

**State Bank of India,**  
**RASMECC & SARC**  
**19-3-13 Renigunta Road,**  
**TIRUPATI - 517501**  
**CHITTOOR DT. (A.P.)**

**PROPERTY WILL BE SOLD ON  
 "AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS" BASIS**

1	Name and address of the Borrower	<b>Sri. Sadana Dhananjayulu S/o</b> Kesavulu Naidu, & <b>Smt. Sadana Sumathi W/o</b> S. Dhananjayulu, D.No: 5-75A Baitakodiambedu, Nagalapuram,-517589 Chittoor District.
2	Name and address of Branch, the secured creditor	STATE BANK OF INDIA, RASMECC&SARC, 19-3-13, Renigunta Road, TIRUPATI.
3	Description of the immovable secured assets to be sold	<p><u>SCHEDULE "A"</u></p> <p>Chittoor District, Sri Balaji Registration District, Renigunta Sub-District, Tirupati Rural Mandal, No. 11 Tiruchanur Group, No. 22 Daminedu Village Accounts, Sy. No. 212/10, out of an extent of Ac. 11.99 cents, Gaja Lakshmi Green City, TUDA Approved Layout in <u>L.P.No.20/G1/2009</u>, Dt, 19-08-2009, Plot Nos. 19 and 20. <b>Plot No.19.</b> site measuring East to West 81 ft or 24.705., North to South 74.6ft., or 22.722mts., total extent of 6034.5Sq ft or 670.5 Sq Yards, <b>Plot No.20.</b> site measuring East to West 81 ft or 24.705., North to South 40 ft., or 12.200 mts., total extent of 3240 Sq ft or 360 Sq Yards, Total extent of Plot No. 19 and 20 - 9247.5 Sq ft or 1030.5 Sq yards, bounded on :</p> <p style="padding-left: 40px;">East : 40 ft wide Road,  West : Plot Nos. 35 and 36 of Ratakonda Kalpana  North : Plot No . 21 Site, South : 40 ft wide Road</p> <p><u>SCHEDULE "B"</u></p> <p>Forming Part of the " A" Schedule property herein above and the Property sold by the vendor cum developer to the Purchaser under this agreement is undivided and unspecified share in the "A" Schedule is 46.76 Sq. yards and interest aforesaid premises described in the Schedule "A" i.e., total extent of 1030.5 Sq yards of land and enjoy the common area and amenities , easements, rights, pertaining to the plot in the building of K.C.R. Towers aforementioned.</p> <p><u>SCHEDULE "C"</u></p> <p>All that the piece and parcel of a residential Apartment bearing Flat no . <b>502</b> in Fifth floor admeasuring 1238 Sq. ft including common area Flat at <b>K.C.R Towers</b></p>

  
  
 Page 1

		<p>constructed in the premises described in the "A" Schedule at No.11Tiruchanur Group ,No.22 Daminedu VillageAccounts, Sy. No. 212/10 Tiruchanur Gram Panchayat and the Flat is bounded on</p> <p>East :Open to Sky West : Flat No.503 North :Open to Sky and Lift South : Open to Sky</p> <p><b><u>Reg Doc No. 2809/2016 , Dated 02.06.2016 in favour of Sri Sadana Dhananjayulu S/o Kesavulu Naidu and Smt Sadana Sumathi W/o Sadana Dhananjayulu.</u></b></p>
4	Details of the other encumbrances known to the secured creditor	NIL
5	The secured debt for recovery of which the property is to be sold	<b>Rs.31,75,887/- (Rupees thirty one lakh seventy five thousand eight hundred and eighty seven only) as on 17.02.2020 and further interest, expenses and costs there on</b>
6	Deposit of earnest money	<b>EMD: Rs 3,10,000/- (Rupees Three lakh and ten thousand only) being the 10% of Reserve price to be remitted by RTGS/NEFT to the Bank account or Demand Draft draw in favour of SBI account (unit name) Name of the Branch drawn on any Nationalised or Scheduled Bank</b>
7	Reserve price of the immovable secured assets:  <b>Bank account</b> in which EMD to be remitted.  <b>Last Date and Time</b> within which EMD to be remitted:	<p><b>Rs 31,00,000/- (Rupees Thirty one lakhs only)</b></p> <p>Account No : <b>34393609216</b> Name of the A/c:- <b>EMD for E-AUCTION, State Bank of India, Korlagunta Branch, Tirupati. IFSC Code : SBIN0001901,</b></p> <p><b><u>On or before 26.03.2020 4.00 PM</u></b></p>
8	<b>Time and manner of payment</b>	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 <sup>th</sup> day of confirmation of sale of the secured asset or such extended period as may be agreed upon in writing between the Secured Creditor and the auction purchaser not exceeding three months from the date of auction.

Page 2



9	Time and place of public auction or time after which sale by any other mode shall be completed.	<b>From 1.00 P.M. to 2.00 P.M. on 27.03.2020</b> <b>Online e auction.</b>
10	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	M/S C1 India Pvt Ltd.  at the web portal <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a>
11	(i) Bid increment amount: (ii) Auto extension: _____ times. (limited / unlimited) (iii) Bid currency & unit of Measurement	<b>i)Rs50000/- (Rupees fifty thousand only)</b> <b>ii) unlimited extension of 5 minutes each.</b> <b>iii) Indian rupees.</b>
12	<b>Date and Time</b> 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	<b>Any working day from 3.00 PM to 4.00 PM.</b> <b>Contact</b> <b>PH. 9440754134 Sri Lakshmi Narayana, M/S ARMY Pvt ltd</b> <b>Ph. 9908524028Sri G Gopinath, Dy Manager, SBI , RASMECC &amp; SARC, TIRUPATI.</b>
13	Other conditions	a) 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 Pvt Ltd.(vendor name) may be conveyed through e mail.  b) The intending bidder should submit the evidence of EMD deposit like UTR number along with Request letter for participation in the E-auction, <b>self-attested copies of</b> <b>(i) Proof of Identification(KYC) Viz ID card/Driving License/Passport etc.,</b> <b>(ii) Current Address –proof of communication,</b> <b>(iii) PAN card of the bidder</b> <b>(iv)Valid e-mail ID</b> <b>(v) Contact number</b> (mobile/Land line of the bidder etc., to the Authorised Officer of <u>State Bank of India, RASMECC&amp;SARC, 19-3-13, Renigunta Road, TIRUPATI – 517501, Chittoor dt.</u> By <b>26.03.2020 4.00 P.M.</b> Scanned copies of the original of these documents can also be submitted to e-mail Id of Authorised Officer.(g.kishoru@sbi.co.in)  c) Names of Eligible Bidders will be identified by the State Bank of India, RASMECC &SARC, Tirupati to participate in online e-auction on the portal.



**M/S C1 India Pvt Ltd,**

<https://www.bankeauctions.com> will provide User ID and Password after due verification of PAN of the Eligible Bidders (**Contact Sri Dharani Krishna Ph.9948182222**)

(d) The successful bidder shall be required to submit the final prices, quoted during the e-auction as per the annexure after the completion of the auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of auction.

(e) 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/ scrap the e-auction process/ proceed with conventional mode of tendering.

(f) 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.

(g) 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. 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.

(h) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.

(i) 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.

(j) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.

(k) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondences regarding any change in the bid shall be entertained.

Page 4



	<p>(l) The EMD of the unsuccessful bidder will be refunded to their respective A/c 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>(m) 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 auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor.</p> <p>(n) In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the property nor on any part of the sum for which may it be subsequently sold.</p> <p>(o) The successful bidder shall bear all the necessary expenses like applicable stamp duties/additional stamp duty/transfer charges, Registration expenses, fees etc. for transfer of the property in his/her name.</p> <p>(p) 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>(q) In case of 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 of 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> <p>(r) The sale certificate shall be issued after receipt of entire sale consideration and confirmation of sale by secured creditor. The sale certificate shall be issued in the name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid/participated in the auction will be entertained</p>
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Date: 17.02.2020  
Place: Tirupati.



  
AUTHORISED OFFICER,  
STATE BANK OF INDIA

जी. किशोर कुमार  
G.KISHORE KUMAR  
CHIEF MANAGER  
SBI-RASMECCC & SARC  
RENIGUNTA ROAD  
TIRUPATI-517 501, (A.P)