



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 22 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 a sum of **Rs.1,40,11,224/- (Rupees One Crore Forty Lakh Eleven Thousand Two Hundred and Twenty Four only)** as on **25-03-2024** together with further interest to be charged from **26-03-2024** onwards and other expenses, any other dues to the Bank by the Borrowers / Guarantors No.1) M/s. Shivani Creation, Shop No.221, Land Mark Empire-B Puna, Surat - 395010. Also at, M/s. Shivani Creation, Shop No.2017, New Sardar Traders Market, Near Sardar Market, Puna Kumbhariya Road, Surat - 395010. No.2) M/s. Shiv Shambu Prints, 6th Floor, A-602, Shubham Heights, Part -2, Surat - 395010. Also at, M/s. Shiv Shambu Prints, Shop No.2017, New Sardar Traders Market, Near Sardar Market, Puna Kumbhariya Road, Surat - 395010. No.3) Mr. KailashKumar Maloo, S/o. Bhoorchand Bhagwandas Jain alias Bhoorchand Bhagwandas Maloo, A-602, Shubham Heights-2B/H, Abhishek, Dumbhal, Surat - 394210. Also at, Mr. KailashKumar Maloo, S/o. Bhoorchand Bhagwandas Jain alias Bhoorchand Bhagwandas Maloo, A/2/602, 6th Floor building A, Shubham Heights Part-2, Near Abhishek Township, Close to Surat, Bardoli Road, Margoh, Surat - 394210. No.4) Mrs. Rinkudevi Kailash Maloo, W/o. Kailash Kumar Maloo, A-602, 6th Floor, Shubham Heights Part 2, Magob Dumbhal, Surat - 394210. Also at, Mrs. Rinkudevi Kailash Maloo, W/o. Kailash Kumar Maloo, A/2/602, 6th Floor, Building A, Shubham Heights Part-2, Near abhishek Township, Close to Surat, Bardoli Road, Margoh, Surat -394210. No.5) Mr. Bhoorchand Bhagwandas Jain alias Bhoorchand Bhagwandas Maloo, S/o. Bhagwandas Gopchandji Jain, Residing at Flat No.A/602, Shubham Heights, Part-2, Parwat Patia, Magob, Surat - 394210. No.6) Mrs. Mangi Devi Bhoorchand Jain alias Mangidevi Bhoorchand Maloo, W/o. Bhoorchand Bhagwandas Jain alias Bhoorchand Bhagwandas Maloo, Residing at Flat No.A/602, Shubham Heights, Part-2, Parwat Patia, Magob, Surat - 394210.

Immovable Property Mortgaged to our Bank

Schedule - B

(Property Owned by Mrs. Rinkudevi Kailash Maloo, W/o. Kailash Kumar Maloo)

All that Piece and parcel of Flat No.A/2/602, 6th Floor, Building No.A, Admeasuring 94.20 Sq. mtrs. "Shubham Heights Part-2", Built-up-Area 1,014 sq.ft, Constructed on Land admeasuring 6,586 Sq.Mtrs. bearing Revenue Survey No.30/2, Block No.48, F.P No.62, in T.P. Scheme No.64 (Magob-Dumbhal) Non-Agricultural Land situated at Village Limit of Magob, City Tal Surat. Boundaries : North - compound towards Public Road, South - Flat No.A/601, East - Passage Lift and Open Space towards Flat No.A/603, West - Open Space towards B-Building.

Reserve Price : Rs.47,00,000/-

(Rupees Forty Seven Lakh only)

AUCTION DETAILS

<u>Date of Tender-cum-Auction Sale</u>	<u>Venue</u>
09-05-2024	City Union Bank Limited, Surat - Parle Point Branch, Shop No.G-1, Ground Floor, Vibrant Milestone, Next to Reliance Mall, Opp. Apple Hospital, Udhana Darwaja, Surat - 395002. Telephone No.0261-2253914, Cell No.9327026327

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, Surat - Parle Point Branch, Shop No.G-1, Ground Floor, Vibrant Milestone, Next to Reliance Mall, Opp. Apple Hospital, Udhana Darwaja, Surat - 395002.** (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.0261-2253914, Cell No.9327026327.** (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 : 27-03-2024

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