



CUB
TRUST AND EXCELLENCE
SINCE 1904

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

Size : 8 x 27 cm.

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Sale Notice For Sale of immovable Assets Under The Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 Read with Proviso to Rule 8(6) of The Security Interest (enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower (s) / Guarantor (s) / Mortgagor (s), that the below described immovable / property mortgaged / charged to the City Union Bank Ltd., Constructive Possession of which has been taken by the **Authorised Officer of the City Union Bank Ltd.**, Secured Creditor, will be sold on "As is where is", "As is what is", "Whatever there is" and "Without recourse basis" on **29-06-2026 at 01.00 p.m.** for Recovery of **Rs.38,97,173/- (Rupees Thirty Eight Lakh Ninety Seven Thousand One Hundred and Seventy Three only)** as on **31-05-2026**, together with further interest thereon from **01-06-2026** and Other Incidental Expenses, etc. due to the Secured Creditor from

No.1) Mr. Kothamasu Omkar Nath, S/o. K. Gangadhara Rao, No.14-29-21, Bhushanam Street, Morrispet, Tenali, Guntur - 522201. No.2) Mrs. Rani Kothamasu, W/o. K. Omkarnath, No.14-29-41, Morrispet, Tenali, Guntur - 522201. No.3) Mr. Gangadhara Rao Kothamasu, S/o. Seetharamaiah, No.14-30-20, Bhushanam Street, Morrispet, Tenali, Guntur - 522201. Also at, Mr. Gangadhara Rao Kothamasu, S/o. Seetharamaiah, No. 14-29-21, Bhushanam Street, Morrispet, Tenali, Guntur - 522201.

The Sale is proposed to be conducted through "**Swiss Challenge Method**", based on an existing offer from a prospective bidder who is designated as Anchor Bidder for the reserve price. Further bids are invited in challenging the Anchor Bidder with an incremental amount mentioned below. The Anchor Bidder/ (Original Offeror) does have a right to match the same. However, the challenging bidder does not have the second chance to re- challenge the Anchor Bidder. In case, if the original offeror (Anchor Bidder) fails to match the highest bid made by the challenging bidder, the property will be sold to the Challenging highest bidder.

Date of Inspection : 24-06-2026 (working days only) between 11.00 a.m. to 04.00 p.m.

Last Date for Submission of Bid & EMD : 29-06-2026 by 12.00 Noon

Place of Auction : City Union Bank Limited, Thenali Branch, KVS Arcade, 22-7-61, Motupalli Vari Street, Kothapet, Tenali, Guntur - 522201.

The Reserve Price will be Rs.21,00,000/- (Rupees Twenty One Lakh only)

The Earnest Money Deposit will be Rs.2,10,000/- (Rupees Two Lakh Ten Thousand only)

Incremental Amount : Rs. 1,00,000/- (Rupees One Lakh only)

Immovable Properties Mortgaged to our Bank

(Properties Owned by Mr. Kothamasu Omkar Nath, S/o.

K. Gangadhara Rao & Mr. Gangadhara Rao Kothamasu, S/o. Seetharamaiah)

Item No.1 : Guntur District, Tenali District Registrar, Tenali Municipal Town Survey, Salipet, Andhra Ratna Road, 7th Ward, 5th Block, T.S. No.176/5, 9 in an Extent of 35 Sq.yards = 29-26 Sq.mts. of Un-divided un specified area out of total Extent of 703-22 Sq.yds. of Site, D.No.18-12-9 being Bounded by : East : Kakumanu Nalini & Others Property - 74 inch -03 feet, South : Municipal Road Called as Andra Ratna Road after leaving the Site for Road Widening of this Property - 83 inch - 00 feet, West : Puvvada Lakshmi Nagendramma Majeti Venkata Subba Rao Site - 79 inch - 03 feet, North : Adigopula Gopala Rao, Jangam Adam House Wall - 87inch - 06 feet.

Item No.2 : Flat No.302 in Third Floor of " Sindhu Pride " in 728 sq.ft. plinth area semi finished apartment 128 sq.ft. Common Area and 100 sq.ft. car parking in Stilt Floor with all easement rights, in the 1st item etc. Being Bounded by : East : Open to Sky belongs to Sindhu Pride Apartment, South : Lift & Open to Sky belongs to Sindhu Pride Apartment, West : Common Corridor belongs to Sindhu Pride Apartment, North : Open to Sky belongs to Sindhu Pride Apartment.

Details of Authorised Officer : Cell No. 8925909729. Email : crmd@cityunionbank.in

For Further Details Contact : 1) The Branch Manager, Thenali Branch, **Cell Nos. 9347641960, 8925982448, 8925876329.** Email: cub125@cityunionbank.in
2) Authorised Officer : Cell No.8925909729. Email: crmd@cityunionbank.in

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, Thenali Branch, KVS Arcade, No.22-7-61, Motupalli Vari Street, Kothapet, Tenali, Guntur - 522201.** (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 branch **Cell Nos.9347641960, 8925982448, 8925876329, 8925909729.** (5) The property/ies are sold on "As-is-where- is", "As-is-what-is" and "whatever there is" "Without recourse" basis. (6) The bid price to be submitted shall be above the reserve price/ anchor bid and during the auction, bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted and by minimum increase in the bid amount given in the table to the last higher bid of the bidders. The property will not be sold below the reserve price set by the Authorized Officer. The bid quoted below the reserve price shall be rejected. The bidders shall increase their bids in multiples of the amount specified in the public sale notice/Terms and condition of Sale. Unlimited extension of 10 Minutes time will be given in case of receipt of bid in last ten minutes. Ten minutes time will be allowed to bidders to quote successive higher bid and if no higher bid is offered by any bidder after the expiry of 10 minutes to the last highest bid, the auction shall be closed. (7) **After conclusion of auction :** ● The "Anchor Bidder" will be informed of the highest bid and shall have right to match the highest bid on the same day of the Auction after being informed by the Authorised officer about the highest bid. ● Once the "Anchor Bidder" matches the highest quote, the Anchor bidder shall be declared as successful bidder and he has to deposit 25% of the highest bid amount (inclusive of EMD) with the Bank on the same day or latest by the next day of the exercise of ROFR. In such an event the EMD submitted by other bidders will be returned forthwith. It is to be clarified that already deposited amount by the Anchor bidder would be considered towards 25% of the bid amount. ● In the event "Anchor bidder" does not wish to increase his offer by matching the highest bid, the highest bidder shall be declared as successful bidder and he shall have to deposit 25% of the bid amount (inclusive of EMD amount) as per the terms of notice, failing which the EMD deposited by him will be forfeited. ● In case the successful bidder fails to deposit the balance 75% of bid amount within 15 days from the date of confirmation of sale, the initial deposit made by the successful bidder shall be forfeited by the Authorised Officer without any notice. ● The successful bidder would bear the charges/ fees payable for conveyance such as Stamp duty, Registration fee, etc. & Taxes as applicable as per law. ● The Authorised Officer will not be held responsible for any charge, lien, encumbrance, property tax or any other dues/ Taxes to the Govt. or anybody in respect of the property under Sale. ● The Authorised Officer has the absolute right to accept or reject the bid or adjourn/postpone the sale without assigning any reason therefore. (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 bidder should pay the statutory dues TDS,GST if any, due to Government, Government undertaking and local bodies. (10) 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.

For Detailed Terms & Conditions of the Auction Sale, Please refer to the link provided on City Union Bank Ltd., Website: <https://www.cityunionbank.bank.in>

Place : Kumbakonam, Date : 02-06-2026

Authorised Officer

Regd. Office: 149, T.S.R. (Big) Street, Kumbakonam, Thanjavur Dt., Tamil Nadu - 612001,

CIN - L65110TN1904PLC001287, Ph. No.0435-2402322, Fax: 0435-2431746, Website: www.cityunionbank.com