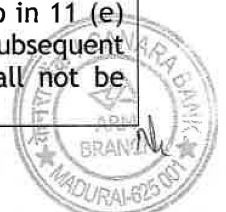
Schedule B

540 Sq.ft of undivided share of land out of the total extent of 22164Sq.ft house site described in "A" Schedule.

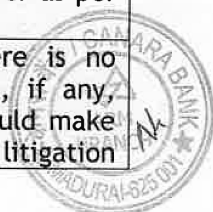
Schedule C

Flat/ Residential Apartment of the super buildup area of 1320 Sq.Ft super build up area bearing Flat No.311 in the Third floor in the building known as "Arunachalam Apartments" (Inclusive of proportionate share in common areas).At present this property comes under Madurai Corporation.

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 (e) below. After deposit of EMD, if bidder has participated in the auction, subsequent claim/request regarding cancelation of auction and refund of bid amount shall not be entertained.



b)	The property/ies will be sold above the Reserve Price
c)	The property can be inspected on or before 24/08/2026 between 10:00 am and 4:00pm
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 7046612345/6354910210/8291220220/9892219848/8160205051, Email: support.BAANKNET@psballiance.com)
e)	The intending bidders shall deposit Earnest Money Deposit (EMD) for Property will be Rs.6,42,600/- (Rupees Six Lakhs Forty Two Thousand Six Hundred Only), for being of 10% of the Reserve Price in E-Wallet of M/s PSB Alliance Private Limited (BAANKNET) portal directly (online) 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 24/08/2026 at 4:00 PM.
f)	Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 50,000/- (Fifty Thousand 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. 100,000/- (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 Branch Madurai, IFSC Code CNRB0006291.
l)	It is the responsibility of the successful bidder/purchaser to obtain the NOC from the relevant 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 clearances or approvals, charges (including but not limited to society charges, RWA, NOC charges, Electricity , water, maintenances charges, license 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 from sale amount. 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 notice 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 of 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 or before 24/08/2026 from 10:00 a.m. to 4:00 p.m.
q)	The particulars specified in the e-auction notice published in the newspaper have been stated to the best of the information of the Authorised Officer.
r)	At any stage of the 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 the Nodal Officer & its team Branch, Ph. No. Mobile 9489046509 may be contacted during office hours on any working day. The service provider BAANKNET (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910210/ 8291220220/9892219848/ 8160205051, Email: 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.	

Date : 03/08/2026

Place : Madurai

कृते केनरा बैंक / For CANARA BANK


 प्राधिकृत अधिकारी / Authorised Officer
 Canara Bank