Debts Recovery Tribunal, Jaipur

Office of the Recovery Officer

Recovery Case No. 158/2020

UCO BANK Vs. SHRAWAN KUMAR KUMAWAT

Date: - 16.10.2026

Present: -

Ld. Counsel Smt. Santosh Sharma for Certificate Holder Bank.

None for Certificate Debtors.

The matter has been taken up for consideration of compliance with the directions issued earlier and for consideration of the request made by the CH Bank for re-auction of the mortgaged property of the Certificate Debtors.

CH Bank has filed an additional affidavit in response to the explanation called for, vide Diary No. 12030/2026 dated 15.10.2026. In the said affidavit, the CH Bank has tendered an unconditional apology for having inadvertently verified the Earnest Money Deposit (EMD) at the repeated request of the bidder, despite the bidder not being legally entitled to such verification. CH Bank has further prayed that the mortgaged property of the CDs be put to re-auction for the expeditious recovery of public money.

CH Bank and registry has confirmed that all the direction issued in the previous order has been duly compliance with.

CH Bank has also brought to the notice that the e-auction service provider, namely, **Baanknet**, has failed to comply with the directions issued by this forum despite clear and unequivocal communication dated 17.08.26. In view of such non-compliance, the CH Bank has requested that the proposed re-auction be conducted through an alternative e-auction service provider and that Baanknet

be not entrusted with the conduct of any further e-auction on behalf of the CH Bank.

Upon consideration of the record, As directed Baanknet.com, being the e-auction service provider to be adopted for conducting public e-auctions through the Debts Recovery Tribunals, to comply with the same ,It was directed to facilitate the e-auction in the present matter. However, despite clear and specific directions issued by this forum, the said service provider has failed to comply with the same. The failure is not confined to the present proceedings; similar non-compliance by the same service provider has also been noticed in other matters including Certificate Case No. 17/2025, pending before this forum.

Such persistent and unexplained non-compliance with the directions of this forum is a matter of serious concern. The conduct of the service provider has impeded the timely progress of recovery proceedings and has adversely affected the expeditious recovery of public money. The sanctity of judicial directions cannot be permitted to be undermined by the inaction or disregard of an agency entrusted with facilitating proceedings before this forum. It is further noted that, despite a specific direction calling for its response, no reply has been received from the said service provider again. The failure to respond has further aggravated the matter and reflects a lack of due regard for the directions issued.

In these circumstances, and having regard to the paramount consideration of expeditious recovery of public money, this forum finds merit in the request of the CH Bank for a change of e-auction service provider. Accordingly, the request is allowed.

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The Registry is directed to engage the e-auction service provider that was being utilised prior to the adoption of Baanknet, subject to applicable rules and procedural requirements, for conducting the proposed re-auction.

The prayer of the CH Bank for re-auction of the mortgaged property of the CDs is also allowed. Accordingly, the said property shall be put to re-auction in accordance with the schedule set out below.

SECHEDULE FOR Re-AUCTION:

Parameter	Details
Reserve Price	27.00 Lakh
Incremental Bid Amount	25,000/-(Twenty Five Thousands Only)
Earnest Money Deposit (EMD)	10% of the Reserve Price for Each Property
Court Notice Publication	27.10.2026 (By CH Bank)
Spot Notice Affixation	30.10.2026 (By CH Bank)
Date of Property Inspection	27.11.2026 (10:00 AM to 04:00 PM) (By The Nodal/Authorised officer of CH Bank)
Last Date for Submission of Documents & EMD	30.11.2026 (up to 03:00 PM)
Date & Time of Auction	**02.12.2026 (11:00 AM to 03:00 PM) (By the e-Service Provider)**

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DETAILS OF E-AUCTION SERVICE PROVIDER

Name	**C1 India Pvt. Ltd.**
Address	3rd Floor, Plot No. 68, Sector-44, Gurgaon, 122003 Haryana
Website	www.bankeauctions.com
Email	gujarat@c1india.com & support@bankeauctions.com
Contact Person	Mr. Bhavik Pandya – 8866682937
Help Line	+91-7291891124 / 25 / 26

It is further ordered that, save and except to the extent expressly modified by the present order, all other terms and conditions governing the public e-auction shall remain unchanged and shall continue to be governed by the order dated 18.07.2026.

The CH Bank is directed to publish the sale proclamation in accordance with the applicable statutory requirements and prescribed timelines, duly coordinate with the e-service provider, ensure timely transmission of the proclamation to e-service provider, and promptly bring any discrepancies to the notice of the undersigned, if any.

The CH Bank is further directed to ensure strict compliance, of all applicable statutory provisions, rules, regulations, procedural requirements and binding guidelines governing the conduct of the public e-auction.

Free Copy to CH Bank

List the matter on 05.12.26 for outcome of e-auction.

Recovery Officer-I