केनरा बैंक Canara Bank

REGIONAL OFFICE
MANGALURU - 575 001

To

M/s. Om Sai Engineering, Prop. Kiran Kumar Welding Workshop, Aikala Junction Kinnigoli Karnataka – 574 141	**Mr. Kiran Kumar** S/o. Narayana Amin 3-67B-1 Pade House Aikala Kinnigoli Karnataka – 574 141
Mrs. Shashikala W/o. Narayana 3-67B-1 Pade House Aikala Kinnigoli Karnataka – 574 141	

E-Auction Sale Notice for Sale of Immovable Properties 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) and Guarantor (s) that the below described immovable property mortgaged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of **KINNIGOLI** branch of the Canara Bank will be sold on **"As is where is", "As is what is", and " Whatever there is"** on **20/11/2026**, for recovery of **Rs. 57,85,443.85 (Rupees Fifty Seven Lakhs Eighty Five Thousand Four Hundred Forty Three and Paisa Eighty Five only)** being the amount due as on 30.09.2026 along with further interest thereon w.e.f **01.10.2026** at contractual rate of interest till the date of payment, incidental expenses, other charges, costs etc. due to the **KINNIGOLI Branch** of Canara Bank from

M/s. Om Sai Engineering, Prop. Kiran Kumar Welding Workshop, Aikala Junction Kinnigoli Karnataka – 574 141	**Mr. Kiran Kumar** S/o. Narayana Amin 3-67B-1 Pade House Aikala Kinnigoli , Karnataka – 574 141
Mrs. Shashikala W/o. Narayana 3-67B-1 Pade House Aikala Kinnigoli, Karnataka – 574 141	

केनरा बैंक CANARA BANK
आर एल एफ पी
अनुभाग
RLFP
SECTION
के. का. मंगलूरु Regional Office, Mangaluru

Internal

The reserve price will be:

Rs. 19,12,500/- (Rupees Nineteen Lakhs Twelve Thousand Five Hundred Only) and the earnest money deposit will be **Rs. 1,91,250/- (Rupees One Lakh Ninety One Thousand Two Hundred Fifty Only)**

DETAILS OF PROPERTY/IES:

All that part and parcel of the property consisting of residential building with Door No 3-67B measuring total plinth area of 111.50 Sqm in Sy No 107-1(P) with an extent of 14 cents of land, Property No 151100304600200543 situated at Aikala Village of Mangalore Taluk, D K District.

Boundaries:
North :S Line and Road
South :Remaining Portion
East :Remaining Portion
West :Remaining Portion

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website (**https://www.canarabank.com**) and service provider website https://baanknet.com/ - **M/s PSB Alliance Ltd (BAANKNET) Contact No.8291220220 e-mail address:** support.baanknet@psballiance.com or may contact Canara Bank Regional Office, Mangaluru Ph. No. 0824-2863208/231/9491961526/9842766456 during office hours on any working day.

Date : 31/10/2026
Place : Mangaluru

Authorized Officer
CANARA BANK

केनरा बैंक CANARA BANK आर एल एफ पी अनुभाग RLFP SECTION के. का. मंगलूरु Regional Office, Mangaluru

केनरा बैंक Canara Bank

REGIONAL OFFICE
MANGALURU - 575 001

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED: 31/10/2026

1	Name and Address of the Secured Creditor		CANARA BANK KINNIGOLI
2	Name and Address of the Borrower(s) & Guarantor(S)		**M/s. Om Sai Engineering,** Prop. Kiran Kumar Welding Workshop, Aikala Junction Kinnigoli Karnataka – 574 141 **Mr. Kiran Kumar** S/o. Narayana Amin 3-67B-1 Pade House Aikala Kinnigoli , Karnataka – 574 141 **Mrs. Shashikala** W/o. Narayana 3-67B-1 Pade House Aikala Kinnigoli, Karnataka – 574 141
3	Property in the name of		**Mrs. Shashikala**
4	Total liabilities as on 30/09/2026		**Rs. 57,85,443.85 (Rupees Fifty Seven Lakhs Eighty Five Thousand Four Hundred Forty Three and Paisa Eighty Five only)Plus future Interest & Other Costs**
5	a) Mode of Auction		ONLINE
	b) Details of Auction service provider		**M/s PSB Alliance Ltd (BAANKNET)** **Contact No.8291220220** **e-mail address: support.BAANKNET@psballiance.com**
	c)Date & Time of Auction		**20/11/2026** Time: 11.30 am to 01.30 pm (with unlimited extension of 5 minutes duration each till the conclusion of the sale.
	d)Portal of E Auction		https://baanknet.com/
	e)Reserve Price		• **Rs. 19,12,500/- (Rupees Nineteen Lakhs Twelve Thousand Five Hundred Only)**
6	Earnest Money Deposit (EMD) and last date of receipt of EMD		• **Rs. 1,91,250 (Rupees One Lakh Ninety One Thousand Two Hundred Fifty Only)** **19/11/2026 till 05:00PM**

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Internal

7. Other terms and conditions:

The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following conditions

a. The property will be sold in **"as is where is and as is what is"** basis including encumbrances, if any.
b. 'Auction / bidding shall be only through "Online Electronic Bidding" through the website https://baanknet.com/ Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
c. The property can be inspected, with Prior Appointment with Authorized Officer, on any working day between 3.00 PM and 5.00 PM.
d. The property will be sold for the price which is above the Reserve Price and the participating bidders may improve their offer further during auction process.
e. The intending bidders should register their names at portal https://baanknet.com/ and get their User ID and password & EMD amount of 10% of the Reserve Price is to be deposited to the Wallet of the Service Provider by way of Debit Card/UPI/NEFT/RTGS.
f. EMD deposited by the unsuccessful bidder shall be refunded to them within 2 days of finalization of sale. The EMD shall not carry any interest.
g. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of **Rs.10,000/-.** The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.
h. The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on declaring him/her as the successful bidder and the balance within 15 days from the date of confirmation of sale by the secured creditor. If the successful bidder fails to pay the sale price within the period stated above, the deposit made by him shall be forfeited by the Authorized Officer without any notice and property shall forthwith be put up for sale again.
i. ***For sale proceeds of Rs.50 Lacs and above the successful bidder will have to deduct TDS at the Rate of 1% on the sale proceeds and submit the Original Receipt of the TDS certificate to the Bank.***
j. All charges for conveyance, stamp duty/ GST and registration charges and TDS etc., as applicable shall be borne by the successful bidder only.
k. Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.
l. In case there are bidders who do not have access to internet but interested in participating the E-Auction, they can approach concerned Circle Office or Regional Office Mangaluru who, as a facilitating centre, shall make necessary arrangements.
m. For further details contact, Mrs. V M Ruckmani Devi, Asst General Manager, Canara Bank Regional Office, Mangaluru (Ph. No.0824-2863208/231/9491961526/9842766456) e-mail id:rlromlr@canarabank.com during office hours on any working day.

SPECIAL INSTRUCTION/CAUTION

Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Canara Bank nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder or vendor in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements/alternatives such as back –up, power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

Place: MANGALURU
Date : 31/10/2026

Authorised Officer
CANARA BANK

केनरा बैंक CANARA BANK
आर एल एफ पी अनुभाग RLFP SECTION
Regional Office, Mangaluru

Internal