

THE TERMS AND CONDITIONS OF SALE:

Properties will be sold on ‘AS IS WHERE IS’, ‘AS IS WHAT IS’ AND ‘WHATEVER THERE IS’ Basis:

1	Name and address of the Borrower/ Mortgagor	<p>M/s Sri Sai Saptagiri Sponge Pvt. Ltd., Regd. Office: 2nd Floor, Anki Reddy Building, I Main, Ishwarya Colony, Opp: R.T.O. Office, Ballari- 583 104 (Karnataka) Works: No.83/A, Tumti Road, Belagal Village, Ballari-583104 (Karnataka), Also at: No.4C/2, I Floor, Sidharthnagar, Near Polo Paradise, Cantonment, Ballari-583 104 (Karnataka),</p>															
2	Name and address of the Guarantors/Mortgagors	<p>(1) Dr. (Sri) P. Ramakrishna Chowdary, S/o. Late Sri. P. Hanumanthappa, Director, (2) Smt. P. Sai Leela, W/o. Dr. (Sri) P. Ramakrishna Chowdary, Director, (3) Dr. (Sri) P. Anil Kumar, S/o. Dr. (Sri) P. Ramakrishna Chowdary, Director, All (1) to (3) are residing at: (a) No.6-650, Narpala Mandal, Ananthapuram-515 425, Ananthapuram District, A.P. (b) No.11/221, E-1, 1st Cross, Aravindanagara, Ananthapuram -515 001 A.P. (4) Smt. A. Savitha, W/o. Sri. A. Venkateswara Prasad, (5) Sri. A. Venkateswara Prasad, S/o. Late Dr. (Sri) A. Sriramulu, Both (4) & (5) are residing at: No.5, Corporation No.13-89/5, 29th Main, B T M 2nd Stage, 1st Phase, Bengaluru-560 076.</p>															
3	Name and address of Branch, the Secured Creditor	<p>State Bank of India, SAM Branch, 2nd Floor, Office Complex Building, SBI LHO Campus, No. 65, St. Mark’s Road, Bengaluru -560 001.</p>															
4	Description of the immovable secured assets to be sold.	<p><u>Property No.(1): [Owned & Hypothecated/Mortgaged by the Company]:</u> <u>[(A) Movable & (B) Immovable Assets]:</u> <u>Tender No: SBI/SAMB/EA/GW/CLO-V/2019-20/79:</u> <u>(A) Movable Assets:</u> Plant & Machineries and all fixed assets including furniture & fixtures and all other miscellaneous assets related to plant & machineries acquired by the company out of Bank finance charged to the Bank or otherwise held at its works at No.83/A, Tumti Road, Belagal Village, Ballari-583104 (Karnataka) or at any other place. <u>List of Plant & Machineries and all other assets:</u></p> <table border="1" data-bbox="566 1467 1444 2150"> <thead> <tr> <th data-bbox="566 1467 646 1534">Sl. No.</th> <th data-bbox="646 1467 1348 1534">Name of the Machine</th> <th data-bbox="1348 1467 1444 1534">Nos.</th> </tr> </thead> <tbody> <tr> <td data-bbox="566 1534 646 1713">1.</td> <td data-bbox="646 1534 1348 1713">Coal circuit comprising of covered coal storage yard, Ground Hopper, One no. jaw or impact Crusher, One no. Screen, conveyor system, fine coal injection coal feeder to kiln including coal bins and conveyors as well coal shed</td> <td data-bbox="1348 1534 1444 1713">1 set</td> </tr> <tr> <td data-bbox="566 1713 646 1780">2.</td> <td data-bbox="646 1713 1348 1780">Iron Ore Circuit comprising of Ground Hopper, Jaw Crusher, 1 No. Screen with Feeders for Kiln</td> <td data-bbox="1348 1713 1444 1780">1 set</td> </tr> <tr> <td data-bbox="566 1780 646 2116">3.</td> <td data-bbox="646 1780 1348 2116">Rotary Kiln set complete including necessary foundation comprising of Cone Inlet, Mid-piece, Tyre Outlet along with transfer Chute, Kiln slip ring, support Roller Assembly, Gear Rim for Kiln, Gear Rim for cooler, Cooler Shell Inlet & Outlet, Drive Frame for Kiln & Cooler, Pinion Shaft Assembly for Cooler, Thrust Roller arrangement for Kiln & Cooler and other accessories for complete Assembly of Rotary Kiln including essential accessories including After Burining Chamber with Refractory Bricks</td> <td data-bbox="1348 1780 1444 2116">1 set</td> </tr> <tr> <td data-bbox="566 2116 646 2150">4.</td> <td data-bbox="646 2116 1348 2150">Exhaust Chimney Fabricated from MS including</td> <td data-bbox="1348 2116 1444 2150">1 set</td> </tr> </tbody> </table>	Sl. No.	Name of the Machine	Nos.	1.	Coal circuit comprising of covered coal storage yard, Ground Hopper, One no. jaw or impact Crusher, One no. Screen, conveyor system, fine coal injection coal feeder to kiln including coal bins and conveyors as well coal shed	1 set	2.	Iron Ore Circuit comprising of Ground Hopper, Jaw Crusher, 1 No. Screen with Feeders for Kiln	1 set	3.	Rotary Kiln set complete including necessary foundation comprising of Cone Inlet, Mid-piece, Tyre Outlet along with transfer Chute, Kiln slip ring, support Roller Assembly, Gear Rim for Kiln, Gear Rim for cooler, Cooler Shell Inlet & Outlet, Drive Frame for Kiln & Cooler, Pinion Shaft Assembly for Cooler, Thrust Roller arrangement for Kiln & Cooler and other accessories for complete Assembly of Rotary Kiln including essential accessories including After Burining Chamber with Refractory Bricks	1 set	4.	Exhaust Chimney Fabricated from MS including	1 set
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	Refractory Insulations as well RCC foundation etc. Complete including Forced Draft Fans/ Cooler with necessary foundation	
5.	Ground level Water Cooling Tanks with necessary Pumps, essential pipelines etc. Complete	1 set
6.	Dust Collectors to Kiln as per the need including necessary Ducting with insulation from Dust Collector to Induced Draft Fan & Chimney	
7.	Cooler Discharge Conveyor system with Heat Resistant Belt to intermediate bin as well to transfer House	1 set
8.	Product House with Bunkers and necessary Inlet as well Outlet Conveyors to it including GL Storage Area Motor drives and Gear boxes	1 set
9.	60 Tonne capacity Weigh Bridge with Plat form and 1 no. ELGI Air Compressor and Air Tank as well Air Dryer	1 set
10.	1 no. Cummins Make 500 KVA Outdoor Type DG Unit with Sound Proof Enclosure	1 set
11.	Electrical Outdoor Transformer as well Indoor Electrical Distribution Switchgear System for the Plant (MCC) and Programme Logic Control (PLC) System for the Kiln operation, power as well Control cabling for entire Plant including necessary Structure for MCC & PLC	1 set
12.	All accessories and other miscellaneous and sundry items aligned to Plant and Machinery charged to the Bank and lying in the factory premises.	

Reserve Price: Rs.2.60 Crore

(B) Immovable Asset:

All that piece and parcel of Industrial converted land consists of three contiguous and conjoined parts of land in Sy. Nos.83 A/4(P), 83 A/2, 83 A/1 of Belagallu Village, Ballari Taluk & District, totally admeasuring 5 Acres 40 Cents details of which are as under:

(a) All the part & parcel of converted land in Sy. No.83 A/4(Part) of Belagallu Village, Ballari Taluk & District, measuring 1 Acre and 44 Cents standing in the name of the company, M/s Sri Sai Saptagiri Sponge Pvt. Ltd., vide Sale Deed dated 18.12.2009 and registered as document No.BLY-1-10453/2009-10 & CD No.BLYD112 dated 11.02.2010 at SRO, Ballari and bounded on: East by :Sy. No.83 B land, West by: Sy. No.82 land, North by: Remaining land in the same Sy. No. Belongs to the vendor, South by: Sy. No.83 A/1 land.

(b) All the part & parcel of converted land in Sy. Nos.83 A/2 and 83 A/1 of Belagallu Village, Ballari Taluk & District, totally measuring 3 Acres and 96 Cents, detailed as under:

SURVEY No.	(Acres – Cents)	Taram
83 A/2	01 - 96	00 – 73
83 A/1	02 - 00	00 – 74
TOTAL	03 - 96	

standing in the name of the company, M/s Sri Sai Saptagiri Sponge Pvt. Ltd., vide Sale Deed dated 18.11.2009 and registered as

document No.BLY-1-07441/2009-10 & CD No.BLYD107 dated 18.11.2009 and Rectification Deed dated 19.02.2010 document No.BLY-1-10730/2009-10 & CD No.BLYD112 dated 20.02.2010 at SRO, Ballari and bounded on: Boundary for both the lands together: East by: Sy. No.83 /B land, West by: Sy. No.82 land, North by: Sy. No.83 A/4 land, South by: Road & Sy. No.89 land.

Reserve Price: Rs.0.50 Crore

Combined Reserve Price: Rs.3.10 Crore EMD: Rs.31,00,000/-

[Both (A) and (B) together (movable & immovable assets) and will be sold as single lot. Separate Reserve Price is indicated for TDS and GST purposes]

Property No.(2):[Owned & Mortgaged by Dr.(Sri) P. Ramakrishna Chowdary]:

Tender No: SBI/SAMB/EA/GW/CLO-V/2019-20/80:

All that piece and parcel of Industrial converted land consists of three contiguous and conjoined parts of land in Sy. Nos.83 A/4(P), 83 A/3, and 76/3 of Belagallu Village, Ballari Taluk & District, totally admeasuring 5 Acres 59 Cents details of which are as under:

(a) All the part & parcel of converted land in Sy. No.83 A/4(Part) of Belagallu Village, Ballari Taluk & District, measuring 56 Cents (Taram- 00-21) standing in the name Sri P Ramakrishna Chowdary S/o. Late Sri P Hanumanthappa, vide Sale Deed dated 20.02.2010 and registered as document No.BLY-1-10728/2009-10 & CD No.BLYD112 dated 20.02.2010 at SRO, Ballari and bounded on: East by: Sy. No.83 /B land, West by: Sy. No.82 land, North by: Sy. No.83 A/3 land, South by: Remaining land in Sy. No.83 A/4.

(b) All the part & parcel of converted land in Sy. No.83 A/3 Full of Belagallu Village, Ballari Taluk & District, measuring 2 Acres (Taram- 00-74) standing in the name Sri P Ramakrishna Chowdary S/o. Late Sri P Hanumanthappa, vide Sale Deed dated 01.12.2009 and registered as document No.BLY-1-07861/2009-10 & CD No.BLYD108 dated 01.12.2009 and Rectification Deed dated 19.02.2010 & document No.BLY-1-10729/2009-10 & CD No.BLYD112 dated 20.02.2010 at SRO, Ballari and bounded on: East by: Sy. No.83 /B land, West by: Sy. No.82 land, North by: Sy. No.77 land, South by: Sy. No.83 A/4 land.

(c) All the part & parcel of converted land in Sy. No.76/3 (Full) of Belagallu Village, Ballari Taluk & District, measuring 3 Acres and 3 Cents (Taram- 01-12) standing in the name Sri P Ramakrishna Chowdary S/o. Late Sri P Hanumanthappa, vide Sale Deed dated 01.12.2009 and registered as document No.BLY-1-07862/2009-10 & CD No.BLYD108 dated 01.12.2009 at SRO, Ballari and bounded on: East by: Sy. No.77 land, West by: Janekunte Village Boundary, North by: Land belongs to Karekallu Basappa & Karekallu Neelamma, South by: Sy. No.77 land & Road.

Reserve Price: Rs.37.00 Lakh

EMD: Rs.3,70,000/-

Property No.(3):[Owned & Mortgaged by Smt. P. Saileela]:

Tender No: SBI/SAMB/EA/GW/CLO-V/2019-20/76:

All that piece and parcel of Site No.437, situated at Hosur Sarjapur Road, Sector IV, Bengaluru, measuring East to West 15.24 Mtrs. And North to South 24.39 Mtrs., in all measuring 371.70 Sq. Mtrs., together with all rights appurtenances whatsoever whether underneath or above the surface standing in the name of Smt. P Saileela W/o. Dr (Sri) P Ramakrishna Chowdary, vide Sale Deed dated 05.02.2004 and registered as Document No.BAS-1-22318/2003-04 & CD No.BASD9 dated 05.02.2004 and Rectification Deed dated 19.08.2010 and Document No.BMH-1-03722/2010-11 and CD No.BMHD433 dated 20.08.2010 at SRO, Bommanahalli, Bengaluru and bounded on: East by: Site No.436, West by: Site No.438, North by: Site No.423 and 424, South by: Road.

Reserve Price: Rs.5.25 Crore

EMD: Rs.52,50,000/-

Property No.(4):[Owned & Mortgaged by Smt. A. Savitha]:

Tender No: SBI/SAMB/EA/GW/CLO-V/2019-20/78:

FIRST SCHEDULE: All that premises bearing Municipal House No.4-1-1225, Boggulakunta, Hyderabad, A.P., under Town Survey No.3, Block-H, Ward No.196, bounded by Aziz Manzil on the North, by neighbour's house on the South, East by King Koti Road and neighbour's house on the West. The area of the land under the said house is 1,725 Square yards equivalent to 1,442.3243 square metres.

SECOND SCHEDULE: Residential Flat No.I-A on 2nd Floor having an area of about 1,144.20 Square feet under constructed according to sanction No.475/7, No.35/TP6/94 of the Hyderabad Municipal Corporation in along with also one car parking place admeasuring 200 Sq. ft. on the stilt floor and the proportionate individual and impartible share of 50 Sq. yrds. in the land, in premises bearing M.C.H No.4-1-1225 situated at Boggulakunta, Hyderabad, A.P., on which the building is constructed, as-is and where-is condition standing in the name of Mrs A Savitha D/o. Dr (Sri) P Ramakrishna Chowdary, vide Sale Deed dated 16.10.2003 and registered as document No.3349/2003 and Scanning No.1607-I-3349/2003 at SRO, Hyderabad and bounded as follows: East by: Partly open sky and partly Residential Flat No.II-A, West by: Open to sky, North by: Open to sky, South by: Residential Flat No-I.

Reserve Price: Rs.52.00 Lakh

EMD: Rs.5,20,000/-

Property No.(5):[Owned & Mortgaged by Smt. A. Savitha]:

Tender No: SBI/SAMB/EA/GW/CLO-V/2019-20/75:

All the piece and parcel of property bearing Site No.118, situated at Dollars Scheme, Bilekanahalli, B.T.M. Layout 2nd Stage, formed by Bangalore Development Authority, measuring East to West 12.19 (Twelve Point One Nine) metres and North to South 28.95 (Twenty Eight Point Nine Five) metres, in all measuring 352.90 (Three Hundred Fifty Two point Nine zero) square metres, standing in the name of Smt. A Savitha W/o. Sri A Venkateswara Prasad, vide Sale Deed dated 03.09.2004 and registered as Document No.JAY-1-03485/2004-05 and CD No.JAYD30 dated 03.09.2004 and bounded

		<p>on: East by: Site No. 119 (One Hundred Nineteen), West by: Site No. 117 (One Hundred Seventeen), North by: Road, South by: Private Property.</p> <p>Reserve Price: Rs.4.04 Crore EMD: Rs.40,40,000/-</p> <p><u>Property No.(6):[Owned & Mortgaged by Sri. A. Venkateswara Prasad]:</u> <u>Tender No: SBI/SAMB/EA/GW/CLO-V/2019-20/77:</u> All that piece and parcel of the property bearing premises No.13, in No.89/5, Corporation No.13-89/5, situated at Madivala Village, Madivala,(29th Main, BTM 2nd Stage, Bengaluru 560 076)) Bengaluru City Corporation Division No.58 of Bengaluru with all appurtenances either latent or patent attached to the property measuring East to West: 59 feet, and North to South: 39 feet and multistoried building thereon, standing in the name of Sri A Venkateswara Prasad S/o. Late Dr A S Sriramulu vide Sale Deed dated 29.01.1999 and registered as document No.2860/1998-99 dated 18.08.1999 at SRO, Jayanagara, Bengaluru and CD No.JNGRCD1 and bounded on: East by: Road, West by: Property No.6, North by: Property No.14, South by: Property No.12.</p> <p>Reserve Price: Rs.2.93 Crore EMD: Rs.29,30,000/-</p>
5	Details of the encumbrances known to the secured creditor.	Nil
6	The secured debt for recovery of which the property is to be sold	Rs.19,38,61,349/- (Rupees Nineteen Crore Thirty Eight Lakh Sixty One Thousand Three Hundred Forty Nine Only) as on 28.04.2019 and further interest from 29.04.2019 with incidental expenses, costs, charges etc.
7	Deposit of earnest money	EMD: Property No.(1): Rs.31,00,000/- Property No.(2): Rs.3,70,000/- Property No(3): Rs.52,50,000/- Property No(4): Rs.5,20,000/- Property No.(5): Rs.40,40,000/- Property No.(6): Rs.29,30,000/- being the 10% of Reserve price to be remitted by RTGS / NEFT to the Bank account or Demand Draft drawn in favour of 'SBI SAMB Customer's Account from any branch of any Nationalised or Scheduled Bank
8	Reserve price of the immovable secured assets: Bank account in which EMD to be remitted. Last Date and Time within which EMD to be remitted:	Property No.(1): Rs.3,10,00,000/- Property No.(2): Rs.37,00,000/- Property No.(3): Rs.5,25,00,000/- Property No.(4): Rs.52,00,000/- Property No.(5): Rs.4,04,00,000/- Property No.(6): Rs.2,93,00,000/- A/c No.: 10416343056, IFSC: SBIN0006861 Bank: State Bank of India, Overseas Branch Address: SBI Local Head Office Compound, No. 65, St. Mark's Road, Bengaluru -560001. Time: up to 4.00 p.m. Date: 17.06.2019 & 18.06.2019 Property No.(1): Rs.3,10,00,000/- Ballari & Bengaluru properties Property No.(2): Rs.37,00,000/- namely property No.(1), (2), (3), Property No.(3): Rs.5,25,00,000/- (5) and (6) on 17.06.2019 Property No.(4): Rs.52,00,000/- Hyderabad property namely Property No.(5): Rs.4,04,00,000/- property No.(4) on 18.06.2019 Property No.(6): Rs.2,93,00,000/-

9	Time and manner of payment	The successful bidder shall deposit 25% of sale price, after adjusting the EMD already paid, immediately, i.e. on the same day or not later than next working day, as the case may be, after the acceptance of the offer by the Authorised Officer, failing which the earnest money deposited by the bidder shall be forfeited. The Balance 75% of the sale price is payable on or before the 15 th day of confirmation of sale of the secured asset.
10	Time and place of public e-Auction or time after which sale by any other mode shall be completed.	<p>Date: 19.06.2019 & 20.06.2019 [Ballari & Bengaluru properties namely property No.(1), (2), (3), (5) & (6) on 19.06.2019 and Hyderabad property namely property No.(4) on 20.06.2019] Time: 60 Minutes: Property No.(1): From 10.30 A.M to 11.30 A.M, (on 19.06.2019) Property No.(2): From 12.00 Noon to 1.00 P.M. (on 19.06.2019) Property No.(3): From 1.30 P M to 2.30 P M (on 19.06.2019) Property No.(5): From 3.00 P M to 4.00 P M (on 19.06.2019) Property No.(6): From 4.30 P M to 5.30 P M (on 19.06.2019) Property No.(4): From 11.30 A M to 12.30 P M (on 20.06.2019) with unlimited extension of five minutes for each bid, if the bid continues, till the sale is concluded.</p>
11	The e-Auction will be conducted through the Bank's approved service provider. e-Auction tender documents containing e-Auction bid form, declaration etc., are available in the website of the service provider as mentioned above	<p>M/s. C1 India Pvt. Ltd., C -104, Sector -2, Noida -201301 (UP), Help Line No. +91 -120-4888888, Mr Gangadhar Naik- +91 - 9900711744, Help Line: e-mail ID: support@bankeauctions.com, karnataka@c1india.com, at their web portal https://www.bankeauctions.com/Sbi.</p>
12	(i) Bid increment amount: (ii)Auto extension: _____ times. (limited / unlimited) (iii) Bid currency & unit of measurement	<p>Property No.(1): Rs.3,00,000/- (Rupees Three Lakh Only) Property No.(2): Rs.30,000/- (Rupees Thirty Thousand Only) Property No.(3): Rs.5,00,000/- (Rupees Five Lakh Only) Property No.(4): Rs.50,000/- (Rupees Fifty Thousand Only) Property No.(5): Rs.4,00,000/- (Rupees Four Lakh Only) Property No.(6): Rs.3,00,000/- (Rupees Three Lakh Only) Unlimited extensions of 5 minutes each</p> <p>Property No.(1): Rs.3,00,000/- Property No.(2): Rs.30,000/- Property No.(3): Rs.5,00,000/- Property No.(4): Rs.50,000/- Property No.(5): Rs.4,00,000/- Property No.(6): Rs.3,00,000/-</p>
13	Date and Time during which inspection of the immovable secured assets to be sold and intending bidders should satisfy themselves about the assets and their specification. Contact person with mobile number	<p>Between 11.00 A.M. and 3.00 P.M. on any official working day before the date of auction with prior appointment</p> <p>Authorised Officer: Shri. B. Narasimham,- 9449840162</p>

14	Terms & Conditions of e-Auction Sale.	<ol style="list-style-type: none"> 1. E-Auction sale of Hypothecated/Mortgaged/Charged Properties (movables & immovable) is being held on “AS IS WHERE IS”, “AS IS WHAT IS” and “WHATEVER THERE IS” basis and will be conducted “Online”. The auction will be conducted through the State Bank of India’s approved service provider M/s. C1 India Pvt. Ltd., at their web portal https://www.bankeauctions.com/Sbi. E-Auction Tender Document containing online e-auction Bid Application, Declaration, General Terms and Conditions of online auction sale are available in https://www.bankeauctions.com/Sbi 2. The Bank/Authorised Officer has taken only symbolic possession of the properties put on sale. 3. In case of Property No.(1), both movable and immovable assets will be sold as single lot. Separate Reserve Price for movable & immovable assets is indicated for TDS and GST purposes and intending buyers shall submit a single bid for both the assets together in respect of Property No.(1). 4. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the properties. However, the intending bidders should make their own independent enquiries regarding the encumbrances, title of properties put on auction, approved /sanctioned plan from appropriate statutory authority and claims/rights/dues affecting the properties, 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 properties are being sold with all the existing and future encumbrances whether known or unknown to the Bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third-party claims/rights/dues. It shall be the responsibilities of the interested bidders to inspect and satisfy themselves about the properties before submission of the bid(s). It shall be deemed that the intending bidders have done their own due diligence before submitting the tender. No conditional bid will be accepted. The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained. 5. The intending purchasers / bidders are required to deposit EMD amount either through NEFT/ RTGS Transfer or online Transfer into the Account No.10416343056 in favour of ‘SBI SAMB Customers Account’ at State Bank of India, Overseas Branch, Bengaluru, Branch Code:06861, IFS Code: SBIN0006861. Copy of the supportive documents like challan/ receipt should be attached to the Bid Application. 6. The e-Auction/bidding of the above properties would be conducted exactly on the scheduled Date & Time by way of inter-se bidding amongst the bidders. The bidders shall improve their offer in multiples of the amount mentioned under the column “Bid Increment Amount”. At the commencement of Auction a minimum of one bid should be placed by the bidder. In case bid is placed in the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes. The bidder who submits the highest bid amount (not below the Reserve Price) on closure of e-Auction process shall be declared as a Successful Bidder and a communication to that effect will be issued which shall be subject to
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		<p>approval by the Authorised Officer/ Secured Creditor.</p> <ol style="list-style-type: none"> 7. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded without any interest. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the sale price, including EMD amount which is already deposited, immediately on acceptance of bid price by the Authorised Officer i.e. before closure of business hours on the same day or not later than next working day and the balance 75% of the sale price on or before 15th day from confirmation of sale, default in deposit of any of the abovementioned amount(s) within the period stipulated herein by the successful bidder would entail forfeiture of the entire money already deposited and Properties shall be put to auction again and the defaulting bidder shall have no claim/ right in respect of Properties/ amount deposited. 8. The prospective qualified bidders may avail online training on e-Auction from M/s. C1 India Pvt. Ltd., C -104, Sector -2, Noida -201 301 (UP), Help Line No. +91 -120-4888888, +91 -9900711744, Help Line e –mail ID: support@bankeauctions.com prior to the date of e-Auction. Neither the Authorised Officer/Bank nor M/s C1 India Pvt. Ltd. will be held responsible for any Internet Network problem/Power failure/ any other technical lapses/failure etc. In order to ward-off such contingent situation, the intending bidders are requested to ensure that they are technically well equipped with adequate power back-up etc. for successfully participating in the e-Auction event. However, in case of Technical defects/holiday declared or any other reason, if the website is not available on the day of e auction, the e auction shall be postponed to the next working day/website available day. 9. The Authorised Officer/Bank is not bound to accept the highest offer and has the absolute right to accept or reject any or all offer(s) or adjourn/ postpone/ cancel the e-Auction or withdraw any property or portion thereof from the auction proceedings at any stage without assigning any reason there for. 10. The Certificate of Sale will be issued in the form given in Appendix III (for movable assets i.e., Plant & Machinery and other movable assets) and the Sale Certificate will be issued in the form of Appendix V (for immovable properties) of the Security Interest (Enforcement) (Amendment) Rules, 2002 in the name of the purchaser(s) / applicant (s) only and will not be issued in any other name(s). 11. The sale shall be subject to provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Security Interest (Enforcement) Rules, 2002. 12. The Bank is not liable to pay any interest/ refund of EMD/money paid in case of any delay in issue of confirmation of Sale/ Sale Certificate by virtue of any Tribunal/ Court Order in connection with this e-auction. 13. Where the sale price of any immovable property is Rs.50.00 Lakh or above, the auction purchaser has to deduct 1% of the Sale Price of the immovable property as TDS in the name of the owner of the property
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		<p>& remit it to Income Tax Department as per section 194 IA of Income Tax Act and only 99% of the Sale Price of the immovable property has to be remitted to the Bank. The Sale Certificate for immovable property will be issued only on full payment of 99% of Sale Price and on submission of Form 26QB & Challan for having remitted the TDS of 1% of Sale Price.</p> <p>14. For further details and regarding inspection of properties the intending bidders may contact the Authorised Officer & Asst. General Manager (CLO-5), State Bank of India, SAM Branch, II Floor, Office Complex Building, SBI Local Head Office Compound, No.65, St. Mark's Road, Bengaluru-560 001 during office hours, Phone No.080-25943470 to 3490.</p> <p>15. Bidders shall hold a valid digital Signature Certificate issued by competent authority and valid email ID (e mail ID is absolutely necessary for the intending bidder as all the relevant information and allotment of ID and Pass word by M/s. C1 India Ltd., (vendor name) may be conveyed through e mail. The Bidders are also required to provide alternate email Id.</p> <p>16. The intending bidder should submit the evidence of EMD deposit like UTR number along with Request letter for participation in the e-Auction, self-attested copies of (i) Proof of Identification(KYC) Viz ID card/Driving Licence/Passport etc., (ii) Current Address -proof of communication, (iii) PAN card of the bidder (iv) Valid e-mail ID (v) Contact number(mobile/Land line of the bidder etc.) to the Authorised Officer of State Bank of India, Stressed Assets Management Branch (SAMB), 2nd Floor, Office Complex Building, SBI LHO Campus, No.65, St. Mark's Road, Bengaluru-560 001 by 17.06.2019 up to 4.00 P.M. for Ballari & Bengaluru properties namely property No.(1), (2), (3), (5) & (6) and by 18.06.2019 up to 4.00 P.M. for Hyderabad property. In case of joint bidders, an authorization letter signed by all the bidders authorizing actual bidder (one among them who is holding a valid Digital Signature Certificate) to submit and participate in the bid on their behalf should be attached to the bid form. Similarly, in case the bidder is a company/LLP, a copy of the resolution passed by the Board of Directors authorizing the actual bidder, who is holding a valid Digital Signature, to submit and participate in the bid on its behalf should be attached. In case of Partnership/AOP/Trust, a letter of authorization in favour of a person authorizing him (who is holding a valid Digital Signature Certificate) to submit and participate in the bid on their behalf should be attached to the bid form. The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.</p> <p>17. Names of the Eligible Bidders will be identified by State Bank of India, SAMB, Bengaluru, to participate in online e-auction on the portal https://www.bankeauctions.com/Sbi. M/s. C1 India Pvt. Ltd., C -104, Sector -2, Noida -201301 (UP), Help Line No. +91 -120-4888888, Mr Gangadhar Naik- +91 – 9900711744, Help Line e-mail ID: support@bankeauctions.com, karnataka@c1india.com, will provide User ID & Password after due verification of PAN of the Eligible Bidders.</p> <p>18. During e-Auction, if no bid is received within the specified time, State Bank of India at its discretion may decide to revise opening price /</p>
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		<p>scrap the e-Auction process / proceed with conventional mode of tendering.</p> <p>19. The Bank / service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the causes.</p> <p>20. The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e- Auction.</p> <p>21. The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder.</p> <p>22. Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.</p> <p>23. The Authorised Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason.</p> <p>24. The EMD of the unsuccessful bidder will be refunded to their respective Account Numbers shared with the Bank. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any).</p> <p>25. The Authorised Officer is not bound to accept the highest offer and the Authorised officer has absolute right to accept or reject any or all offer(s) or adjourn / postpone / cancel the e-Auction without assigning any reason thereof. The sale is subject to confirmation by the Secured Creditor.</p> <p>26. The successful bidder shall bear all the necessary expenses like applicable stamp duties / additional stamp duty / transfer charges, Registration expenses, GST, fees etc. for transfer of the property in its/his/her name.</p> <p>27. The payment of all statutory / non- statutory dues, taxes, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only.</p> <p>28. In case any dispute arises as to the validity of the bid (s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by the Bank. For any kind of dispute, bidders are required to contact the concerned Authorised Officer of the concerned bank branch only.</p>
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Sd/-
(B. NARASIMHAM)
Authorised Officer

Place: Bengaluru

