



ఆంధ్ర ప్రగతి గ్రామీణ బ్యాంక్ ఆంధ్ర ప్రగతి గ్రామీణ బేంక్
Andhra Pragathi Grameena Bank
(Sponsored by Canara Bank)

Format- AS
Branch: Ongole Market Centre
E-Auction sale notice under SARFAESI Act 2002

Ref No: 22/ONGOLE/SARFAESI/E-auction/2024-25

Date: 29-10-2024

***Sale of immovable assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (herein after referred to as the Act).**

Notice is hereby given to the public in general and to the Borrower/s and Guarantor in particular that the under mentioned property mortgaged to Andhra Pragathi Grameena Bank, the possession of which had been taken by the Authorized Officer of the Bank under S. 13(4) of the Act will be sold by E- Auction as mentioned below for recovery of under mentioned dues and applicable interest, charges and costs etc as detailed below.

The property described below is being sold on "AS IS WHERE IS, WHATEVER THERE IS AND WITHOUT RECOURSE BASIS" under the rule no.8 & 9 of the Security Interest(Enforcement) Rules (herein after referred to as the rules) for the recovery of the dues detailed as under:

Name and address of Borrower/Guarantor	<p>Borrower:</p> <p>1) Sri Challa Hari Narayana S/o Chinna Venkaiah HNo:27-045-214 Gopal Nagar Extension Ongole Prakasam District, Pin:523001</p> <p>2)Smt Challa Prasanna Lakshmi S/o Chinna Venkaiah HNo:27-045-214 Gopal Nagar Extension Ongole Prakasam District Pin:523001</p> <p>Guarantor</p> <p>1) Sri Moraboyina Venkaiah S/o Subbaiah HNo:58-10-17/2a Chakalivari street Santhapeta-Ongole Prakasam District. Pin:523001</p>
The total amount due as on 24-10-2024.	Rs.5,43,028/- with future interest and costs till date of payment.

Description of the Immovable properties (Name of the owner/Mortgager to be mentioned)	Registered Simple Mortgaged of Semi-finished RCC Roof of Residential house standing in the name of the borrower Sri Challa Hari Narayana S/o Chinna Venkaiah measuring 165 Sq.Yards located under Survey No: 168/2 in Alluru Village and Gram Panchayath, Kothapatnam Mandal- Prakasam district.
	Bounded by i)East : Plot No:45 Site ii)West : 33 feet width road iii)North: Plot No:43 Site iv)South: Plot No:41 Site
Details of encumbrances over the property, as known to the Bank	Andhra Pragathi Grameena Bank-Ongole Market Centre Branch

The details regarding E-Auction are mentioned below:

Date and time of E –Auction	On 28-11-2024 between 12 pm and 2 pm
Extension of Time	5 Minutes
Reserve price of property	Rs.12,21,000/-
E Auction Website address	https://bankauctions.in
Earnest Money deposit(EMD)	Rs.123,000/-
Last date for submission of bids	27-11-2024
Minimum Bid increment amount	Rs.10000/-
Date and time of inspection of property for Intending purchasers	On any working day of the Ongole Market Centre branch between *10am to *5pm.
Contact details & website address of service provider (Name/telephone no./email id/address)	M/s 4Closure M/s.4Closure, # 605 A, 6th Floor Maitrivanam, Ameerpet, Hyderabad – 500038, Telangana E mail: prakash@Bankauctions.in Mr.T.Jaya Prakash Reddy – Manager-Mobile No:8142000064 https://bankauctions.in

Terms and conditions

1. Sale is subject to the conditions prescribed in SARFAESI Act/Rules 2002 and the terms and conditions mentioned here under as also subject to conditions in the offer/bid documents to be submitted by the intending/participating bidders.
2. The sale process of above properties shall be conducted through e-auction only, on the said date i.e. 28.11.2024 from 12pm to 2pm by the Bank's e-auction service provider M/s.4Closure, # 605 A, 6th Floor Maitrivanam, Ameerpet, Hyderabad – 500038, Telangana Contact person Mr.T.Jaya Prakash Reddy – Manager-Mobile No:8142000064. Email id: prakash@Bankauctions.in & on the platform of the website is <https://bankauctions.in>The service provider will also provide training on e-auction, if required, to those bidders who will deposit EMD.
3. Earnest Money Deposit (EMD) shall be deposited through RTGS/NEFT/Fund Transfer to the credit of A/c No. 91343050920, Andhra Pragathi Grameena Bank, Ongole Market Centre branch, IFS Code: APGB0005092 before submitting bids. EMD can also be paid by way of Pay Order/Demand Draft in favour of Andhra Pragathi Grameena Bank Payable at Ongole Market Centre Branch.

4. Bids shall be submitted in the prescribed format with relevant details. For details, please contact M/s 4Closure, Ph no. 8142000064, and Email id: prakash@Bankauctions.in
5. The intending bidders should submit the duly filled in Bid form (format available in the above website) along with the DD/PO/quoting the UTR no. of NEFT/RTGS remittance towards EMD in a sealed cover addressed to the Authorised Officer, Andhra Pragathi Grameena Bank, Regional Office, Ravi Anjaneyulu Road, Behind Paradise hotel, Kurnool Road, Ongole-Prakasam district-523002, so as to reach the same before 27.11.2024 (last date of submission of bid). The sealed cover should be super scribed with "Bid for participating in E-Auction Sale- in the A/c of Sri Challa Hari Narayana and Smt Challa Prasanna Lakshmi.
6. On compliance with the above, the bidders shall be provided with the facility of online participation in the inter se auction bidding. Online bidding will take place at the Website of <https://bankauctions.in> and shall be subject to the terms and conditions mentioned here in as well as those given in the bid document. Further the sale shall be in accordance with the SARFAESI Act/Rules.
7. No person other than the intending bidder themselves, or their duly authorized agent shall be allowed to participate in the e-Auction.
8. The intending participants of the e-Auction may download copies of sale notice, terms and conditions of e-auction, help manual on operational part of e-Auction and process compliance form related to this e-auction from the above mentioned website of service provider i.e. **M/S M/s 4Closure**. For the purpose of participation in e-auction, the intending bidders must have a **valid digital signature**, active **e-mail ID and PAN Number**. Any intending bidders presently not having digital signature may procure it from any Registering Authority (Certified by the Government of India) issuing of such signature.
9. It is the sole responsibility of the bidder to obtain the said Digital Signature Certificate and computer terminal system with internet connection to enable him/her to participate in the bidding. Any issue with regard to Digital Signature Certificate and connectivity during the course of the bidding online shall be the sole responsibility of the bidder and no claim in this regard shall be entertained by the Bank or the e-auction Service Provider.
10. Bidders can bid for all or any one of the lots.
11. Bidders are required to comply with KYC norms and provide self-attested KYC documents online as well as offline on or before 27.11.2024. The genuineness of the KYC documents is the sole responsibility of the bidder.
12. Offers that are not duly filled up or offers not accompanied by the EMD or offers received after the above date and time prescribed herein will not be considered/treated as valid offers, and accordingly shall be rejected.
13. After expiry of the last date of submission of bids with EMD, Authorized officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids on and above the reserve price and paid the stipulated EMD with the Bank along with other factors like valid KYC etc) to the service provider **M/s 4Closure** to enable them to allow only those bidders to participate in the online inter se bidding/auction proceedings at the date and time mentioned in e-Auction Sale notice.
14. Inter se bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders and bidders can bid in multiples of Rs.10000/-.

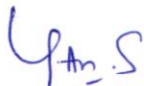
15. Auction will be scheduled for an initial period of 60 minutes followed by unlimited extension of 5 minutes each viz. the auction will run for 60 minutes first and in case there is a valid bid received within last 5 minutes, the auction will get extended for another 5 minutes. **The process will continue until there are no valid bids during last 5 minutes.**
16. In no eventuality the property would be sold below the Reserve Price.
17. The property shall be sold to highest bidder, subject to acceptance of the bid by the secured creditor.
18. The successful applicant declared through the process of e-auction shall deposit 25% of the purchase amount (inclusive of EMD), immediately on closure of the e-auction sale proceedings through the mode of payment mentioned in Clause (3). The successful bidder is advised to note the business hours of the Bank to avoid technical issues/default.
19. The balance amount of the purchase money shall be paid to the Authorized Officer of the Bank on or before 15th day from the date of e-Auction or such extended period as agreed upon in writing by the Authorized Officer. In case of any default of respective payment within the stipulated period, the sale will automatically stand revoked and the entire deposit made by the bidder together with the earnest money shall be forfeited without any notice and the property shall be resold. The defaulting bidder shall not have any recourse/claim against the Bank/Authorized Officer.
20. The EMD of the unsuccessful bidders will be returned on the closure of the e-auction sale proceedings.
21. The successful bidder shall bear the stamp duties, charges including those of sale certificate, registration charges, all statutory dues payable to government, taxes and rates and outgoing, both existing and future relating to the properties.
22. The sale certificate will be issued in the name of the successful bidder only and for the successful bid amount as sale consideration, after payment of the entire successful bid amount/closing bid amount and other charges if any.
23. The defaulting purchaser/bidder shall forfeit all claims to the property or to any part of the sum for which it may be subsequently sold.
24. The property is sold in "AS IS WHERE IS, WHAT IS THERE IS AND WITH OUT ANY RECOURSE BASIS" in all respects and subject to statutory dues if any. The intending bidders should make discrete enquiry as regards any claim, charges/encumbrances on the properties, of any authority, besides the Bank's charges and should satisfy themselves about the title, extent, quality and quantity of the property before submitting their bid. For any discrepancy in the property the participating bidder is solely responsible for all future recourses from the date of submission of bid.
25. 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 bid/confirmation of sale.
26. The Authorized Officer/Bank will not be responsible for any charge, lien, encumbrance, property tax dues, electricity dues etc or any other dues to the Government, local authority or anybody, in respect of the property under sale.
27. Prospective bidders are advised to peruse the copies of title deed, if any available with the bank and also carry out their own inquiries to satisfy them-selves regarding title to the property, marketability, right, interest, encumbrances, dues if any, over the property.

28. The Authorized Officer has the absolute right and discretion to accept or reject any bid or adjourn/postpone/cancel the sale or add/delete/change any of the terms and conditions of this sale at any time without prior notice to the owner, bidder, public etc and without assigning any reason.
29. The e-Auction sale is subject to the confirmation by the Secured Creditor/Bank. If the borrower/guarantor pays the amount due to the Bank in full before date of sale, no sale will be conducted. The successful bidder shall not have claim in this regard and cancellation of the sale/auction is at the discretion of the Bank/Authorized Officer.
30. Andhra Pragathi Grameena Bank has appointed **M/s 4Closure** as a service provider who will assist the undersigned in conducting the auction.
31. Prospective bidders may avail online training on e-Auction from M/s.4Closure, # 605 A, 6th Floor Maitrivanam, Ameerpet, Hyderabad – 500038, Telangana. Contact person Mr.T.Jaya Prakash Reddy – Manager-Mobile No:8142000064. Email id: prakash@Bankauctions.in & on the platform of the website is <https://bankauctions.in>
32. The intending purchasers can inspect the property with prior appointment at his/her expenses on the time and date mentioned above. For inspection of the properties please contact our Andhra Pragathi Grameena Bank, Ongole Market Centre branch, Ph: 9494980282,8074490835 Email: 5092@apgb.in or from M/s.4Closure, # 605 A, 6th Floor Maitrivanam, Ameerpet, Hyderabad – 500038, Telangana. Contact person Mr.T.Jaya Prakash Reddy – Manager-Mobile No:8142000064. Email id: prakash@Bankauctions.in & on the platform of the website is <https://bankauctions.in>
33. The particulars specified in the Description of property have been stated to the best of information of the Bank and the Bank will not be responsible for any error, mis-statement or omission.
34. For further details contact the Authorized Officer.

SYED YUSUF ALI
Regional Manager
Andhra Pragathi Grameena Bank
Regional Office,
Ravi Anjaneyulu Road,
Behind Hotel Paradise,Kurnool Road,
Ongole-523002.
Ph: 9490158032, 9490158033
Email: roongole@apgb.in

This is also a notice to the borrower/guarantor of the above said loan about holding of this sale on the above mentioned date if their outstanding dues are not repaid in full.

Place: Ongole
Date: 29.10.2024


Authorized officer
(Syed Yusuf Ali)

