

COVERING LETTER TO SALE NOTICE

REF: HLGL/SL/OCT/06/2025 -2026

Dated 10-10-2025

TO:

Sri. UVARAJA K
FLAT NO 418 4TH FLOOR
KANHAIYA APPARTMENT RESIDENCY JUDGES QRTS
AMARGOL NAVANAGAR
DHARWAD
KARNATAKA-580025

Smt. REKA D
FLAT NO 418 4TH FLOOR KANHAIYA APPARTMENT RESIDENCY
JUDGES QRTS
AMARGOL NAVANAGAR
DHARWAD
KARNATAKA-580025

Also at

Sri. UVARAJ K
3/460, Main Road, Near Busstand,
Annaikarai, Vinayagantheru
Thanjavur
Tamil Nadu - 612502

Smt. REKA D
Wife of Uvaraja K
3/460, Main Road, Near Busstand,
Annaikarai, Vinayagantheru
Thanjavur
Tamil Nadu - 612502

Dear Sir/Madam,

SUB: NOTICE ISSUED IN TERMS OF SEC.13 (4) OF THE SARFAESI ACT 2002, READ WITH RULE 8 (6)&(9) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002.

As you are aware, I on behalf of Canara Bank Hubballi Navanagar Branch 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 Hubballi Navanagar branch.

The undersigned proposes to sell the assets more fully described in the schedule of Sale Notice.

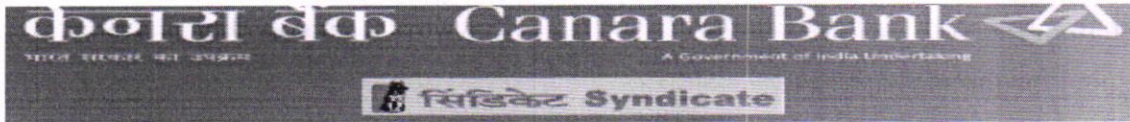
Hence, in terms of the provisions of the subject Act and Rules made there under, I am herewith sending the Sale Notice containing terms and conditions of the sale.

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

AUTHORIZED OFFICER

CANARA BANK
कनरा बंक
अधिकृत अधिकारी / Authorised Officer
क्षेत्रीय कार्यालय, हुबल्लि/R.O.HUBBALLI-29

Enclosure: - Sale Notice



E- AUCTION SALE NOTICE

AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES THROUGH E-AUCTION (ON LINE AUCTION) UNDER 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, guarantor/s and mortgagor/s that the immovable properties described herein, taken possession under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002, will be sold by inviting tenders on the following terms & conditions.

1.	Names and Address of the secured creditor	NAVANAGAR BRANCH, MIG 25, MARKET ROAD, NAVANAGAR, HUBBALLI - KARNATAKA 580029 Phone No. 9449867173 email id: cb3865@canarabank.com
2.	Names and Address of the Borrower	Sri. UVARAJA K FLAT NO 418 4TH FLOOR KANHAIYA APPARTMENT RESIDENCY JUDGES QRTS AMARGOL NAVANAGAR DHARWAD KARNATAKA-580025 Smt. REKA D FLAT NO 418 4TH FLOOR KANHAIYA APPARTMENT RESIDENCY JUDGES QRTS AMARGOL NAVANAGAR DHARWAD KARNATAKA-580025 Also at Sri. UVARAJ K 3/460, Main Road, Near Busstand, Annaikarai, Vinayagantheru Thanjavur Tamil Nadu - 612502 Smt. REKA D Wife of Uvaraja K 3/460, Main Road, Near Busstand, Annaikarai, Vinayagantheru Thanjavur Tamil Nadu - 612502
3.	Total liabilities as on 10.10.2025	Rs. 26,22,678/- (Twenty Six Lakhs Twenty Two Thousand Six Hundred Seventy Eight only) plus future interest and cost.
4.	Last Date & Time of receipt of online tender	30-10-2025 12.00 PM
5.	Address in which the online tender to be submitted	NAVANAGAR BRANCH, MIG 25, MARKET ROAD, NAVANAGAR, HUBBALLI - KARNATAKA 580029 Phone No. 9449867173 email id: cb3865@canarabank.com
6.	Date and time of e-auction (with unlimited extension of 5 minutes duration on each bid)	30-10-2025 12.00 PM to 2.00 PM
6a	Portal for E-auction	https://baanknet.com/

कृते केनरा बँक/For CANARA BANK

अधिकृत अधिकारी/Authorised Officer
क्षेत्रीय कार्यालय, हुबल्लि/R.O.HUBBALLI-29

6 b. DETAILS OF PROPERTY:

All the piece and parcel NA Plot bearing Plot no 1 comprised Block No 213 measuring 34 guntas 4.75 annas, situated at Amargol village, Hubballi, within the limits of HDMC, which is bounded as follows

East	Block/RS No 214
West	Block/RS No 212
North	Nala and RS no 218
South	Road

And Flat is bounded by :

All that piece and parcel of Residential Flat bearing no 418 having carpet area of about 88.596 sq Mtrs (953.637 Sq Ft) and super built up area of about 128.718 Sq Mtr (1385.513 Sq Ft), situated on Fourth Floor of Buliding "Kanhaiya Residency" with an undivided interest in the land to the extent of 1.49% (51.594 Sq Mtr), i.e 00 gunta 8.17 Annas which is constructed on the schedule (a) property. The Floors/Ceilings between the Flats jointly belong to the respective adjoining Flats owing purachasers in equal and share. The said flat bear its Municipal PID 22B/4061, of Municipal Ward no 22B, Hubballi.

East	Side Margin
West	Corridor and Flat No 417
North	Side Margin
South	Flat No 419

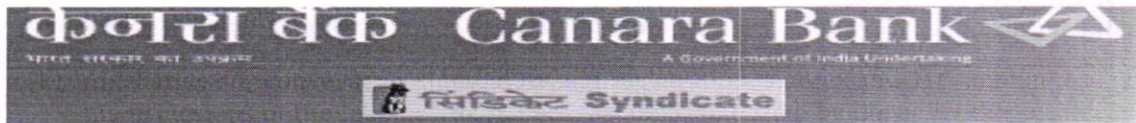
RESERVE PRICE OF THE PROPERTY: ₹ 37.68 Lacs

EMD : ₹ 3.76 Lacs

7. OTHER TERMS AND CONDITIONS:

The auction sale will be online e-auction-through the website <https://baanknet.com/>

- The property will be sold in "As is where is & as is what is" condition including encumbrances, if any.
- The properties can be inspected on or before 29-10-2025 between 3.00 PM to 5.00 PM with prior appointment.
- The properties will not be sold at or below the Reserve Price and the participating bidders may improve their offer further during auction process. Auction would commence at Reserve Price, but bidders shall improve their offers in multiples of Rs.10,000/- (Rupees Ten Thousand only)
- Intending bidders shall hold a valid digital signature certificate and e-mail address. For details with regard to digital signature please contact M/s.Baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/ 8291220220/9892219848/ 8160205051, Email:support.BAANKNET@psballiance.com/)
- Bidders are advised to go through the website <https://baanknet.com/> for detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction proceedings.
- Prospective bidders if required may avail online training on e-auction from M/s PSB Alliance <https://baanknet.com/>
- EMD amount of 10% of the Reserve Price is to be deposited in E-Wallet of M/s PSB Alliance Private Limited (<https://baanknet.com/>) 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

- h) A copy of the bid form along with the enclosure submitted online shall be forwarded to the Authorized Officer, Canara Bank, Navanagar Branch (in the address mentioned in clause No.1 above).
- i) Sale shall be confirmed in favor of the successful bidder, subject to confirmation of the same by the secured creditor.
- j) The successful bidder/s shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on declaring him/her as the successful bidder and the balance 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 parties shall be forfeited.
- k) All charges for conveyance, stamp duty and registration charges and TDS amount as per the provisions of the Income Tax Act etc., as applicable shall be borne by the successful bidder/s only.
- l) All taxes, revenue/dues to any local/statutory authority, if any, as applicable shall be borne by the successful bidder/s only.
- m) Authorized officer reserves the right to postpone/cancel or vary the terms and conditions of the tender without assigning any reason thereof.
- n) The intending bidder/s shall also attach a copy of the PAN Card issued by the income Tax department and his/her identity proof and the proof of residence such as copy of the AADHAR Card, Passport, Driving license, etc.

Contact person:

NAVANAGAR BRANCH, MIG 25, MARKET
ROAD, NAVANAGAR, HUBBALLI - KARNATAKA
580029
Phone No. 9449867173
email id: cb3865@canarabank.com

<https://baanknet.com/> (M/s PSB Alliance Pvt.
Ltd), (Contact No.
7046612345/6354910172/
8291220220/9892219848/ 8160205051,
Email: support.BAANKNET@psballiance.com

Date: 10-10-2025
Place: HUBBLI

कते केनरा बैंक/For CANARA BANK
अधिकृत अधिकारी/Authorised Officer
क्षेत्रीय कार्यालय, हुबल्लि/Regional Office, Hubballi
Authorized Officer