



# CITY UNION BANK LIMITED

Credit Recovery and Management Department

Administrative Office: No.24-B, Gandhi Nagar,

Kumbakonam - 612001. E-Mail id: crmd@cityunionbank.in,

Phone: 0435-2432322, Fax: 0435-2431746

**CUB**  
TRUST AND EXCELLENCE  
SINCE 1904

Size : 8 x 29 cm.

## 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 sum of **Rs.1,54,60,018/- (Rupees One Crore Fifty Four Lakh Sixty Thousand and Eighteen only)** as on **04-06-2024** together with further interest to be charged from **05-06-2024** onwards and other expenses, any other dues to the Bank by the borrowers / guarantors **No.1) M/s. Shree Manjunatha Engineering Works, Katha No.376, No.176/27, Behind Indira Hospital, Jigani Hobli Anekal Taluk, Bangalore - 560105. No.2) Mr. H.C. Krishnachari, S/o. Chikkadoddachari, No. 1265, Anekal Main Road, Pattalamma Layout, Opp. Vijaya Bank, Jigani, Bangalore - 560105. No.3) Mrs. Sowbhagya, W/o. H.C. Krishnachari, No.1265, Anekal Main Road, Pattalamma Layout, Opp. Vijaya Bank, Jigani, Bangalore - 560105. No.4) Mr. K. Arun Kumar, S/o. H.C. Krishnachari, No. 1265, Anekal Main Road, Pattalamma Layout, Opp. Vijaya Bank, Jigani, Bangalore - 560105. No.5) M/s. Sri Ankanatheswara Engineering Works, Nos. 26 & 27, Near Navodaya School, Behind Indira Nursing Home, Harapanahalli, Bangalore - 560105. No.6) Mr. V. Srinivasachari, S/o. Venkatramanachari, No.1264, Jigani, Anekal, Bangalore - 562106. No.7) Mrs. B. V. Shalini, W/o. K. Arun Kumar, No. 1265, Anekal Main Road, Pattalamma Layout, Opp. Vijaya Bank, Jigani, Bangalore - 560105.**

**Note :** That our **583-Bengaluru-Jigani Branch** has also extended Financial Assistance (SECURED OD WITHOUT DP : 512120020026795) dated **30-12-2019** requested by No.5 of you represented by No.4 of you as Proprietor for which Nos.2, 4, 7 of you stood as Co-obligants and No.2 of you stood as Guarantor for the facility for a total amount of **Rs.20,00,000/-** at a ROI of **11.50%**, and the outstanding balance as on **04-06-2024** is **Rs.20,23,523/-** plus further interest and penal interest of **2.00%** with monthly rests to be charged from **05-06-2024** till the date of realization.

### Immovable Properties Mortgaged to our Bank

#### Schedule - A : (Property Owned by Mr. H.C. Krishnachari, S/o. Chikkadoddachari)

All that piece and parcel of the Property bearing No.176/26, Janjar No.376, Situated at Harapanahalli Village, Jigani Hobli, Anekal Taluk, Bangalore District in Katha No. 150200100401805584. Measuring : East to West - 40 feet and North to South - 60 feet in all measuring 2,400 sq.ft. and bounded on : East by : Road, West by : Property bearing No.27, North by : Road, South by : Site No.25.

#### Schedule - B : (Property Owned by Mr. H.C. Krishnachari, S/o. Chikkadoddachari)

All that piece and parcel of the Property bearing No.176/27, Situated at Harapanahalli Village, Jigani Hobli, Anekal Taluk, Bangalore District in Katha No.150200100401805585. Measuring : East to West - 40 feet and North to South - 60 feet in all measuring 2,400 sq.ft. and bounded on : East by : Property bearing No.26, West by : Property bearing No.28, North by : Road, South by : Property bearing No.24.

**Reserve Price : Rs.2,25,00,000/-**

**(Rupees Two Crore Twenty Five Lakh only) (For chedule A & B)**

#### Schedule - C : (Property Owned by Mr. H.C. Krishnachari, S/o. Chikkadoddachari)

All that piece and parcel of Property bearing Site No. 34, Measuring : 40 x 60 and Site in all measuring 2,400 sq.ft., and Site No. 35, Measuring : 40 x 60 in all measuring 2,400 sq.ft., situated at Harapanahalli Village, Jigani Hobli, Anekal Taluk, Bangalore District in Katha No. 150200100401805592 and bounded on the : East by : Road, West by : Property bearing No.33, North by : Property bearing Nos.36 and 37, South by : 25 feet Road.

**Reserve Price : Rs.1,14,00,000/-**

**(Rupees One Crore Fourteen Lakh only)**

#### Schedule - D : (Property Owned by Mr. H.C. Krishnachari, S/o. Chikkadoddachari)

All that piece and parcel of the Property bearing Site No. 64, Property No. 508/64, Serial No. 1450, Property No.1450/508/64, Property E - Khatha No. 150200100700201473, entered in Form 11B, situated at Jigani Village, Jigani Hobli, Anekal Taluk, Bangalore District, duly converted for Non- Agricultural residential purpose, in Sy. No. 13, measuring 3 Acres 15 Guntas vide conversion Order No. ALN/SR(A)190/1988-B9 dated 07-08-1989, Conversion Certificate has also been issued by the Tahsildar Anekal Taluk, Now under the limits of Jigani Panchayath Measuring : East to West : 40 feet and North to South : 30 feet, Totally measuring 1,200 sq. feet of land and bounded by : East by : 20 feet Road, West by : Site No.69, North by : Site No.65, South by : Site No. 63. In the Midst the above said land with 30 squares RCC Roofing Building thereon consisting of 10 squares in Ground Floor, 10 squares in First Floor, 10 squares in Second Floor with vitrified and Granite Tiles Flooring.

**Reserve Price : Rs.89,00,000/-**

**(Rupees Eighty Nine Lakh only)**

### AUCTION DETAILS

Date of Tender-cum-Auction Sale	Venue
<b>19-07-2024</b>	<b>City Union Bank Limited, Bengaluru-Jigani Branch, Plot No.3A1, 2nd Phase, Jigani Industrial Area Taluk, Jigani, Bangalore - 560105. Cell No.9341055177.</b>

#### 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, Bengaluru-Jigani Branch, Plot No.3A1, 2nd Phase, Jigani Industrial Area Taluk, Jigani, Bangalore - 560105.** (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 **Cell No.9341055177.** (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 : 06-06-2024**

**Authorised Officer**

**Regd. Office:** 149, T.S.R. (Big) Street, Kumbakonam, Thanjavur District, Tamil Nadu - 612001, **CIN** - L65110TN1904PLC001287,

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