



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

CUB
TRUST AND EXCELLENCE
SINCE 1904

Size : 8 x 29 cm.

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

The following property/ies mortgaged to **City Union Bank Limited** will be sold in Re-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.1,56,81,842/- (Rupees One Crore Fifty Six Lakh Eighty One Thousand Eight hundred and Forty Two only)** as on **11-01-2024** together with further interest to be charged from **12-01-2024** onwards and other expenses, any other dues to the Bank by the borrowers / guarantors **No.1) M/s. Radhe Aluminium, Shop No.25-B, Sagar Complex, Jasonath Chowk, Bhavnagar - 364002. Also At, M/s. Radhe Aluminium, Shop No.1, 2 & 3, Anant Complex Near, Top 3 Ring Road, Bhavnagar - 364002. No.2) Mrs. Dharaben Udaybhai Mehta (Also Legal Heirs of Late Udaybhai Bipinchandra Mehta), W/o. Late Udaybhai Bipinchandra Mehta, Flat No.105, Plot No.1936-A, Swarankan Flats, Near Rupani Circle, Bhavnagar - 364002. No.3) Mr. Yashraj Udaybhai Mehta (Legal Heirs of Late Udaybhai Bipinchandra Mehta), S/o. Late Udaybhai Bipinchandra Mehta, Flat No.105, Plot No. 1936-A, Swarankan Flats, Near Rupani Circle, Bhavnagar - 364002.**

Immovable Properties Mortgaged to our Bank

Schedule - A : (Property Owned by Late Udaybhai Bipinchandra Mehta)

(Now Represented by Dharaben Udaybhai Mehta &

Yashraj Udaybhai Mehta as his Legal Heirs)

Immovable Property Consists of Flat No.105 of First Floor in Residential-Cum-Commercial Building Known as Swarankan, Admeasuring 115.33 Sq.Mt. (Built-Up Area) With Terrace admeasuring 4.27 Sq.Mts. Total Admeasuring 119.50 Sq.Mts. Constructed on Leasehold Plot No.1936/A, Bearing City Survey Nos.3261 & 3262, Ward No.6, Sheet No.292, Situated Behind Near Rupani Circle Bhavnagar and Bounded as Under : As Per Title Clear Report : North : Flat No.104, South : Margin of Building, East : Public Road and Margin, West : Margin Space. As Per Valuation Report : North : Adj. Flat No.104, South : Adj. Margin of Building, East : Margin Space and Road, West : Common Stair and Entrance of Flat.

Reserve Price : Rs.60,00,000/-

(Rupees Sixty Lakh only)

Schedule - B : (Property Owned by Dharaben Udaybhai Mehta & Late Udaybhai

Bipinchandra Mehta) (Now Represented by Dharaben Udaybhai Mehta &

Yashraj Udaybhai Mehta as his Legal Heirs)

Immovable Property Shop No.G-1 Admeasuring 31.10 Sq.Mts. Revenue Survey Nos.20/P2 & 20/P5 Situated on the Ground Floor of Plot No.132/A Scheme Known as Anant Building, Village Tarasamiya, Taluk & District Bhavnagar and Bounded as Under : As Per Title Clear Report : North : Parking Space, South : Rolling Shutter of Said Shop and then Common Parking, East : Shop No. G - 2, West : 3.12 Mts. Wide Residential Entrance. As Per Valuation Report : North : Parking Space, South : Common Parking Area (& then 6.0 Mt Wide Road), East : Shop No. G - 2, West : 3.12 Mts. Wide Residential Entrance.

Reserve Price : Rs.22,00,000/-

(Rupees Twenty Two Lakh only)

Schedule - C : (Property Owned By Dharaben Udaybhai Mehta & Late Udaybhai

Bipinchandra Mehta) (Now Represented by Dharaben Udaybhai Mehta &

Yashraj Udaybhai Mehta as his Legal Heirs)

Immovable Property Shop No.G-2 Admeasuring 30.00 Sq.Mts. Revenue Survey Nos.20/P2 & 20/P5 Situated on the Ground Floor of Plot No.132/A, Scheme Known as Anant Building, Village Tarasamiya, Taluk & District Bhavnagar and Bounded as Under : As Per Title Clear Report : North : Parking Space, South : Rolling Shutter of Said Shop and then Common Parking, East : Shop No. G - 3, West : Shop No. G - 1. As Per Valuation Report : North : Parking Space, South : Common Parking Area (& then 6.0 Mt. Wide Road), East : Shop No. G - 3, West : Shop No. G - 1.

Reserve Price : Rs.22,00,000/-

(Rupees Twenty Two Lakh only)

Schedule - D : (Property Owned By Dharaben Udaybhai Mehta & Late Udaybhai

Bipinchandra Mehta) (Now Represented by Dharaben Udaybhai Mehta &

Yashraj Udaybhai Mehta as his Legal Heirs)

Immovable Property Shop No G-3 Admeasuring 27.28 Sq.Mts. Revenue Survey Nos.20/P2 & 20/P5 Situated on the Ground Floor of Plot No.132/A Scheme Known as Anant Building, Village Tarasamiya, Taluk & District Bhavnagar and Bounded as Under : As Per Title Clear Report : North : Parking Space, South : Rolling Shutter of Said Shop and then Common Parking, East : Shop No. G - 4, West : Shop No. G - 2. As Per Valuation Report : North : Parking Space, South : Common Parking Area (& then 6.0 Mt. Wide Road), East : Shop No. G - 4, West : Shop No. G - 2.

Reserve Price : Rs.24,00,000/-

(Rupees Twenty Four Lakh only)

RE-AUCTION DETAILS

Date of Re-Tender-cum-Auction Sale	Venue
06-05-2024	City Union Bank Limited, Bhavnagar Branch, 1 & 2 Eva, Opp. Gulista Ground, Wagahwadi Road, Bhavnagar, Gujarat - 364001. Telephone No.0278-2560113, Cell No: 9327026326.

Terms and Conditions of Re-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, Bhavnagar Branch, 1 & 2 Eva, Opp. Gulista Ground, Wagahwadi Road, Bhavnagar, Gujarat - 364001.** (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.0278-2560113, Cell No.9327026326.** (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 : 15-04-2024

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