

(A GOVERNMENT OF INDIA UNDERTAKING)
COVERING LETTER TO SALE NOTICE

Ref: M/s Sarojini Devi Aqua Beverages/Kovvuru/SN/Nov 2025

Date: 05-11-2025

To

Borrower: Ms Sarojini Devi Aqua Beverages, Prop: Mypala Sree Satya Krishna Chaithanya, D No 3-6-2006, Andhra Kesari Prakasam Road, Near RTC Complex, West Godavari 534350.

Proprietor: Mypala Sree Satya Krishna Chaithanya, S/o Mypala Suryanarayana, 5-1-9, Bapuji Nagar, Kovvur.

Guarantor: Mypala Suryanarayana, S/o Mypala Venkata Ratnam, 5-1-9, Bapuji Nagar, Kovvur.

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 **Kovvuru** Branch have taken Symbolic 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 **Kovvuru** Branch of Canara Bank.

The undersigned proposes to sell the assets 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.

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 / Authorised Officer
Authorised Officer,
Canara Bank, Kovvuru.

ENCLOSURE: SALE NOTICE



(A GOVERNMENT OF INDIA UNDERTAKING)

**(Auction Sale Notice for Sale of Immovable Properties)
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 possession of which has been taken by the Authorised Officer of **Kovvur** branch of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on **25-11-2025** for recovery of ((Rs. 39,80,369.33/- (Rupees Thirty Nine Lakhs Eighty Thousand Three Hundred Sixty Nine and Thirty Three paise Only) as on 04-11-2025) + interest and costs for the account 170003555680) and ((Rs. 1,14,233.81/- (Rupees One Lakh Eleven Thousand Two Hundred Thirty Three and Eighty One paise Only) as on 21-10-2025) + interest and costs for the account 6311766000001 and ((Rs. 22,32,907.36/- (Rupees Twenty Two Lakhs Thirty Two Thousand Nine Hundred Seven rupees and Thirty Six paise Only) as on 31-10-2025) + interest and costs for the account 125001182484 is due to the **Kovvur** branch of **Canara Bank** from borrower Ms Sarojini Devi Aqua Bevarages, Prop: Mypala Sree Satya Krishna Chaithanya, D No 3-6-2006, Andhra Kesari Prakasam Raod, Near RTC Complex, West Godavari 534350, **Proprietor:** Mypala Sree Satya Krishna Chaithanya, S/o Mypala Suryanarayana , 5-1-9, Bapuji Nagar, Kovvur, **Guarantor:** Mypala Suryanarayana , S/o Mypala Venkata Ratnam, 5-1-9, Bapuji Nagar, Kovvur.

The reserve price for Property will be Rs.4,21,10,000/- (Rupees Four Crores Twenty One Lakhs Ten Thousand Only). The earnest money deposit for Property will be Rs.42,11,000/- (Rupees Forty Two Lakhs Eleven Thousand Only). The Earnest Money Deposit shall be deposited on or before 12 PM, 25-11-2025.

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

Details of Property	Reserve Price	EMD Amount
ITEM 1: West Godavari District Kovvur Mandal, Kovvur Sub Registry, Kovvur Municipal area, in Kovvur town in 22nd ward, Northern side of Door No. 3-6-15/10 in RS No. 629/2 an extent of 1286 Sq Yds site as per sale deeds, the borrower sold some of the extent the remaining extent 576.33 Sq.Yds of vacant site along with ACC sheet roof building bounded on: East: 57.0 Ft Site and plant in below mentioned ITEM 2. South: 91.0 Ft Yaganti Veera Srinivas & Palampati Venkataratnam property. West: 57.0 Ft Municipal Raod. North: 91.0 Ft House & Site of Avula Krishna. ITEM 2: West Godavari District Kovvur Mandal, Kovvur Sub Registry, Kovvur Municipal area, in Kovvur town in 22nd ward Door No. 3-6-15/10 in RS No. 648/2E1 an extent of 760.44 Sq Yds site together with ACC sheet roof building (commercial belt) bearing Door No.3-6-6 and assessment No.1076003257 bounded on: East: 58.0 Ft Municipal Raod. South: 118.0 Ft Kallepalli Peddabbai's house. West: 58.0 Ft Site and Plant in above mentioned ITEM 1. North: 118.0 Ft Pothula Padmavathi's house. Out of the above said property an extent of 13 sq.yards of site on the eastern side was gifted to the Kovvur Municipality under registered Settlement deed dt.8-3-2021 under dee no.1374/2021 and those extents are to be excluded from total extent of 760.44 sq.yards so the extent available is 747.44 Sq yard only.	Rs.4,21,10,000/- (Rupees Four Crores Twenty One Lakhs Ten Thousand Only)	Rs.42,11,000/- (Rupees Forty Two Lakhs Eleven Thousand Thousand Only)

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 Manager, Kovvur Branch Canara Bank, Mobile No: 91-9440905128 during office hours on any working day.

Place: Kovvur
Date: 05-11-2025

Authorised Officer
Canara Bank


कृते केनरा बैंक / For Canara Bank
प्राधिकृत अधिकारी / Authorised Officer

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(Auction Sale Notice for Sale of Immovable Properties)

SALE NOTICE

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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 **Kovvuru** branch of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on **25-11-2025** for recovery of ((Rs. 39,80,369.33/- (Rupees Thirty Nine Lakhs Eighty Thousand Three Hundred Sixty Nine and Thirty Three paise Only) as on 04-11-2025) + interest and costs for the account 170003555680) and ((Rs. 1,11,233.81/- (Rupees One Lakh Eleven Thousand Two Hundred Thirty Three and Eighty One paise Only) as on 21-10-2025) + interest and costs for the account 6311766000001 and ((Rs. 22,32,907.36/- (Rupees Twenty Two Lakhs Thirty Two Thousand Nine Hundred Seven rupees and Thirty Six paise Only) as on 31-10-2025) + interest and costs for the account 125001182484 is due to the **Kovvuru** branch of **Canara Bank** from borrower Ms Sarojini Devi Aqua Bevarages, Prop; Mypala Sree Satya Krishna Chaithanya, D No 3-6-2006, Andhra Kesari Prakasam Raod, Near RTC Complex, West Godavari 534350. **Proprietor:** Mypala Sree Satya Krishna Chaithanya, S/o Mypala Suryanarayana , 5-1-9, Bapuji Nagar, Kovvur, **Guarantor:** Mypala Suryanarayana , S/o Mypala Venkata Ratnam, 5-1-9, Bapuji Nagar, Kovvur.

The reserve price for Property will be Rs.1,21,10,000/- (Rupees Four Crores Twenty One Lakhs Ten Thousand Only).
The earnest money deposit for Property will be Rs.42,11,000/- (Rupees Forty Two Lakhs Eleven Thousand Only).
The Earnest Money Deposit shall be deposited on or before 12 PM, 25-11-2025.

1. Name and Address of the Secured Creditor	CANARA BANK, Kovvuru BRANCH
2. Name and Address of the Borrower and Guarantor	Borrower Ms Sarojini Devi Aqua Bevarages, Prop; Mypala Sree Satya Krishna Chaithanya, D No 3-6-2006, Andhra Kesari Prakasam Raod, Near RTC Complex, West Godavari 534350. Proprietor: Mypala Sree Satya Krishna Chaithanya, S/o Mypala Suryanarayana , 5-1-9, Bapuji Nagar, Kovvur, Guarantor: Mypala Suryanarayana , S/o Mypala Venkata Ratnam, 5-1-9, Bapuji Nagar, Kovvur.
3. Total liabilities	((Rs. 39,80,369.33/- (Rupees Thirty Nine Lakhs Eighty Thousand Three Hundred Sixty Nine and Thirty Three paise Only) as on 04-11-2025) + interest and costs for the account 170003555680) and ((Rs. 1,11,233.81/- (Rupees One Lakh Eleven Thousand Two Hundred Thirty Three and Eighty One paise Only) as on 21-10-2025) + interest and costs for the account 6311766000001 and ((Rs. 22,32,907.36/- (Rupees Twenty Two Lakhs Thirty Two Thousand Nine Hundred Seven rupees and Thirty Six paise Only) as on 31-10-2025) + interest and costs for the account 125001182484
4 (a) Mode of Auction (b) Details of Auction Service Provider. (c) Date and Time of Auction (d) Portal of Auction	E-Auction M/s PSB Alliance Pvt Ltd (BAANKNET) Date: 25-11-2025; Time 02:00 PM -04:00 PM. (With unlimited extension of 5 minutes duration each till the conclusion of the sale) Online Auction in www.baanknet.com
5. Details of Property/ies:	ITEM 1: West Godavari District Kovvur Mandal, Kovvur Sub Registry, Kovvur Municipal area, in Kovvur town in 22nd ward, Northern side of Door No. 3-6-15/10 in RS No. 629/2 an extent of 1286 Sq Yds site as per sale deeds, the borrower sold some of the extent the remaining extent 576.33 Sq.Yds of vacant site along with AQC sheet roof building bounded on: East : 57.0 Ft Site and plant in below mentioned ITEM 2. South: 91.0 Ft Yaganti Veera Srinivas & Palempati Venkataratnam property. West: 57.0 Ft Municipal Raod.



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	North: 91.0 Ft House & Site of Avula Krishna. ITEM 2: West Godavari District Kovvur Mandal, Kovvur Sub Registry, Kovvur Municipal area, in Kovvur town in 22nd ward Door No. 3-6-15/10 in RS No. 648/2E1 an extent of 760.44 Sq Yds site together with ACC sheet roof building (commercial belt) bearing Door No.3-6-6 and assessment No.1076003257 bounded on: East : 58.0 Ft Municipal Road. South: 118.0 Ft Kallepalli Peddabhai's house. West: 58.0 Ft Site and Plant in above mentioned ITEM 1. North: 118.0 Ft Pothula Padmavathi's house. Out of the above said property an extent of 13 sq.yards of site on the eastern side was gifted to the Kovvur Municipality under registered Settlement deed dt.8-3-2021 under doc.no 1374/2021 and those extents are to be excluded from total extent of 760.44 sq.yards so the extent available is 747.44 yard only. Rs.4,21,10,000/- (Rupees Four Crores Twenty One Lakhs Ten Thousand Only).
6. Reserve Price:	Rs.4,21,10,000/- (Rupees Four Crores Twenty One Lakhs Ten Thousand Only).
7. Last date of Deposit of EMD Amount:	on or before 12:00 P.M., 25-11-2025
8. The property can be inspected Date and Time	The properties could be inspected from 06-11-2025 to 24-11-2025 during 10:00AM to 05:00 PM.

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 from 06-11-2025 to 24-11-2025 between 10:00 AM to 05:00 PM.
- 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 & addhaar and addhaar 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 sup
- The intending bidders shall deposit Earnest money deposit for Property will be Rs.42,11,000/- (Rupees Forty Two Lakhs Eleven Thousand 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" 209272434 on or before 25-11-2025 at 12:00 PM.
- Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 50,000/- (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



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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.50,000/- (incremental price) and time shall be extended to 5 minutes when valid bid received in last minutes.
- h. Sale shall be confirmed in favor 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 Authorized 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, Kovvuru Branch, IFSC Code CNRB0013623.
- 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 from 06-11-2025 to 24-11-2025 from 10 A.M. to 5 P.M.
- o. Authorized officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.

P. For further details contact: The Chief Manager, Canara Bank, Kovvuru Branch, Mobile No: 91-9440905128) e-mail id: cb13623@canarabank.com ; OR the service provider for Andhra Pradesh Region Company M/S PSB Alliance(Baanknet),Help Desk Number:8291220220 Email: support.baanknet@psballiance.com Website: <https://baanknet.in>



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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: Kovvuru
Date: 05-11-2025

कृते केनरा बैंक / For Canara Bank
प्राधिकृत अधिकारी / Authorised Officer
Canara Bank