

Central Bank of India, Branch – Vigan Nagar ,Kota,Dist. Kota-324005 (RAJ)

e-AUCTION SALE NOTICE (Under SARFAESI Act 2002)

APPENDIX- IV-A [SEE PROVISO TO RULE 8 (6)]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for sale of Immovable Assets under the Securitization 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/charged to the secured creditor, the Symbolicl Possession of which have been taken by the Authorized Officer of Central Bank of India, Secured creditors, will be sold on "As is where is", "As is what is" and "whatever there is" basis on date **24/02/2022** for recovery of Rs.42,74,910.00 Plus Uncharge Interest Thereon And Expenses as applicable to the Central Bank of India,secured creditor from below mention Borrower(s) and Guarantor(s). The Reserve Price and Earnest Money Deposit (EMD) is displayed against the details of respective properties. For detailed terms and conditions of the sale, please refer to the link provided in: www.centralbankofindia.co.in or <https://ibapi.in>

E-AUCTION SCHEDULED TO BE HELD ON 24-02-2022 (30 DAYS NOTICE)

DESCRIPTION IMMOVABLE PROPERTIES

S.No	Name of Debtors/Branch	Details of Property	Reserve Price(Rs.)	Earnest Money Deposit (Rs.)
1.	Mr. Kamal Khan & Mrs Shazad Khan, B/O Vigayn Nagar,Kota	<p>Equitable Mortgage of Residential property in the name Mr. Kamal Khan - P No. 216 Laxman Vihar ,Kunhari Kota Raj. 324005 admeasuring 166.66 sq. yards,</p> <p>Bounded By: East : Plot no 160 West : Road North: Plot no 217 South : Plot no 215</p>	Rs.74,00,700.00	Rs.7,40,070.00
Date & Time of E- Auction Sale		24/02/2022 ,11.00 am To 04.00 pm	With Unlimited Auto extension Of 10 minute	
Inspection Date & Time		23/02/2022	11.00 am to 04.00 pm	



Bidder will register on website <https://www.mstcecommerce.com> and upload KYC documents and after verification of KYC documents by the service provider, EMD to be Deposited In Global EMD wallet through NEFT/RTGS/transfer (after generation of challan from <https://www.mstcecommerce.com>). The Auction will be conducted through the Bank's approved service provider "<https://www.mstcecommerce.com>".

E-auction will be held "As is where is", "As is what is" and "whatever is there is" basis. For detailed terms and conditions please refer to the link provided in www.centralbankofindia.co.in secured creditor or auction platform {<https://mstcecommerce.com>} Helpline No.-033-22901004.

TERMS & CONDITIONS: 1. The Sale will be done by the undersigned through e-auction platform provided at the Website <https://www.mstcecommerce.com> on **24-02-2022 (11:00 AM to 04:00 PM)**. The intending Bidders/Purchasers are requested to register on portal (<https://www.mstcauction.com>) using their mobile number and email-id. Further, they are requested to upload requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2 working days), the intending Bidders/Purchasers has to transfer the EMD amount using online mode in his Global EMD Wallet well in advance before the auction time. In case EMD amount is not available in Global EMD Wallet, system will not allow to bid. The registration, verification of KYC documents and transfer of EMD in wallet must be completed well in advance, before auction. Bidders may give offers either for one or for all the properties. Only after having sufficient EMD in his Wallet, the interested bidder will be able to bid on the date of e-auction. Bidder's Global Wallet should have sufficient balance (\geq EMD amount) at the time of bidding. In case of offers for more than one property bidders will have to deposit EMD for each property. 2. Earnest Money Deposit (EMD) amount as mentioned above shall be paid online through i.e. NEFT/Transfer (After generation of Challan from (<https://www.mstcecommerce.com>)) in bidders Global EMD Wallet. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as Cheques will not be accepted. Bidders, not depositing the required EMD in his Wallet, will not be allowed to participate in the e-auction. The Earnest Money Deposited shall not bear any interest. The EMD of the unsuccessful bidders will be returned without interest. 3. Platform (<https://www.mstcecommerce.com>) for e-Auction will be provided by our eAuction service provider MSTC Limited having its Registered office at 225-C, A.J.C. Bose Road, Kolkata-700020. The intending Bidders/Purchasers are required to participate in the e-Auction process at e-Auction Service Provider's website <https://www.mstcecommerce.com>. This Service Provider will also provide online demonstration/ training on e-Auction on the portal. The Sale Notice containing the General Terms and Conditions of Sale is available/published in the Banks websites/webpage portal. <https://www.centralbankofindia.co.in>, <https://ibapi.in> and <http://www.mstcecommerce.com>. The intending participants of e- auction may download free of cost, copies of the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-Auction related to this e-Auction from e-B \emptyset ; -IBAPI portal (<https://www.ibaplin>). 4. The bid price to be submitted shall be equivalent or above the reserve price and during the e-auction bidders will be allowed to offer higher bid in interse bidding over and above the last bid quoted and by minimum increase in the bid amount given in above 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 multiplies 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 ten minutes to the last highest bid, the e-auction shall be closed. 5. Intending Bidders are advised to properly read the Sale Notice, Terms & conditions of e-auction, Help Manual on operational part of e-Auction and follow them strictly. 6. In case of any difficulty or assistance is required before or during e-Auction process they may contact authorized representative of our e-Auction Service Provider (www.mstcecommerce.com), details of which are available on the e-Auction portal. 7. After finalization of e-Auction by the Authorized Officer, only successful bidder will be informed by our above referred service provider through SMS/ email. (on mobile no/ email address given by them/ registered with the service provider). 8. The successful bidder shall have to deposit 25% [Twenty Five Percent] of the bid amount, less EMD amount deposited through NEFT/RTGS in A/c No. 3597627166 , **IFSC-CBIN0281915**, the same day or not later than next working day and the remaining amount shall be paid within 30 days from the date of confirmation of sale. In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property. 9. Default of Payment: Default of payment of 25% of bid amount (less EMD) on the same day or the next working day as stated above and/ or 75% of balance bid amount within the stipulated time shall render automatic cancellation of sale without any notice. The EMD and any other monies paid by the successful bidder shall be forfeited by the Authorized Officer of the Bank. 10. Payment of sale consideration by the successful bidder to the Bank will be subject to TDS under Section 194-1 A of Income Tax Act 1961 and TDS is to be made by the successful bidder only at the time of deposit of remaining 75% of the bid amount. 11. On receipt of the entire sale consideration, the Authorized Officer shall issue the Sale Certificate as per Rules. The purchaser shall bear the stamp duties, including those of sale certificate, registration charges, all statutory dues payable to Government/any authority, Taxes, GST and rates and outgoing both existing and future relating to properties. 12. No request for inclusion/substitution of names, other than those mentioned in the bid, in the sale certificate will be entertained. The Sale Certificate will be issued only in the name of the successful bidder. 13. The Sale Certificate will not be issued pending operation of any stay/ injunction/restraint order passed by the DRT/DRAT/High Court or any other court against the issue of Sale Certificate. Further no interest will be paid on the amount deposited during this period. The deposit made by the successful-bidder, pending execution of Sale Certificate, will be kept in non-interest bearing deposit account. No request for return of deposit either in part or full/cancellation of sale will be entertained. In case of stay of further proceedings by DRT/DRAT/High Court or any other Court, the auction may either be deferred or cancelled and persons participating in the sale shall have no right to claim damages, compensation or cost for such postponement or cancellation. 14. The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale/modify any terms and conditions of the sale without any prior notice and without assigning any reason including calling upon the next highest bidder to perform in case the earlier bidder fails to perform. 15. The intending purchaser can inspect the property on date and time mentioned above at his/her expense. For inspection about the title document & other documents available with the Bank, the intending bidders may contact Central Bank of India during office hours before **23-02-2022**. 16. The property is being sold on "As is where is", "As is what is" and "Whatever there is" basis and the intending bidders should make their own discreet independent inquiries & verify the concerned Registrar/SRO/Revenue Records/ other Statutory authorities regarding the encumbrances and claims/rights/dues/ charges of any authority such as Sales Tax,

Excise/GST/Income Tax besides the Bank's charge and shall satisfy themselves regarding the, title nature, description, extent, quality, quantity, condition, encumbrance, lien, charge, statutory dues, etc over the property before submitting their bids. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The Authorized Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues other than mentioned above(if any). No claim of whatsoever nature regarding the property put for sale charges/encumbrances over the property or on any other matter etc., will be entertained after submission of the online bid. 17. The Bank does not undertake any responsibility to procure any permission/license, NOC, etc. in respect of the property offered for sale or for any dues like outstanding water/service charges, transfer fees, electricity dues, dues to the Municipal Corporation/local authority/Co-operative Housing Society or any other dues, taxes, levies, fees, transfer fees if any in respect of and/or in relation to the sale of the said property. Successful Bidder has to comply with the provisions of Income Tax regarding purchase of property & to pay the tax to the authorities as per applicable rates. 18. The sale is subject to confirmation by the Bank. 19. The sale is subject to conditions /Rules/Provisions prescribed in the SARFAESI Act 2002 and Rules framed there under and the conditions mentioned above. For more details if any prospective bidders may contact the authorized officer.

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT 2002

The borrower/ guarantors are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses Within 30 days from the publication of this notice.

The date of e-Auction, failing which the property, Bank Shall sell the property as per the provision laid down in the SARFAESI ACT 2002.

Date: 21/01/2022 ,

Place: Kota

Authorised Officer, Central Bank of India

STATUTORY 30 DAYS NOTICE UNDER RULE 8 (6) RULE 9 (1) OF SECURITY I NTEREST
(ENFORCEMENT)RULE 2002.

This may also be treated as notice U / r 8 (6)/rule 9(1) of security interest (enforcement) rules 2002.To the Borrower/s and Guranter/s of the said loan about the holding of e- auction sale on the above mention date.

Authorised Officer, Central Bank of India

RO/RECV/2021-22/

Dated-20.01.2022

OFFICE MEMORANDUM

Regional Manager Sir,

THROUGH: SETTLEMENT ADVISORY COMMITTEE (SAC).

REG: Fixation of Reserve Price of property in NPA a/c of M/S Kirtika Industries(Prop-Mrs Kirtika Anil Jain D/O Mr Anil Jain & M/S L P Agro (Prop- Payal Jain Daughter in law Mr Anil Jain)

A meeting of Settlement Advisory Committee was convened at Regional Office, Kota today on date 20.01.2022 regarding fixing of Reserve Price of the Mortgaged property in above NPA Loan Account.

Brief Facts:

In the captioned matter following credi facilities have been sanctioned to M/S Kirtika Industries(Prop-Mrs Kirtika Anil Jain D/O Mr Anil Jain & M/S L P Agro (Prop- Payal Jain Daughter in law Mr Anil Jain) . The account has been turned to NPA . Branch issued notice U/s 13(2) of SARFAESI act 2002 on 01/09/2021 and took symbolic possession of the property on 09.12.2021. we have received recommendation and submitted proposal for fixation of Reserve Price for the mortgaged/hypothecated property from branch office IIA ,Kota vide mail dated 19.01.2022 for conduct of E-auction.

The total tentative dues o/s in these accounts is as under-

**A) M/s Kirtika Industries (Mrs. Kirtika Anil Jain D/o Mr. Anil Jain)
NPA as on 29/11/2020**

Sr.No	Facility	Account No	Sanctioned Amount	Due Balance as on (01.09.2021)
1.	CGECL	3824440875	30,00,000	32,59,617
2.	FITL COVID	3867535279	8,81,000	9,44,796
3.	CC	3690999502	1,50,00,000	1,65,44,448
Total			1,88,81,000	2,07,48,861

**(B) M/s L P Agro (Mrs. Payal Jain Daughter-in-law Mr. Anil Jain)
NPA as on 28/08/2021**

Sr.No	Facility	Account No	Sanctioned Amount	Due Balance as on (01.09.2021)
1.	CGECL	3827619180	5,90,000	6,14,207
2.	FITL Rest	3791155305	3,78,500	3,16,276
3.	CC	3737825402	30,00,000	30,75,733
Total			39,68,500	40,06,216

As per the clause 14.1 of Recovery Policy, the Reserve Price is to be fixed as an average of Fair Market Price and Distressed Sale Value, by the Settlement Advisory Committee at Regional Office for sale of asset under SARFAESI Act, 2002 irrespective of the value of property.

Valuation of Equitable Mortgage of Immovable property –

Situated at Shop No-70, Bhamashah Krishi Upaj Mandi, Distt-Kota, Rajasthan, Measuring 2250 Sq. Ft . in the name of M/s Swastik Trading Company (Prop- Mr.Anil Jain S/o Bhag Chand Jain)

Valuation By:	JAIN TECHNOCRATES	
Date of Valuation:	26.05.2021	
Area of Land:*	2250.00 Sqft	
1. Market Value:	Rs 97,68,000/-	
2. Realisable Value:	Rs.87,91,200/-	
3. Distress sale value:	Rs.73,26,000/-	
4. DLC Value	-----	
5. Market value as Sale Value:	97,68,000/-	

Hence considering the Recovery Policy provisions, Valuation Reports, IIA Kotar Branch Manager's recommendation, and first time E-Auction of the said property due to Closure balance of Account, Legal & Other charges due in Account, the committee is of the view that fixing of the Reserve Price of the above said entire Land and Building at the **Market value as Sale Value which is Rs 97,68,000/-** so we may fetch many bidders for auction sale of the property.

Annexure:

1. Branch mail dated: 19/01/2022
2. Valuation Report by Panel Valuer

(B S HADA)
Asst. Manager, Recv.

(Mahesh Kumar Meena)
Senior Manager, Recv.

(Mukesh Kachhawah)
Chief Manager, Recovery

Approved as above

(Suman Kumar Singh)
Regional Manager

Central Bank of India, Branch – Indraprastha Industrial Area ,Kota, Dist. Kota-324005 (RAJ)

e-AUCTION SALE NOTICE (Under SARFAESI Act 2002)

APPENDIX- IV-A [SEE PROVISIO TO RULE 8 (6)]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for sale of Immovable Assets under the Securitization 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/charged to the secured creditor, the symbolic Possession of which have been taken by the Authorized Officer of Central Bank of India, Secured creditors, will be sold on "As is where is", "As is what is" and "whatever there is" basis on date **24/02/2022** for recovery of Rs.2,47,55,077.00 Plus Uncharge Interest Thereon And Expenses as applicable to the Central Bank of India, secured creditor from below mention Borrower(s) and Guarantor(s). The Reserve Price and Earnest Money Deposit (EMD) is displayed against the details of respective properties. For detailed terms and conditions of the sale, please refer to the link provided in: www.centralbankofindia.co.in or <https://ibapi.in>

E-AUCTION SCHEDULED TO BE HELD ON 24-02-2022 (30 DAYS NOTICE)

DESCRIPTION IMMOVABLE PROPERTIES

S.No .	Name of Debtors/Branch	Details of Property		Reserve Price(Rs.)	Earnest Money Deposit (Rs.)
1.	M/s Kirtika Industries (Mrs. Kirtika Anil Jain D/o Mr. Anil Jain) B/O IIA Kota	Equitable Mortgage of Immovable property in the name of M/s Swastik Trading Company (Prop- Mr.Anil Jain S/o Bhag Chand Jain) Situating at Shop No-70, Bhamashah Krishi Upaj Mandi, Distt-Kota, Rajasthan, Measuring 2250 Sq. Ft		Rs.97,68,000.00	Rs.9,76,800.00
2.	& M/s L P Agro (Mrs. Payal Jain Daughter-in-law Mr. Anil Jain) B/O IIA KOTA	Bounded By: North: Shop No- B-69 South : Shop No – B-71 East : Road West : Road			
Date & Time of E- Auction Sale		24/02/2022 ,11.00 am To 04.00 pm		With Unlimited Auto extension Of 10 minute	



Inspection Date & Time	23/02/2022	11.00 am to 04.00 pm
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Bidder will register on website <https://www.mstcecommerce.com> and upload KYC documents and after verification of KYC documents by the service provider, EMD to be Deposited In Global EMD wallet through NEFT/RTGS/transfer (after generation of challan from <https://www.mstcecommerce.com>). The Auction will be conducted through the Bank's approved service provider "<https://www.mstcecommerce.com>".

E-auction will be held "As is where is", "As is what is" and "whatever is there is" basis. For detailed terms and conditions please refer to the link provided in www.centralbankofindia.co.in secured creditor or auction platform {<https://mstcecommerce.com>} Helpline No.-033-22901004.

TERMS & CONDITIONS: 1. The Sale will be done by the undersigned through e-auction platform provided at the Website <https://www.mstcecommerce.com> on **24-02-2022 (11:00 AM to 04:00 PM)**. The intending Bidders/Purchasers are requested to register on portal (<https://www.mstcauction.com>) using their mobile number and email-id. Further, they are requested to upload requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2 working days), the intending Bidders/Purchasers has to transfer the EMD amount using online mode in his Global EMD Wallet well in advance before the auction time. In case EMD amount is not available in Global EMD Wallet, system will not allow to bid. The registration, verification of KYC documents and transfer of EMD in wallet must be completed well in advance, before auction. Bidders may give offers either for one or for all the properties. Only after having sufficient EMD in his Wallet, the interested bidder will be able to bid on the date of e-auction. Bidder's Global Wallet should have sufficient balance (\geq EMD amount) at the time of bidding. In case of offers for more than one property bidders will have to deposit EMD for each property. 2. Earnest Money Deposit (EMD) amount as mentioned above shall be paid online through i.e. NEFT/Transfer (After generation of Challan from (<https://www.mstcecommerce.com>)) in bidders Global EMD Wallet. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as Cheques will not be accepted. Bidders, not depositing the required EMD in his Wallet, will not be allowed to participate in the e-auction. The Earnest Money Deposited shall not bear any interest. The EMD of the unsuccessful bidders will be returned without interest. 3. Platform (<https://www.mstcecommerce.com>) for e-Auction will be provided by our eAuction service provider MSTC Limited having its Registered office at 225-C, A.J.C. Bose Road, Kolkata-700020. The intending Bidders/Purchasers are required to participate in the e-Auction process at e-Auction Service Provider's website <https://www.mstcecommerce.com>. This Service Provider will also provide online demonstration/ training on e-Auction on the portal. The Sale Notice containing the General Terms and Conditions of Sale is available/published in the Banks websites/webpage portal. <https://www.centralbankofindia.co.in>, <https://ibapi.in> and <http://www.mstcecommerce.com>. The intending participants of e- auction may download free of cost, copies of the Sale Notice, Terms & Conditions of e-auction, Help Manual on operational part of e-Auction related to this e-Auction from e-B ; -IBAPI portal (<https://www.ibaplin>). 4. The bid price to be submitted shall be equivalent or above the reserve price and during the e-auction bidders will be allowed to offer higher bid in interse bidding over and above the last bid quoted and by minimum increase in the bid amount given in above 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 multiplies 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 ten minutes to the last highest bid, the e-auction shall be closed. 5. Intending Bidders are advised to properly read the Sale Notice, Terms & conditions of e-auction, Help Manual on operational part of e-Auction and follow them strictly. 6. In case of any difficulty or assistance is required before or during e-Auction process they may contact authorized representative of our e-Auction Service Provider (www.mstcecommerce.com), details of which are available on the e-Auction portal. 7. After finalization of e-Auction by the Authorized Officer, only successful bidder will be informed by our above referred service provider through SMS/ email. (on mobile no/ email address given by them/ registered with the service provider). 8. The successful bidder shall have to deposit 25% [Twenty Five Percent] of the bid amount, less EMD amount deposited through NEFT/RTGS in A/c No. **, IFSC-CBIN0281557**, the same day or not later than next working day and the remaining amount shall be paid within 30 days from the date of confirmation of sale. In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property. 9. Default of Payment: Default of payment of 25% of bid amount (less EMD) on the same day or the next working day as stated above and/ or 75% of balance bid amount within the stipulated time shall render automatic cancellation of sale without any notice. The EMD and any other monies paid by the successful bidder shall be forfeited by the Authorized Officer of the Bank. 10. Payment of sale consideration by the successful bidder to the Bank will be subject to TDS under Section 194-1 A of Income Tax Act 1961 and TDS is to be made by the successful bidder only at the time of deposit of remaining 75% of the bid amount. 11. On receipt of the entire sale consideration, the Authorized Officer shall issue the Sale Certificate as per Rules. The purchaser shall bear the stamp duties, including those of sale certificate, registration charges, all statutory dues payable to Government/any authority, Taxes, GST and rates and outgoing both existing and future relating to properties. 12. No request for inclusion/substitution of names, other than those mentioned in the bid, in the sale certificate will be entertained. The Sale Certificate will be issued only in the name of the successful bidder. 13. The Sale Certificate will not be issued pending operation of any stay/ injunction/restraint order passed by the DRT/DRAT/High Court or any other court against the issue of Sale Certificate. Further no interest will be paid on the amount deposited during this period. The deposit made by the successful-bidder, pending execution of Sale Certificate, will be kept in non-interest bearing deposit account. No request for return of deposit either in part or full/cancellation of sale will be entertained. In case of stay of further proceedings by DRT/DRAT/High Court or any other Court, the auction may either be deferred or cancelled and persons participating in the sale shall have no right to claim damages, compensation or cost for such postponement or cancellation. 14. The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale/modify any terms and conditions of the sale without any prior notice and without assigning any reason including calling upon the next highest bidder to perform in case the earlier bidder fails to perform. 15. The intending purchaser can inspect the property on date and time mentioned above at his/her expense. For inspection about the title document & other documents available with the Bank, the intending bidders may contact Central Bank of India during office hours before **23-02-2022**. 16. The property is being sold on "As is where is", "As is what is" and "Whatever there is" basis and the intending bidders should make their own discreet independent inquiries &

verify the concerned Registrar/SRO/Revenue Records/ other Statutory authorities regarding the encumbrances and claims/rights/dues/ charges of any authority such as Sales Tax, Excise/GST/Income Tax besides the Bank's charge and shall satisfy themselves regarding the, title nature, description, extent, quality, quantity, condition, encumbrance, lien, charge, statutory dues, etc over the property before submitting their bids. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The Authorized Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues other than mentioned above(if any). No claim of whatsoever nature regarding the property put for sale charges/encumbrances over the property or on any other matter etc., will be entertained after submission of the online bid. 17. The Bank does not undertake any responsibility to procure any permission/license, NOC, etc. in respect of the property offered for sale or for any dues like outstanding water/service charges, transfer fees, electricity dues, dues to the Municipal Corporation/local authority/Co-operative Housing Society or any other dues, taxes, levies, fees, transfer fees if any in respect of and/or in relation to the sale of the said property. Successful Bidder has to comply with the provisions of Income Tax regarding purchase of property & to pay the tax to the authorities as per applicable rates. 18. The sale is subject to confirmation by the Bank. 19. The sale is subject to conditions /Rules/Provisions prescribed in the SARFAESI Act 2002 and Rules framed there under and the conditions mentioned above. For more details if any prospective bidders may contact the authorized officer.

STATUTORY 30 DAYS SALE NOTICE UNDER SARFAESI ACT 2002

The borrower/ guarantors are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses Within 30 days from the publication of this notice.

The date of e-Auction, failing which the property, Bank Shall sell the property as per the provision laid down in the SARFAESI ACT 2002.

Date: 20/01/2022 ,

Place: Kota

Authorised Officer, Central Bank of India

STATUTORY 30 DAYS NOTICE UNDER RULE 8 (6) RULE 9 (1) OF SECURITY I NTEREST
(ENFORCEMENT)RULE 2002.

This may also be treated as notice U / r 8 (6)/rule 9(1) of security interest (enforcement) rules 2002.To the Borrower/s and Guarantor/s of the said loan about the holding of e- auction sale on the above mention date.

Authorised Officer, Central Bank of India