

SPECIALIZED ASSET RECOVERY MANAGEMENT BRANCH, THIRUVANANTHAPURAM

Ref: ARM SN KISHORE 04 2026-27

Date: 13.10.2026

To

BORROWER / GUARANTOR / MORTGAGOR

Mr. Kishore A, S/o Arjunan
Anjali, Kannamcode
Vettikkavala, Pin 691538

Mrs. Rani Kishore, W/o Mr. Kishore A
Anjali, Kannamcode
Vettikkavala, Pin 691538

Sir / Madam,

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, the Authorised Officer, Canara Bank, Specialized Asset Recovery Management Branch, Thiruvananthapuram had taken possession of the assets described in the Sale Notice annexed hereto in terms of Section 13(4) of the subject Act in connection with the outstanding dues payable by you to us, and also placed the assets for auction on earlier occasions. The undersigned is once again placing the assets for sale through e-auction, more fully described in the Sale Notice.

Hence, in terms of the provisions of the subject Act and the Rules made thereunder, I am herewith sending the Sale Notice (e-auction notice) containing the 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.

Yours faithfully,

**AUTHORISED OFFICER,
CANARA BANK**

**Authorised Officer
CANARA BANK**

Encl: Sale Notice



Authorised Officer
CASA BANK



(Auction Sale Notice for Immovable Properties)

(A GOVERNMENT OF INDIA UNDERTAKING)

Specialized Asset Recovery Management Branch, Thiruvananthapuram

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 RULES 8(6) & 9 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 symbolic / constructive possession of which has been taken by the Authorised Officer of Specialized Asset Recovery Management Branch, Thiruvananthapuram of Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **31.10.2026** for recovery of **Rs. 43,70,26,985.60 (Rupees Forty Three Crore Seventy Lakh Twenty Six Thousand Nine Hundred and Eighty Five and Paise Sixty only)** as on **30.09.2026** plus further interest and costs due to the Specialized Asset Recovery Management Branch, Thiruvananthapuram of Canara Bank from Mr. Kishore A, S/o Arjunan, Anjali, Kannamcode, Vettikkavala, Pin 691538 and Mrs. Rani Kishore, W/o Mr. Kishore A, Anjali, Kannamcode, Vettikkavala, Pin 691538.

The reserve price and earnest money deposit (EMD) for each property are as follows:

Property 1 (23.60 Ares): Reserve Price Rs. 72,00,000/-, EMD Rs. 7,20,000/-.

Property 2 (22.00 Ares): Reserve Price Rs. 1,30,00,000/-, EMD Rs. 13,00,000/-.

1	Name and Address of the Secured Creditor	Canara Bank, Specialized Asset Recovery Management Branch, Thiruvananthapuram, Third Floor, Canara Bank Circle Office Building, TC 26/173(1), MG Road, Spencer Junction, Trivandrum – 695 001 (Ph. No. 0471 – 2324797, 9037756600)
2	Name and Address of the Borrowers & Guarantors	Mr. Kishore A, S/o Arjunan Anjali, Kannamcode Vettikkavala, Pin 691538 Mrs. Rani Kishore, W/o Mr. Kishore A Anjali, Kannamcode Vettikkavala, Pin 691538
3	Total contractual liabilities as on 30.09.2026	Rs. 43,70,26,985.60 (Rupees Forty Three Crore Seventy Lakh Twenty Six Thousand Nine Hundred and Eighty Five and Paise Sixty only) plus further interest along with suit expenses and other legal charges
4	a) Mode of Auction b) Details of Auction service provider c) Date & Time of Auction d) Place of Auction	Online Auction (E-Auction) M/s PSB Alliance (BAANKNET), Help Desk Number: 8291220220, support.baanknet@psballiance.com 31.10.2026 between 10.30 A.M. and 11.30 A.M. (With unlimited extension of 5 minutes duration each till the sale is concluded) Online portal: https://baanknet.com/
5	Details of Property/ies	Property 1 – 23.60 Ares All that part and parcel of immovable property comprising of 23.60 Ares (58.30 Cents) of land in Re Sy No. 237/2/2 and 237/2/1, Block No. 22 in Kottarakkara

സ്പെഷ്യാലൈസ് അസ്റ്റ് റിക്വെറിംഗ്
മാനേജ്മെന്റ് ബ്രാഞ്ച്,
തിരുവനന്തപുരം
കാനറാ ബാങ്ക് സർക്കിൾ ഓഫീസ്
ബിൽഡിംഗ് മൂന്നാം നില
ടിസി 26/173(1), എം ജി റോഡ്,
സ്പെൻസർ ജംക്ഷൻ,
തിരുവനന്തപുരം 695001

विशेषीकृत आसि वसुली प्रबंधन शाखा
तिरुवनंतपुरम
तृतीय तल, केनरा बैंक अंचल कार्यालय बिल्डिंग
स्पेनसर जंक्शन, एम जी रोड, तिरुवनंतपुरम
695001

Specialized Asset Recovery Management
Branch, Trivandrum
Third Floor, Canara Bank Circle Office
Building, TC 26/173(1), MG Road, Spencer
Junction, Trivandrum 695001

Ph: 0471 2324797
Mob: 9037756600
cb7909@canarabank.com
Web: www.canarabank.bank.in



		Village and all improvements thereon, situated in Kottarakkara Taluk, Kollam District, covered by Document Nos. 1553/2006, 1552/2006 and 2819/2012 of SRO Kottarakkara, owned by Mr. Kishore A. Boundaries: East: Panchayath Road; South: Property of Punthala; West: Property of Vazhappallil; North: Property of Punthala. Reserve Price: Rs. 72,00,000/- (Rupees Seventy Two Lakh Only) EMD: Rs. 7,20,000/- (Rupees Seven Lakh Twenty Thousand Only) (being 10% of the Reserve Price) Property 2 – 22.00 Ares All that part and parcel of immovable property comprising of 22.00 Ares (54.36 Cents) of land in Re Sy No. 63/8, Block No. 33 in Anchal Village and all improvements thereon, situated in Punalur Taluk (formerly Pathanapuram Taluk), Kollam District, covered by Document Nos. 1163/1989, 807/1997 and 1168/2006 of SRO Anchal, owned by Mrs. Rani Kishore. Boundaries: East: Road; South: Property of Daniel; West: Property of Joseph; North: Property of Padmakshi. Reserve Price: Rs. 1,30,00,000/- (Rupees One Crore Thirty Lakh Only) EMD: Rs. 13,00,000/- (Rupees Thirteen Lakh Only) (being 10% of the Reserve Price)
6	Reserve Price	Property 1 (23.60 Ares): Rs. 72,00,000/- (Rupees Seventy Two Lakh Only) Property 2 (22.00 Ares): Rs. 1,30,00,000/- (Rupees One Crore Thirty Lakh Only) (Only bids with minimum one incremental offer above the reserve price will be accepted)
7	Earnest Money Deposit	Property 1 (23.60 Ares): Rs. 7,20,000/- (Rupees Seven Lakh Twenty Thousand Only) Property 2 (22.00 Ares): Rs. 13,00,000/- (Rupees Thirteen Lakh Only) (Each EMD is 10% of the respective Reserve Price, payable on or before 30.10.2026, 5.00 PM)
8	The property can be inspected – Date & Time	On 30.10.2026 between 10.00 AM and 5.00 PM, with prior appointment of the Authorised Officer

10. Other terms and 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. Bidders are advised to satisfy themselves as to the identity, extent and boundaries of the property by independent verification before submitting their bid. For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD) referred to in clause (e) below. After deposit of EMD, if the bidder has participated in the auction, subsequent claim/request regarding cancellation 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 with prior appointment of the Authorised Officer, on 30.10.2026 between 10.00 AM to 5.00 PM.
d.	Prospective bidders are advised to visit website https://baanknet.com/ and register themselves on the e-auction platform and further ensure having valid KYC documents like PAN Card & Aadhaar, Aadhaar linked with latest

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തിരുവനന്തപുരം
കനറാ ബാങ്ക് സർക്കിൾ ഓഫീസ്
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ഇ.സി. 26/173(1), എം ജി റോഡ്,
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	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 7046612345 / 6354910172 / 8291220220 / 9892219848 / 8160205051, Email: support.BAANKNET@psballiance.com).
e.	The intending bidders shall deposit Earnest Money Deposit (EMD), being 10% of the Reserve Price of the respective property (Property 1: Rs. 7,20,000/-; Property 2: Rs. 13,00,000/-), 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 30.10.2026, 5.00 PM.
f.	Auction would commence at the Reserve Price as mentioned above. Bidders shall improve their offers in multiples of Rs. 1,00,000/- (Rupees One Lakh Only) for each property. 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 a particular property, the said bidder has to bid at least one increment above the Reserve Price in order to become successful H-1 bidder. A communication to that effect will be issued which shall be subject to approval by the Authorised Officer / Secured Creditor.
g.	The incremental amount/price during the time of each extension shall be as above and time shall be extended by 5 (five) minutes when a valid bid is received in the 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 the same day and/or not later than the next working day, and the balance 75% amount of the sale price 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 the 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, Specialized Asset Recovery Management Branch, Thiruvananthapuram, IFSC: CNRB0007909.
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 only), TDS shall be payable at the rate of 1% of the sale amount under Section 194-IA, which shall be payable separately by the successful buyer, who shall submit the original TDS certificate receipt to the Bank. Wherever GST is applicable, the same shall be paid by the successful buyer as per Government guidelines.
m.	To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property affecting the security interest. However, the intending bidders should make their own independent inquiries / due diligence regarding the encumbrances, title of the 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 Authorised Officer / Secured Creditor shall not be responsible in any way for any third party claims / rights / dues.
n.	It shall be the responsibility of the bidder to make due diligence and physical verification of the 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 the property put on auction will be permitted to interested bidders at site on 30.10.2026 from 10.00 A.M. to 5.00 P.M.
o.	The Authorised Officer reserves the right to postpone / cancel or vary the terms and conditions of the auction without assigning any reason thereof.

- p. For further details, Canara Bank, Specialized Asset Recovery Management Branch, Thiruvananthapuram (Ph. No. 0471 – 2324797, 9037756600), e-mail id: cb7909@canarabank.com, 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. The detailed terms and conditions are also available in the link “E-Auction” provided in Canara Bank’s website (www.canarabank.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.

Place: Trivandrum
Date: 13.10.2026

Authorised Officer
Canara Bank

Authorised Officer
CANARA BANK

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