



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,

Ph : 0435-2432322, Fax : 0435-2431746

CUB
TRUST AND EXCELLENCE
SINCE 1904

Size : 8 x 28 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.4,53,94,351/- (Rupees Four Crore Fifty Three Lakh Ninety Four Thousand Three Hundred and Fifty One only)** as on **04-06-2023** together with further interest to be charged from **05-06-2023** onwards and other expenses, any other dues to the Bank by the borrowers / guarantors **No.1) M/s. Manish Enterprises, at Near Bus Stand, Rohat, Pali - 306 401. No.2) M/s. Ramesh Chand Gulechha HUF, Represented by its Karta Ramesh Chand Gulechha, at No.55, Adarsh Nagar, Pali - 306 401. No.3) Mr. Ramesh Chand Gulechha, S/o. Hastimal Gulechha, at No.55, Adarsh Nagar, Pali, Rajasthan - 306 401. No.4) Mrs. Manju Devi Gulechha, W/o. Ramesh Chand Gulechha, at No.55, Adarsh Nagar, Pali, Rajasthan - 306 401. No.5) Mr. Anil Gulechha, S/o. Kewal Chand Gulechha, at No.B-32, Veer Durga Das Nagar, Pali, Rajasthan - 306 401. No.6) Mr. Shubham Gulechha, S/o. Ramesh Chand Gulechha, at No.55, Adarsh Nagar, Pali, Rajasthan - 306 401.**

Immovable Properties Mortgaged to our Bank

Schedule-A : (Property Owned by Ramesh Chand Gulechha, S/o. Hastimal Gulechha)

Situated at Office No.O-2, First Floor, Metro Plaza, P.No.84, Adarsh Nagar, Pali, Rajasthan - 306 401. Total Extent of : 823.66 Sq.ft. (Carpet Area). Boundaries : In North : Gali and Open Place, In South : Open area and Main Road of Adarsh Nagar I, In East : Office No.O-1 Belongs to Smt. Manju Devi Gulechha, In West : Door.

Reserve Price : Rs.57,00,000/-

(Rupees Fifty Seven Lakh only)

Schedule - B : (Property Owned by Mr. Anil Gulechha, S/o. Kewal Chand Gulechha)

Residential Plot Nos. H-1, H-2, H-3, H-4, H-5, H-6, H-7, H-8, H-9, H-10, H-11, H-12, H-13, H-14, H-15, H-16, H-17, H-18, H-19, H-20, H-21 & H-22, Khasara No.272/9, Village - Gadwara, Tehsil - Rohat, Dist - Pali, Rajasthan - 306 421. Total Extent : 28,865.49 Sq.feet or 2,681.69 Sq.Mtr. Boundaries : In North : Khasara No.272/10, In South : Khasara No.272, In East : Rohat Jalore Road, In West : Others' Land.

Reserve Price : Rs.40,00,000/-

(Rupees Forty Lakh only)

Schedule - C : (Property Owned by Mr. Anil Gulechha, S/o. Kewal Chand Gulechha)

Residential Plot Nos. G-1, G-2, G-3, G-4, G-5, G-6, G-7, G-8, G-9, G-10, G-11, G-12, G-13, G-14, G-15, G-16, G-17, G-18, G-19, G-20 & 21, Khasara No.272/10, Village - Gadwara, Tehsil - Rohat, District - Pali, Rajasthan - 306 421. Total Extent : 29,349.78 Sq.feet or 2,726.68 Sq.Mtr. Boundaries : In North : Khasara No.272/11, In South : Khasara No.272/9, In East : Rohat Jalore Road, In West : Others' Land.

Reserve Price : Rs.43,00,000/-

(Rupees Forty Three Lakh only)

Schedule - D : (Property Owned by Mr. Anil Gulechha, S/o. Kewal Chand Gulechha)

Immovable Residential Plot Nos. 1, 2, 3 & 4 Khasara No.272/15, Village - Gadwara, Tehsil - Rohat, District - Pali, Rajasthan - 306 421. Total Extent : 27,264.02 Sq.feet or 2,532.91 Sq.Mtr. Boundaries : In North : Khasara No.272/16, In South : Khasara No.272/14, In East : Rohat Jalore Road, In West : Others' Land.

Reserve Price : Rs.50,00,000/-

(Rupees Fifty Lakh only)

Schedule - E : (Property Owned by Mr. Anil Gulechha, S/o. Kewal Chand Gulechha)

Immovable Residential Plot Nos. 1, 2, 3 & 4, Khasara No. 272/16, Village - Gadwara, Tehsil - Rohat, District - Pali, Rajasthan - 306 421. Total Extent : 27,167.80 Sq.feet or 2,523.97 Sq.Mtr. Boundaries : In North : Others' Land, In South : Khasara No.272/15, In East : Rohat Jalore Road, In West : Others' Land.

Reserve Price : Rs.52,00,000/-

(Rupees Fifty Two Lakh only)

RE-AUCTION DETAILS

Date of Re-Tender-cum-Auction Sale	Venue
20-12-2023	City Union Bank Limited, Pali Branch, Ground Floor, Part of Plot 3 to 4, Panch Mukha Pulia, NH 65, Railway Station Road, Pali - 306401. Phone Nos.02932-222006/222007, Cell No.9352034953.

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, Pali Branch, Ground Floor, Part of Plot 3 to 4, Panch Mukha Pulia, NH 65, Railway Station Road, Pali - 306401.** (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 Nos.02932-222006/222007, Cell No.9352034953.** (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 : 21-11-2023

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