

**CANARA BANK  
(A GOVERNMENT OF INDIA UNDERTAKING)**

**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) 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 Authorised Officer of Canara Bank, Bhilai GE Road Branch (Secured Creditor), will be sold on "As is where is", As is what is", and Whatever there is" on 13/11/2026, for recovery of **Rs. 12,83,029.39/- (Rupees Twelve Lacs Eighty-Three Thousand Twenty-Nine and Paise Thirty-Nine only)** as on 04.10.2026 plus future interest and charges due to the Secured Creditor from **Mr. Dilip Soni S/o Awadh Narayan Soni and Mrs. Sandhya Soni W/o Mr. Dilip Soni**. The reserve price will be **Rs.33,57,000/- (Rupees Thirty-Three Lacs Fifty-Seven Thousand Only)** and the earnest money deposit will be **Rs.3,35,700/- (Rupees Three Lac Thirty-Five Thousand Seven Hundred Only)**.

|   |                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|---|----------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1 | Name and Address of the Secured Creditor     | CANARA BANK, BHILAI G.E. ROAD BRANCH (DP CODE:17765), MAYURA PICTURES COMPLEX, BHILAI NAGAR, G.E. ROAD, TEHSIL-DURG, DISTRICT-DURG, CHHATTISGARH - 490023                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| 2 | Name and Address of the Borrower & Guarantor | <p>1. MR. DILIP SONI<br/>S/o. Awadh Narayan Soni<br/>At 153, Gandhi Chowk, ward no 32, Balaji Nagar, Zone-02, Sector-11, Khursipar, Bhilai, Durg, Chhattisgarh- 490011</p> <p align="center">&amp;</p> <p>New Khasra No. 3786/5 (old Khasra on. 3786/1)<br/>Mouza village- Kohka, PH No. 14/19, RNM-Durg-01, under Municipal Corporation Bhilai, Farid Nagar, Kohka ward No. 07, Tataline andar Bhaga, Tehsil &amp; district- Durg, Chhattisgarh. -490023</p> <p>2. MRS. SANDHYA SONI<br/>W/o. Mr. Dilip Soni<br/>At 153, Gandhi Chowk, ward no 32, Balaji Nagar, Zone-02, Sector-11, Khursipar, Bhilai, Durg, Chhattisgarh- 490011</p> <p align="center">&amp;</p> <p>New Khasra No. 3786/5 (old Khasra on. 3786/1)</p> |



|   |                                                                                                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|---|------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|   |                                                                                                                  | Mouza village- Kohka, PH No. 14/19,<br>RNM-Durg-01, under Municipal Corporation Bhilai,<br>Farid Nagar, Kohka ward No. 07, Tataline andar Bhaga,<br>Tehsil & district- Durg, Chhattisgarh. -490023                                                                                                                                                                                                                                                                                                                                                                                                                           |
| 3 | Total liabilities as on                                                                                          | Rs. 12,83,029.39/- (Rupees Twelve Lacs Eighty-Three Thousand Twenty-Nine and Paise Thirty-Nine only) as on 04.10.2026 plus future interest and charges due to the Bhilai G.E. Road Branch of Canara Bank                                                                                                                                                                                                                                                                                                                                                                                                                     |
| 4 | a) Mode of Auction<br>b) Details of Auction service provider<br>c) Date & Time of Auction<br>d) Place of Auction | E-Auction<br>M/s PSB Alliance Pvt. Ltd (BAANKNET)<br>13.11.2026 Time: 12.30 pm to 2.30 pm<br>Online                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| 5 | Details of Property/ies                                                                                          | All piece and parcel of Residential Land and Building having new Khasra No. 3786/5 (old Khasra on. 3786/1) Mouza village-Kohka, PH No. 14/19, RNM-Durg-01, under Municipal Corporation Bhilai, Farid Nagar, Kohka ward No. 07, Tataline andar Bhaga, Tehsil & district- Durg, Chhattisgarh.<br><br><u>Title Holder:</u> Mrs. Sandhya Soni W/o. Mr. Dilip Soni and Mr. Dilip Soni S/o. Awadh Narayan Soni.<br><br><u>Area</u> - 1240 Sq. Ft. / 115.24 Sq. Mts.<br><br><u>Boundaries:</u><br>North: House of Gulab<br>South: Donor's remaining Land<br>East: Road<br>West: Other's House<br><br><u>CERSAI ID:</u> 400071647899 |
| 6 | Reserve Price                                                                                                    | Rs.33,57,000/- (Rupees Thirty-Three Lacs Fifty-Seven Thousand Only)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| 7 | Earnest Money Deposit                                                                                            | Rs.3,35,700/- (Rupees Three Lac Thirty-Five Thousand Seven Hundred Only)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| 8 | The property can be inspected Date & Time                                                                        | 11-11-2026 between 12:00 PM to 3:00 PM                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |

**9. Other terms and conditions:-**

- 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) referred to in 9(e) below).
- The property/ies will be sold above the Reserve Price.
- The property can be inspected on 11-11-2026 between 12:00 PM and 03:00 PM.



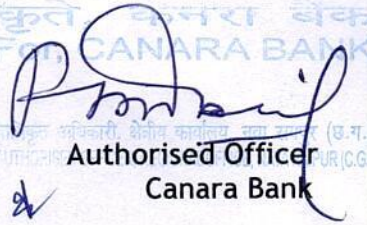
- d. Prospective bidders are advised to visit website <https://baanknet.com/> and register yourself on the e-auction platform and further ensure having valid KYC documents like PAN Card & aadhaar and aadhaar linked with latest Mobile number and also register with digilocker mandatorily. For bidding in 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. 3,35,700/- (Rupees Three Lac Thirty-Five Thousand Seven 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 12/11/2026 at 5:00 PM.
- f. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 10,000/- (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. 10,000/- (incremental price) and time shall be extended to five (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. 209272434 of Canara Bank, Bhilai G.E. Road Branch, IFSC Code CNRB0017765 (Branch IFSC Code).
- k. All charges for conveyance, stamp duty and registration, GST etc., as applicable shall be borne by the successful bidder only.
- l. 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 separately by the Successful buyer. Wherever the GST applicable, same shall be paid by the Successful buyer as per Government guidelines.
- m. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on property affecting the security interest. However, the intending bidders should make their own independent inquiries/ due diligence regarding the encumbrances, title of property put on auction and claims / rights / dues affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.



- n. 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 **11-11-2026 from 12:00 P.M. to 03:00 P.M.**
- o. Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.
- p. For further details **Mr. Ramakant Ahirwar** (Nodal officer) (Mobile 91-7880115070, 91-7880109253, 91-9755423600) 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](mailto:support.baanknet@psballiance.com)).

Place : RAIPUR  
Date : 05-10-2026



कुल कनारा बँक  
FOR CANARA BANK  
  
Authorised Officer  
Canara Bank