

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

The following property/ies mortgaged to **City Union Bank Limited** will be sold in 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.16,66,886/- (Rupees Sixteen Lakh Sixty Six Thousand Eight Hundred and Eighty Six only)** as on **22-04-2025** together with further interest to be charged from **23-04-2025** onwards and other expenses, any other dues to the Bank by the borrowers / guarantors **No.1) M/s. Maatrachhaya Textile, No.445, Bhalelav Road, Rajendra Nagar, Pali, Rajasthan - 306401. Also at, M/s.Maatrachhaya Textile, No.170, Shakthi Nagar, Near Himmat Nagar, Pali - 306401. No.2) Mr. Rameshwar Sharma, S/o. Khim Raj Sharma, No.445, Bhalelav Road, Rajendra Nagar, Raiko ki Dhani, Pali, Rajasthan - 306401. No.3) Mrs. Indra Devi, W/o. Rameshwar Sharma, No.445, Bhalelav Road, Rajendra Nagar, Raiko ki Dhani, Pali, Rajasthan -306401. No.4) Mr. Khim Raj Sharma, S/o. Dhan Roop Sharma, No.445, Bhalelav Road, Rajendra Nagar, Raiko ki Dhani, Pali, Rajasthan - 306401. No.5) Mrs. Vimala Sharma (Legal heir of Late Goutham Sharma), W/o. Late Goutham Sharma, No.445, Bhalelav Road, Rajendra Nagar, Raiko ki Dhani, Pali, Rajasthan - 306401. No.6) Minor Nidhi (Legal heir of Late Goutham Sharma), D/o. Late Goutham Sharma, No.445, Bhalelav Road, Rajendra Nagar, Raiko ki Dhani, Pali, Rajasthan - 306401. No.7) Minor Mishty (Legal heir of Late Goutham Sharma), D/o. Late Goutham Sharma, No.445, Bhalelav Road, Rajendra Nagar, Raiko ki Dhani, Pali, Rajasthan - 306401.**

### Immovable Property Mortgaged to our Bank

#### (Property Owned by Mr. Khim Raj Sharma, S/o. Dhan Roop Sharma)

Immovable Residential Land & Building Situated at No.445 ,Property Bhalelav Road, Rajendra Nagar, Raiko ki Dhani, Situated at Pali, Rajasthan - 306401. Total Extent of : 50 feet x 22 feet = 1,100 Sq. ft. = 122 Sq. Yards (3 feet x 3 feet). Boundaries : In North : House of Moti Ram ji Choudhary, In South : Thala of Heera Lal ji, In East :Remaining Part of this Plot, In West : Bhalelav -Pali Road.

**Reserve Price : Rs.41,00,000/-**

**(Rupees Forty One Lakh only)**

#### AUCTION DETAILS

**Date of Tender-cum-Auction Sale**

**Venue**

**04-06-2025**

**City Union Bank Limited, Pali Branch,**  
Ground Floor, Part of Plot 3 to 4,  
Panch Mukha Pulia, NH - 65, Railway Station Road,  
Pali - 306401.  
Ph.Nos.02932-222006/222007, Cell No.9352034953.

#### Terms and Conditions of 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, Pali Branch, Ground Floor, Part of Plot 3 to 4, Panch Mukha Pulia, NH - 65, Railway Station Road, Pali - 306401.** (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 Nos.02932-222006/222007, Cell No.9352034953.** (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 : 25-04-2025**

**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