केनरा बैंक Canara Bank
Syndicate
[A GOVERNMENT OF INDIA UNDERTAKING]
Karwar Branch

Ground Floor
SYNDICATE HOUSE
Main Road
Karwar
Uttara Kannada District
Karnataka-581301
Ph: 9449860300

Ref: ROKWR/REC/SARFEASI/F7346/2026-27 Date: 07.11.2026

To

M/S Concan Specialised Engineering Services
Proprietor Shri Preetam Jayaram Masurkar
201 Raykar Manor
Kaikini Road
Karwar

Smt Priya Preetam Masurkar (Guarantor)
201 Raykar Manor
Kaikini Road
Karwar

Dear Sir,

Sub: Notice under Section 13[4] of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8[6] of the Security Interest [Enforcement] Rules, 2002[1].

****

As you are aware, I on behalf of Canara Bank, Karwar Branch have taken possession of the assets described in Schedule of Sale Notice annexed hereto in terms of Section 13[4] of the subject Act in connection with outstanding dues payable by you to our Karwar Branch of Canara Bank, Regional Office Karwar.

The undersigned proposes to sell the assets more fully described in the Schedule of Sale Notice.

Hence, in terms of the provisions of the subject Act and Rules made there under, I am herewith sending the Sale Notice containing terms and conditions of the sale.

This is without prejudice to any other rights available to the Bank under the subject Act/ or any other law in force.

Yours faithfully,

कृते केनरा बैंक
For CANARA BANK,
अधिकृत अधिकारी
AUTHORISED OFFICER
Authorised Officer
Canara Bank

Internal

Scanned with OKEN Scanner

ANNEXURE – 13

केनरा बैंक Canara Bank सिंडिकेट Syndicate [A GOVERNMENT OF INDIA UNDERTAKING] Karwar Branch	Ground Floor SYNDICATE HOUSE Main Road Karwar Uttara Kannada District Karnataka-581301 Ph: 9449860300

SALE NOTICE (Physical)

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 provision 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 M/S Concan Specialised Engineering Services, Proprietor Shri Preetam Jayaram Masurkar that the below described immovable property mortgaged/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Regional office Karwar of the Canara Bank, will be sold on "As is what is", and " Whatever there is" on 14.12.2026, for recovery **Rs. 18,31,502/- [Rupees Eighteen lakhs Thirty One Thousand Five Hundred Two only)**, as on 06.11.2026 plus further interest and costs due to the inspection and others made by Karwar Branch of Canara Bank, Regional Office, Karwar from 06.11.2026 till date of payment for loans granted to M/S Concan Specialised Engineering Services, Proprietor Shri Preetam Jayaram Masurkar.

The reserve price for the property will be Rs. 1,26,00,000 [Rupees one Crore Twenty Six Lakhs Only] and the earnest money deposit will be Rs.12,60,000 [Rupees Twelve lakhs Sixty Thousand Only]. The Earnest Money Deposit shall be deposited on or before 11.12.2026 till 4.00 pm.

Details and full description of the immovable property with known encumbrances, if any are as follows:

All the part and parcel of Non Agricultural land bearing Sy No: 260B area measuring 00-14-00 (Fourteen Gunta) situated at Chendia Village Karwar Property owned by Shri **Preetam Jayaram Masurkar,**
Property bounded by
TO East: Road,
To West: Land bearing Sy No: 260/1,
To South: land Bearing Sy NO: 259/1,259/2 and 259/3,
To North: Survey boundary stone

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website [www.canarabank.com] or may contact Branch Manager, Karwar Canara Bank, Ph. No. 9449860300 during office hours on any working day.

कृते केनरा बैंक
For CANARA BANK
प्राधिकृत अधिकारी
AUTHORISED OFFICER

Date: 07.11.2026
Place: Karwar

Authorised Officer
CANARA BANK

Internal

Scanned with OKEN Scanner

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 07.11.2026

1. Name and Address of the Secured Credit	:	Canara Bank, Karwar
2. Name and Address of the Borrower[s]/ Guarantor[s]	:	1)M/S Concan Specialised Engineering Services Proprietor Shri Preetam Jayaram Masurkar 201 Raykar Manor Kaikini Road Karwar 2)Smt Priya Preetam Masurkar (Guarantor) 201 Raykar Manor Kaikini Road Karwar
3. Total liabilities as on 06.11.2026	:	**Rs. 18,31,502/- [Rupees Eighteen lakhs Thirty One Thousand Five Hundred Two only)**
[a] Mode of Auction	:	Online Electronic Bidding.
[b] Details of Auction service provider	:	M/s PSB Alliance (Ebkray), Contact No: 8291220220, Email: support.baanknet@psballiance.com.
Website:	:	**https://Baanknet.com**
[c]Date & Time of Auction	:	14.12.2026 at 12.00 Pm To 1.00 Pm with Unlimited extension of 5 minutes duration each till the conclusion of the sale]
[d] Place of Auction	:	Online.
5. [a] Reserve Price	:	Rs. 1,26,00,000 [Rupees one Crore Twenty Six Lakhs Only]
[b] EMD amount	:	Rs.12,60,000 [Rupees Twelve lakhs Sixty Thousand Only]

Other terms and conditions:

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.

The property can be inspected, with Prior Appointment with Authorised Officer, on 11.12.2026 from 10.00 am. The property will be sold for the price which is more than the Reserve Price and the participating bidders may improve their offer further during auction process. EMD amount of 10% of the Reserve Price is to be deposited by way of Demand draft in favour of Authorized Officer, Canara Bank, Karwar Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to credit of account of Canara Bank, Transient A/c No 209272434 having IFSC Code: CNRB0010300 on or before 11.12.2026 till 5.00 pm.

After payment of the EMD amount, the intending bidders should submit a copy of the following documents/details on or before 11.12.2026 till 5.00 PM, to Canara Bank, Karwar Branch by hand or by email.

Demand Draft/Pay order towards EMD amount. If paid through RTGS/NEFT, acknowledgement receipt thereof with UTR No.

Internal

Scanned with OKEN Scanner

Photocopies of PAN Card, ID Proof and Address proof. However, successful bidder would have to produce these documents in original to the Bank at the time of making payment of balance amount of 25% of bid amount.

Bidders Name. Contact No. Address, E Mail Id.

Bidder's A/c details for online refund of EMD.

The intending bidders should register their names at portal https:// Baanknet.com . and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider **M/s PSB Alliance (Ebkray)**, Contact No: **8291220220, Email:** support.baanknet@psballiance.com.

EMD deposited by the unsuccessful bidder shall be refunded to them. The EMD shall not carry any interest.

Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 10,000.00 [The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum of Rs.10,000.00 as incremental value]. 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 favor of the successful bidder, subject to confirmation of the same by the secured creditor.

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, the deposit made by him shall be forfeited by the Authorised Officer without any notice and property shall forthwith be put up for sale again.

For sale proceeds of Rs. 50,00,000.00 [Rupees Fifty Lakh] and above, the successful bidder will have to deduct TDS at the rate 1% on the Sale proceeds and submit the original receipt of TDS certificate to the Bank.

All charges for conveyance, stamp duty/GST registration charges etc., as applicable shall be borne by the successful bidder only.

Authorized Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Regional office or Canara branch [eSyndicate] who, as a facilitating centre, shall make necessary arrangements.

For further details contact Canara Bank, Karwar Branch [Ph. No 9449860300] e-mail id cb10300@canarabank.com OR the service provider **M/s PSB Alliance (Ebkray)**, Contact No: **8291220220, Email:** support.baanknet@psballiance.com.

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.

कृते केनरा बैंक
For CANARA BANK
अधिकृत अधिकारी
AUTHORISED OFFICER
Authourised Officer
Canara Bank

Place: Karwar
Date:07.11.2026

Internal

Scanned with OKEN Scanner