Auction id:-386024 Property ID : CNRB13420000011

केनरा बैंक Canara Bank
सिंडिकेट Syndicate

MEHBOOB NAGAR BRANCH-13420
D. No. 1-5-107/4/2, New Town Chowrastha, Mahaboobnagar, Telangana – 509 001.
Call +91 9885784550/8712691152 IFSC / RTGS / NEFT Code CNRB0013420
EMAIL ID: cb13420@canarabank.com

Ref: 13420/SALENOTICE/ALRIFAIFASHION/05112026 **Date : 05.11.2026**

To :

Borrower: M/s . AL RIFAI FASHION SHOP NO F 19 HNO:3-27,MUNICIPAL COMPLEX NEWTOWN, MEHBOOB NAGAR TELANGANA-509001	Smt. ATIYA SULTANA(proprietor) W/O MD MUBEEN AHMED QADRI HNO: 1 7 88 6 MONAPPAGUTTA,MAHABUBNAGAR TELANGANA-509001
Mortgagor: Smt B. Santoshamma W/o Sri. Mohd Iqbal Ali H.NO : 24-102, Fazal Banda, Badepally, Jadcheral Mandal, Mahboobnagar District, Telangana -509301	

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, Mahaboob nagar branch [13420] 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 Mahaboob nagar Branch [13420] of Canara Bank.

The undersigned proposes to sell the assets (through e-auction) more fully described in the Schedule of Sale Notice.

Hence, in terms of the provisions of the subject Act and Rules made thereunder, I am herewith sending the Sale Notice containing terms and conditions of the sale.

You are hereby given a last and final opportunity to discharge the liability in full as stated in the Sale Notice enclosed within 15 days from the date of this notice, and reclaim the assets which have been possessed by the bank, failing which the assets will be sold as per the terms and conditions set out in the enclosed Sale Notice.

This is without prejudice to any other rights available to the Bank under the subject Act/ or any other law in force.

Yours faithfully,

कृते केनरा बैंक For CANARA BANK

प्राधिकृत अधिकारी Authorized Officer

AUTHORISED OFFICER
CANARA BANK

प्राधिकृत अधिकारी AUTHORISED OFFICER
सरफेसी अधिनियम 2002
Securitisation
& Reconstruction
of Financial Assets
& Enforcement of
Security Interest
Act 2002

ENCLOSURE – SALE NOTICE

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केनरा बैंक Canara Bank
सिंडिकेट Syndicate

MEHBOOB NAGAR BRANCH-13420
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EMAIL ID: cb13420@canarabank.com

Ref: 13420/SALENOTICE/ALRIFAIFASHION/05112026 **Date : 05.11.2026**

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 property mortgaged/charged to the Secured Creditor, the constructive / physical possession of which has been taken by the Authorised Officer of Mahaboobnagar branch, of the Canara Bank, will be sold on **16.12.2026** "As is where is", "As is what is" and "Whatever there is" for recovery of **Rs.14,56,426.74/-(Rupees Fourteen Lakhs Fifty Six Thousand Four Hundred and Twenty Six and paisa Seventy Four only)** plus unapplied interest from 01.11.2026 and bank charges there on, due to the Mahaboobnagar Branch [13420] of Canara Bank from Borrower: M/s . AL RIFAI FASHION, SHOP NO F 19, H NO:3-27,MUNICIPAL COMPLEX NEWTOWN, MEHBOOB NAGAR TELANGANA-509001 and Smt. ATIYA SULTANA(proprietor) W/O MD MUBEEN AHMED QADRI HNO: 1 7 88 6 MONAPPAGUTTA, MAHABUBNAGAR, TELANGANA-509001 and Mortgagor cum Guarantor: Smt B. Santoshamma W/o Sri. Mohd Iqbal Ali, H.NO : 24-102, Fazal Banda, Badepally, Jadcheral Mandal, Mahboobnagar District, Telangana -509301.
The reserve price will be **Rs. 28,80,000/- (Rupees Twenty Eight Lakhs Eighty Thousand only)** and the earnest money deposit will be **Rs. 2,88,000/- (Rupees Two Lakhs Eighty Eight Thousand only).**
The Earnest Money Deposit shall be deposited on or before **15th December 2026 , 7 p.m.**

Details and full description of the immovable property with known encumbrances, if any.

All that Plot No 52, total admeasuring 200 Sq Yards, in Survey Nos, 288 situated at Badepally Village, Jadcherala mandal , MehboobNagar district, Sub Registrar Office, Jadcherla Telangana and bounded by (Jadcherla)

East: House on Plot No. 63
West: 40 Sq Feet Road
North: H NO 5-226/2/6 on Plot No 53
South: H NO 5-226/9/F on Plot No 51
Registration SRO Jadcherla (Document No. 19363/2019)
CERSAI ID: 400033591686

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (www.canarabank.com) or may contact **Chief Manager, Mahaboobnagar [13420]** of Canara Bank, Ph. No. **+9885784550/8712691152**) during office hours on any working day.

Date : 05.11.2026

प्राधिकृत अधिकारी AUTHORISED OFFICER
सरफेसी अधिनियम 2002
Securitisation
& Reconstruction
of Financial Assets
& Enforcement of
Security Interest
Act 2002
केनरा बैंक/CANARA BANK

Authorised Officer
कृते केनरा बैंक For CANARA BANK
प्राधिकृत अधिकारी/Authorized Officer
CANARA BANK

Place : Mahboobnagar

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केनरा बैंक Canara Bank
सिंडिकेट Syndicate

D. No. 1-5-107/4/2, New Town Chowrastha, Mahaboobnagar, Telangana – 509 001.
Call +91 **9885784550/8712691152** IFSC / RTGS / NEFT Code CNRB0013420
EMAIL ID: **cb13420@canarabank.com**

Ref: 13420/SALENOTICE/ALRIFAIFASHION/05112026 **Date : 05.11.2026**

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 05.11.2026

1. Name and Address of the Secured Creditor : Canara Bank, Mahaboobnagar (13420), D No.1-5-107/4/2, New Town Chowrastha, Mahaboobnagar, Telangana – 509 001

Name and Address of the Borrowers : Borrower: M/s . AL RIFAI FASHION, SHOP NO F 19, H NO:3-27,MUNICIPAL COMPLEX NEWTOWN, MEHBOOB NAGAR TELANGANA-509001 and Smt. ATIYA SULTANA(proprietor) W/O MD MUBEEN AHMED QADRI HNO: 1 7 88 6 MONAPPAGUTTA, MAHABUBNAGAR, TELANGANA-509001 and Mortgagor cum Guarantor: Smt B. Santoshamma W/o Sri. Mohd Iqbal Ali, H.NO : 24-102, Fazal Banda, Badepally, Jadcheral Mandal, Mahboobnagar District, Telangana -509301

3.Total Liabilities as on date : Rs.14,56,426.74/-(Rupees Fourteen Lakhs Fifty Six Thousand Four Hundred and Twenty Six and paisa Seventy Four only) plus unapplied interest from 01.11.2026 _and bank charges there on.

4. (a) Mode of Auction : Online Electronic Bidding.
   (b) Details of Auction service provider : M/S PSB Alliance (baanknet.com)
   Contact: 8291220220,Email: support.baanknet@psballiance.com
   Website: https://baanknet.com/
   (c) Date & Time of Auction :**16th December 2026 from 11.30 hrs. to 12.30 hrs.**
   (d) Place of Auction : Online.

5.Details of property:
All that Plot No 52, total admeasuring 200 Sq Yards, in Survey Nos, 288 situated at Badepally Village, (Jadcherla) Jadcherala mandal , MehboobNagar district, Sub Registrar Office, Jadcherla Telangana and bounded by

East: House on Plot No. 63
West: 40 Sq Feet Road
North: H NO 5-226/2/6 on Plot No 53
South: H NO 5-226/9/F on Plot No 51
Registration SRO Jadcherla (Document No. 19363/2019)
CERSAI ID: 400033591686

6.**Reserve Price : Rs. 28,80,000/- (Rupees Twenty Eight Lakhs Eighty Thousand only.**

7.**Earnest Money Deposit**: **Rs. Rs. 2,88,000/- (Rupees Two Lakhs Eighty Eight Thousand only.**

8.The property can be inspected with Prior Appointment with Authorized Officer, on **16/11/2026- 15/12/2026** between **11.00AM** and **3.00PM**.

9.Details of encumbrance: As per Latest EC Encumbrance is in favour of Canara Bank.

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कृते केनरा बैंक For CANARA BANK
प्राधिकृत अधिकारी Authorized Officer

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Call +91 9885784550/8712691152 IFSC / RTGS / NEFT Code CNRB0013420
EMAIL ID: cb13420@canarabank.com

Ref: 13420/SALENOTICE/ALRIFAIFASHION/05112026 **Date : 05.11.2026**

10.Details of litigation: NOT KNOWN

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 16.11.2026 - 15.12.2026 between 11.00 A.M and 3.00 P,M.

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 Contact No. 7046612345/6354910172/ 8291220220/9892219848/ 8160205051/Email:support.BAANKNET@psballiance.com.

e. The intending bidders shall deposit Earnest Money Deposit (EMD) of Rs. 2,88,000 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 15.12.2026 at 7.00 P.M.

f. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs.10,000.00 (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.10,000.00 (incremental price) and time shall be extended to 10 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

कृते केनरा बैंक For CANARA BANK

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प्राधिकृत अधिकारी/Authorized Officer

केनरा बैंक Canara Bank
सिंडिकेट Syndicate

D. No. 1-5-107/4/2, New Town Chowrastha, Mahaboobnagar, Telangana – 509 001.
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EMAIL ID: cb13420@canarabank.com

Ref: 13420/SALENOTICE/ALRIFAIFASHION/05112026 **Date : 05.11.2026**

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, Mahboob Nagar Branch, IFSC Code CNRB0013420.

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 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 on 16.11.2026 -15.12.2026 between 11.00 A.M and 3.00 P,M.

प्राधिकृत अधिकारी AUTHORISED OFFICER
प्रतिभूति हित प्रवर्तन एवं वित्तीय आस्तियों के पुनर्निर्माण एवं प्रतिभूति हित अधिनियम 2002
Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act 2002
केनरा बैंक/CANARA BANK

कृते केनरा बैंक For CANARA BANK

प्राधिकृत अधिकारी/Authorized Officer

केनरा बैंक Canara Bank
सिंडिकेट Syndicate

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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 ,Mr RANJIT NAIK N(Chief Manager) Ph. No. Mobile **919885784550** 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

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: Mehboobnagar

AUTHORISED OFFICER

कृते केनरा बैंक For CANARA BANK

प्राधिकृत अधिकारी/Authorized Officer

CANARA BANK

Date: 05.11.2026

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