



# सेण्ट्रल बँक ऑफ इंडिया Central Bank of India

Branch: Birla Mandir, Patna

## 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 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/charged to the Secured Creditor, the Physical Possession of which has been taken by the Authorised Officer of Central Bank of India, (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" on 18/03/2020, for recovery of under mentioned dues and interest & other charges due to the Central Bank of India, Birla Mandir Branch (Secured Creditor and Lead Bank under consortium Finance) from the below mentioned Borrower(s) & Guarantor(s). The reserve price and EMD amount for each property has been furnished below.

Sr. No.	Name of the Branch Name of the Borrower/Guarantor Mortgagor	Outstanding Dues	Details of Property	1. Reserve Price 2. EMD 3. Bid Increase Amount
1.	Borrower: Mr. Rajan Kumar & Mrs. Nandani Sinha	₹ 22,55,930/- (Rupees Twenty two lac fifty five thousand nine hundred thirty only) + interest & other charges.	<b>Description of the Asset/Immovable Property:</b> Land & Building in the name of Mrs. Nandani Sinha W/o Mr. Ranjan Kumar bearing Sale Deed No.434 of 2012, Area-512.75 Sq.ft, Circle No.-62, Holding No.-141(O) New 218A/187, Ward No.-17/23/42(O)/52(N), MSP No.-488, Mohalla- Balkishungari, Kabutri Gali, Thana-Alamgari, Distt.-Patna. Boundaries: North-Shri Shivjee Singh & others, South-Smt. Jayanti Devi & 12 ft Road, East-16 Ft. Road, West-Smt. Jayanti Devi.	1. ₹25,92,000/- 2. ₹2,59,200/- 3. ₹50,000/-

Encumbrance known to the Secured Creditor: NIL

For detailed terms and conditions of the sale, please refer to the link provided in Central Bank of India (Secured Creditor's) website, i.e.  
<https://centralbankofindia.co.in> or <https://www.bankeauctions.com>

Date : 19.02.2019

Place : Patna

Authorised officer  
CENTRAL BANK OF INDIA





# सेण्ट्रल बैंक ऑफ इंडिया Central Bank of India

शाखा: बिरला मंदिर, पटना

परिशिष्ट-IV-क [(नियम 8(6) का परन्तुक देखें]  
अचल सम्पत्ति के विक्रय हेतु विक्रय नोटिस

प्रतिभूति हित (प्रवर्तन) नियम 2002 के नियम 8(6) के परन्तुक के साथ पठित वित्तीय आस्तियों का प्रतिभूतिकरण और पुर्नगठन तथा प्रतिभूति हित का प्रवर्तन अधिनियम, 2002 के अधीन अचल आस्तियों के विक्रय हेतु ई-नीलामी विक्रय नोटिस।

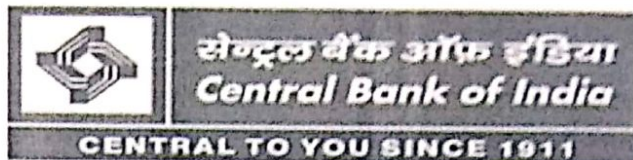
आम लोगों को तथा विशेष रूप से उधार लेने वाले और प्रत्याभूति-दाता को यह नोटिस दिया जाता है कि नीचे वर्णित अचल सम्पत्ति जो प्रतिभूति लेनदार के पास गिरवी/प्रभारित है, का वास्तविक कब्जा सेन्ट्रल बैंक ऑफ इंडिया (प्रतिभूत लेनदार) के प्राधिकृत अधिकारी द्वारा लिया गया है, नीचे उल्लिखित सेन्ट्रल बैंक ऑफ इंडिया, बिरला मंदिर शाखा (प्रतिभूत लेनदार एवं संघ वित्त के तहत अग्रणी बैंक) की बकाया राशि एवं ब्याज तथा अन्य शुल्क को वसूलों के लिए निम्नलिखित सम्पत्तियों को "जहाँ है, जैसा है और जो कुछ भी है" के आधार पर दिनांक 18/03/2020 को बेची जाएगी। प्रत्येक सम्पत्ति के लिए आरिखत मूल्य एवं ईएमडी राशि नीचे दी गई है:

क्र. सं.	शाखा का नाम कर्जदार/जमानतदार/ वधककर्ता का नाम	बकाया राशि	संपत्ति का विवरण	1. आरक्षित मूल्य 2. ईएमडी 3. बीड चूडि राशि
1.	कर्जदार: श्री राजन कुमार एवं श्रीमती नन्दनी सिन्हा	₹22,55,930/- (रु. बाईस लाख पचपन हजार नौ सौ तीस मात्र) + ब्याज एवं अन्य शुल्क।	अचल सम्पत्ति/प्रतिभूति का विवरण: जमीन एवं भवन श्रीमती नन्दनी सिन्हा पति-श्री राजन कुमार के नाम से है जिसका सेल डीड नं.-434 वर्ष 2012, रकबा-512.75 वर्गफीट सर्किल नं.-62, हॉलिंग नं.-141 (पुण्या) तथा 218ए/187, बार्ड नं.-17/23/42(पुण्या)/52(नया), एम.एस.पी. नं.-488, मोहल्ला-बालकिशुनगंज, कबूतरी गली, भाना-आलमगंज, बिला-पटना। चौहद्दी:-उत्तर-श्री शिवजी सिंह एवं अन्य, दक्षिण-श्रीमती जयंती देवी एवं 12 फीट रोड, पूरब-16 फीट रोड, पश्चिम-श्रीमती जयंती देवी।	1. ₹25,92,000/- 2. ₹2,59,200/- 3. ₹50,000/-

ज्ञात ऋण भार-शून्य  
विक्रय के निबंधन और शर्तों के बारे में अधिक जानकारी के लिए कृपया नीचे दिए गए सेन्ट्रल बैंक ऑफ इंडिया (प्रतिभूत लेनदार) की वेबसाइट, अर्थात् <https://centralbankofindia.co.in> या <https://www.banksauctions.com> में दिए गए लिंक को देखें।

दिनांक : 19.02.2020  
स्थान : पटना  
नोट:- विवाद की स्थिति में अग्रणी पाठ मान्य होगा।  
प्राधिकृत अधिकारी  
सेन्ट्रल बैंक ऑफ इंडिया





## Regional Office : Patna

The E-auction is being held on "As Is Where Is", "As Is What Is Basis" and "Whatever There Is"

**DATE AND TIME OF E-AUCTION: 18.03.2020 BETWEEN 12:00 TO 2:00 PM**

### Terms and condition for E-Auction

The auction will be "Online E-auction" through website <https://www.bankeauctions.com>

Date and Time for auction: 18.03.2020 between 12.00PM To 2.00 PM (With auto extension clauses in case of bid in last 5 minutes before closing). E-Auction is being held on "As Is Where Is", "As Is What Is Basis" "and" "Whatever There Is" basis.

1. Auction/Bidding shall only through "Online Electronic Bidding" through the website <https://www.bankeauctions.com> and property is also available at <https://www.bankeauctions.com>. Bidders are advised to go through the website for detailed terms and part in the e-auction sale proceedings.
2. The intending bidders should register their names at portal <https://www.bankeauctions.com> and get their User ID and Password free of cost also prospective bidder may avail online training on e-auction from M/s C1 India Pvt Ltd ,Udhyog Bihar ,Phase -2 ,Gulf PetroChem Building No-301,Gurgaon, Hariyana,Pin-122015,E-mail ID : [support@bankeauctions.com](mailto:support@bankeauctions.com) , Helpline No.- +91-024-4302020/2021/2022/2023/2024, Mob-7080804466 (Mithilesh Kumar). For detailed terms and conditions please visit website <https://www.bankeauctions.com> .
3. Earnest Money Deposit (EMD) shall be deposited through RTGS/NEFT/Fund Transfer on or before 4:00 PM on 16.03.2020 to designated account. Details of which are given as under:-
  - Account Name : Central Bank Of India ,RO Patna E-auction Account
  - Account No : 3315153029
  - IFSC Code : CBIN0281488
4. After Registration (One Time) by the bidder in the Web Portal, the intending bidder/purchaser is required to get the copies of the following documents uploaded in the Web Portal before Last Date & Time of submission of the Bid Documents viz. i) Copy of the NEFT/RTGS Challan or Demand Draft; ii) Copy of PAN Card; iii) Proof of Identification/Address Proof (KYC) viz, self-attested copy of Voter ID Card/Driving License/Passport/Ration Card etc. without which the Bid is liable to be rejected. UPLOADING SCANNED COPY OF ANNEXURE-II & III (can be downloaded from the Web Portal: <https://www.bankeauctions.com>) AFTER DULY FILLED UP & SIGNING IS ALSO REQUIRED.
5. The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part sale consideration and the EMD of the unsuccessful bidders shall be refunded. The earnest money deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the auction price, adjusting the EMD already paid, immediately the acceptance of bid process by Authorised officer and the balance 75% of the sale price on or before 15th day of confirmation of sale or within such extended period as agreed upon in writing by and solely at the discretion of the Authorised Officer. In case of default in payment by the successful bidder, the amount already deposited shall be liable to be forfeited and property shall be put to re-auction and the defaulting bidder shall have no claim / right in respect of property/amount.
6. It shall be the responsibility of the bidders to inspect and satisfy themselves about the asset and specification before submitting their bid. The inspection of property (ies) put on auction will be



permitted to interested bidders at sites from 11:00 AM to 4:00 PM on 06.03.2020 & 07.03.2020.

Chief Manager/Branch Manager of Branch will assist in inspection of sites.

7. Auction would commence at Reserve Price, as mentioned above. Bidder shall improve their offers in multiples of Rs.50000/- (Rupees Fifty Thousand Only). The Bidder who submits the highest bid (Not below the Reserve Price) on closure of Online Auction shall be declared as successful bidder subject to approval of Authorised Officer.
8. All the charges including dues to any authority, conveyance, stamp duty and registration charges etc. as applicable shall be born by successful bidder only.
9. Bank reserves the right to postpone /cancel or vary any of terms and conditions of the auction without assigning any reason thereof.
10. For further details contact : Branch Manager : Ms. Farha Hussain Mobile No- 8298196408 OR Chief Manager Regional office, Patna Contact No -7631994753 or M/s C1 India Pvt Ltd, Udhog Bihar ,Phase -2 ,Gulf PetroChem Building No-301,Gurgaon, Hariyana,Pin-122015,E-mail ID : support@bankeauctions.com , Helpline No.- +91-024-4302020/2021/2022/2023/2024, Mob- 7080804466 (Mithilesh Kumar).
11. The purchaser shall bear the applicable stamp duties/additional stamp duty /transfer charges, fee etc. and also all the statutory / non statutory dues, taxes, TDS (if any), rates, assessment charges, fee etc. owing to anybody.
12. The Authorised Officer is not bound to accept the highest offer and the Authorised Officer has absolute right to accept or reject any or all offer (s) or adjourn/postpone/cancel the e-auction without assigning any reason thereof.
13. The bidders are advised to go through the details Terms & Conditions of E-Auction available on Web Portal of M/s C1 India Pvt Ltd., <https://www.bankeauctions.com> before submitting their bids and taking part in the E-Auction.
14. The publication is subject to the force major clauses.

#### Special Instructions

15. Bidding in the last moment should be avoided in the bidders own interest as neither the CENTRAL BANK OF INDIA nor service provider will be responsible for any lapse/failure(Internet failure /Power failure etc.). In order to ward -off such contingent situation bidders are requested to make all necessary arrangements/alternatives such as power supply back-up etc., so that they are able to circumvent such situation and are able to participate in the auction successfully.
16. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances; title of property/ies put on auction and claims/rights/dues/affecting the property, prior to submitting their bid. The E-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of bank. The property is being sold with all the existing and failure encumbrances whether known or unknown to bank .The Authorised Officer /Secure Creditor shall not be responsible in any way for any third party claims/rights/dues.

Date: 19.02.2020

Place: Patna

Authorized Officer  
Central Bank of India

CENTRAL BANK OF INDIA  
REGIONAL OFFICE, PATNA