



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.1,05,96,894/- (Rupees One Crore Five Lakh Ninety Six Thousand Eight Hundred and Ninety Four only)** as on **11-03-2025** together with further interest to be charged from **12-03-2025** onwards and other expenses, any other dues to the Bank by the borrowers / guarantors **No.1) M/s. Sweta Textiles at MH No.1417/6, Gayatri Nagar, New Kaneri, Kamruthi Compound, Khadan Road, Bhiwandi, Thane District - 421302. No.2) Mr. Prakash Narayan Tatipamula, S/o. Narayan Tatipamula at Flat No.11, Second Floor, Jamal Building, MH No.1382, New Kaneri, Kamatghar, Bhiwandi, Thane District - 421302. No.3) Mrs. Rekha Prakash Tatipamula, W/o. Prakash Narayan Tatipamula at Flat No.11, Second Floor, Jamal Building, MH No.1382, New Kaneri, Kamatghar, Bhiwandi, Thane District - 421302. No.4) M/s. Gayatri Travels at No.1382/A/211, Jamal Building, New Kaneri, Bhiwandi, Thane District - 421302.**

Note : That our **270 - Mumbai - Kalyan Branch** has also extended financial assistance (CUB OSL SPECIAL-BR:501812080060010) dated **04-01-2020** requested by No.2. of you for which No.3 of you stood as Co-obligant and No.3 of you stood as Guarantor for the facility for a Total Amount of **Rs.18,50,000/-** at a ROI of **15%**. The same has been also classified as **NPA** on **04-01-2021** and the outstanding balance as on **11-03-2025** is **Rs.42,09,435/- (Rupees Forty Two Lakh Nine Thousand Four Hundred and Thirty Five only)** plus further interest and penal interest of **2.00%** with monthly rests to be charged from **12-03-2025** till the date of realization.

Immovable Properties Mortgaged to our Bank

Schedule - A : (Property Owned by Mr. Prakash Narayan Tatipamula, S/o. Narayan Tatipamula)

Flat No.11, on the Second Floor, area admeasuring 608 Sq.Ft., built up area in the building known as Jamal Building, M.H. No.1382, New Kaneri, Bhiwandi, Thane District, lying and being at Survey No.48, Hissa No.5 (P) in the Kamatghar Revenue Village, Bhiwandi Taluka, Thane District and within the limits of Bhiwandi Nijampur Municipal Corporation.

Reserve Price : Rs.9,00,000/-
(Rupees Nine Lakh only)

Schedule - B : (Property Owned by Mr. Prakash Narayan Tatipamula S/o. Narayan Tatipamula & Mrs. Rekha Prakash Tatipamula, W/o. Prakash Narayan Tatipamula)

Patra Shed Power Loom Gala, on Ground Floor, Area admeasuring 138 Sq.Mts. Area, M.H.No.1417-6, New Kaneri, Bhiwandi, Thane District, lying and being at Survey No.48, Hissa No.35, Plot No.5(P), in the Kamatghar Revenue Village, Bhiwandi Taluka and Thane District and within the limits of Bhiwandi Nijampur Municipal Corporation.

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

RE-AUCTION DETAILS

Date of Re-Tender-cum-Auction Sale	Venue
02-09-2025	City Union Bank Limited, Mumbai-Kalyan Branch 1-E, Ramakrishna Nagar, Murbad Road, Kalyan West, Mumbai - 421304. Telephone No.0251-2203222, Cell Nos. 9325054252, 8925964908.

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, Mumbai-Kalyan Branch, 1-E, Ramakrishna Nagar, Murbad Road, Kalyan West, Mumbai - 421304.** (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.0251-2203222, Cell Nos.9325054252, 8925964908.** (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 : 06-08-2025

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