



CUB
TRUST AND EXCELLENCE
SINCE 1904

CITY UNION BANK LIMITED

Credit Recovery and Management Department
Administrative Office: No.24-B, Gandhi Nagar,
Kumbakonam - 612 001. E-Mail id: crmd@cityunionbank.in,
Phone: 0435-2432322, Fax: 0435-2431746

Size : 8 x 20 cm.

RE-TENDER-CUM-AUCTION SALE NOTICE UNDER SARFAESI ACT 2002

The following property/ies mortgaged to **City Union Bank Limited** will be sold in Re-Tender-cum Public Auction by the Authorised Officer of the Bank, under Rule 8 (6) & 9 of the Security Interest (Enforcement) Rules, 2002, under the SARFAESI Act, 2002, for recovery of a sum of **Rs.57,78,435/- (Rupees Fifty Seven Lakh Seventy Eight Thousand Four Hundred and Thirty Five only)** as on **15-04-2026** together with further interest to be charged from **16-04-2026** onwards and other expenses, any other dues to the Bank by the borrowers / guarantors **No.1) M/s. Garg Sales Corporation, No.515, Industrial Area B, Overlock Road, Miller Ganj, Ludhiana, Punjab - 141003. No.2) Mrs. Saroj Garg (Also Legal of Late Raj Kumar), W/o. Late Raj Kumar, No.197/2, Street No.5, New Kartar Nagar, Ward 45, Ludhiana, Punjab - 141003. No.3) Mr. Rajneesh Garg (Legal of Late Raj Kumar), S/o. Late Raj Kumar, No.197/2, Street No.5, New Kartar Nagar, Ward 45, Ludhiana, Punjab - 141003. No.4) Mr. Ritesh Garg (Legal of Late Raj Kumar), S/o. Late Raj Kumar, No.197/2, Street No.5, New Kartar Nagar, Ward 45, Ludhiana, Punjab - 141003.**

Immovable Property Mortgaged to our Bank

(Property Owned by Late Raj Kumar (Now Represented by

Mrs. Saroj Garg, Mr. Rajneesh Garg & Mr. Ritesh Garg as His Legal Heirs)

The Residential Building Constructed on Plot Measuring 80.00 Square Yards, Situated in New Kartar Nagar, Ludhiana and is Comprised of Khata No.1336/1822, Khasra No.41 as Entered in the Jamabandi for the Years 2000 - 2001 of Village Gill - I, Hadbast No.263, Tehsil and District Ludhiana. **Boundaries:** East : Yashpla : Upto 49 Feet 9 Inches, West : Jasbir Singh : Upto 49 Feet 9 Inches, North : Street 20 Feet Wide : Upto 14 Feet 6 Inches, South : Neighbour : Upto 14 Feet 6 Inches.

Reserve Price : Rs.54,00,000/-

(Rupees Fifty Four Lakh only)

RE-AUCTION DETAILS

Date of Re-Tender-cum-Auction Sale	Venue
11-05-2026	City Union Bank Limited, Ludhiana Branch, Nos.1204, 1205, Vishwakarma Puri, Beside Nilibar Exports, Kalsian Street, Main Gill Road, Miller Ganj, Ludhiana - 141003. Telephone No.0161-2540076. Cell Nos. 9316011425, 8925854672, 8925983650.

Terms and Conditions of Re-Tender-cum-Auction Sale :

(1) The intending bidders should be present in person for the auction and participate personally and give a declaration in writing to the effect that he/she is bidding for himself / herself. (2) The intending bidders may obtain the Tender Forms from **The Manager, City Union Bank Limited, Ludhiana Branch, Nos.1204, 1205, Vishwakarma Puri, Beside Nilibar Exports, Kalsian Street, Main Gill Road, Miller Ganj, Ludhiana - 141003.** (3) The intending bidders should submit their bids only in the Tender Form prescribed in sealed envelopes addressed to **The Authorised Officer, City Union Bank Ltd.,** together with a Pay Order / Demand Draft for an EMD of **10%** of the Reserve Price, drawn in favour of "**City Union Bank Ltd.,**" **on or before 12.00 Noon** on the date of Tender-cum-Auction Sale hereby notified. (4) For inspection of the property and other particulars, the intending purchaser may contact **Telephone No.0161-2540076. Cell Nos. 9316011425, 8925854672, 8925983650.** (5) The property/ies are sold on "As-is-where-is", "As-is-what-is" and "whatever-there is" basis. (6) The sealed tenders will be opened in the presence of the intending bidders at **01.00 p.m.** on the date of Tender-cum-Auction Sale hereby notified. Though in general the sale will be by way of closed tenders, the Authorised Officer may, at his sole discretion, conduct an Open Auction among the interested bidders who desire to quote a bid higher than the one received in the closed tender process, and in such an event, the sale shall be conferred on the person making highest bid. The sale, however, is subject to confirmation of City Union Bank Limited. (7) The successful bidder shall have to pay **25% (inclusive of EMD paid)** of the sale amount **immediately** on completion of sale and the balance amount of **75%** within **15 days** from the date of confirmation of sale, failing which the initial deposit of **25%** shall be forfeited. (8) The Sale Certificate will be issued by the Authorised Officer in favour of the successful purchaser only after receipt of the entire sale consideration within the time limit stipulated herein. (9) The successful purchaser shall bear the charges/fees payable for conveyance, such as stamp duty, registration fee etc., as applicable under law. (10) The successful bidder should pay the statutory dues (lawful house tax, electricity charges and other dues), TDS, GST if any, due to Government, Government Undertaking and local bodies. (11) The Authorised Officer shall have all the powers to accept or reject the bids or postpone or cancel the sale without assigning any reason whatsoever.

Place : Kumbakonam, Date : 16-04-2026

Authorised Officer

Regd. Office: 149, T.S.R. (Big) Street, Kumbakonam, Thanjavur District,
Tamil Nadu - 612 001, **CIN - L65110TN1904PLC001287,**

Telephone No.0435-2402322, Fax: 0435-2431746, Website: www.cityunionbank.com