



Regional office - 649/650, Oppanakara Street
Coimbatore – 641 001

Phone: 0422 - 2390 303, 2390 304 –

Fax: 0422- 2396 767 -

e-mail: rccrocbe@unionbankofindia.com

E AUCTION-SALE NOTICE

Notice is hereby given to the public in general and to the Borrower and Guarantor in particular by the Authorized Officer that the under mentioned property mortgaged to Union Bank of India taken possession under the provisions of Section 13(4) of Securitization Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, will sold by E-Auction as mentioned below for recovery of under mentioned dues of further interest, charges and costs etc. as detailed below.

The Property is being sold on **“AS IS WHERE IS, WHATEVER THERE IS AND WITHOUT RECOURSE BASIS”** as such is without any warranties and indemnities.

The Under mentioned property will be sold by **“Online E-Auction”** through website www.bankeauctions.com on **13.06.2017**

This may also be treated as notice u/s 8(6) of Security Interest (Enforcement) Rules, 2002 to the borrower/s and guarantors/s of the below said loan about the holding of E-Auction Sale on the above mentioned date , if their outstanding dues are not repaid in full.

For Property No. 1

1.	Name of borrower & mortgagor	M/s. The Ultimate Solution, Represented by Partners. 1.Mr. V. Balasubramaniam 2. Ms. J. Swetha Mortgagor: Mrs. Muthulakshmi
2.	Detail of the Property to be auctioned	All that part and parcel of 2580.00 Sq. Ft. of Land with House Building thereon at T S No. 1298/33/2, Site No. 16, Old Door No. 19, New Door No. 44, 44A, 43, KPN Colony, First Cross, Union Mills Road, Thottipalayam Village, Tirupur in the name of Mrs. Muthulakshmi. <u>Boundaries of the property</u> North: 30' wide East – West Road South: Site No.25,26 East : Site No.15 West : Site No.17
3.	Date and Time of Auction	13.06.2017 between 2.00 PM To 3:00 PM with unlimited extension of “5” minutes i.e, the end time of E-Auction will be extended by 5 Minutes each time if bid is made within the last 5 minutes before closure of auction.

4.	<i>Place of sale</i>	www.bankeauctions.com service provider M/s .C 1 INDIA PVT LTD
5.	Earnest Money Deposit (EMD)	Rs.7,02,000.00
6.	Last date of submission of bids	09.06.2017 (latest by 05:00 PM)
7.	Reserve Price	Rs.70,20,000.00
8.	Bid increment amount by	Rs. 25000.00
9.	Debt Due with interest and cost	Rs.12,47,47,813.09 + interest at contractual rate from 01.04.2017 and further expense.
10.	Date & Time of inspection of property for intending purchasers	07.06.2017 between 10.00AM to 5.00 PM
11.	Details of encumbrances over the property, as known to the Bank	NIL

For Property No. 2

1.	Name of borrower & mortgagor	M/s. The Ultimate Solution, Represented by Partners. 1.Mr. V. Balasubramaniam 2. Ms. J. Swetha
2.	Detail of the Property to be auctioned	All that part and parcel of 1340 Sq. Ft. of Land with Building under construction thereon at T S No. 1174/2/28/2, S.F. No. 550, Old Door No. 5, New Door No. 16, Kongunagar Extension 4 th Street, Thottipalayam Village, Tirupur Joint SRO, Tirupur in the name of M/s The Ultimate Solution represented by Mr. V. Balasubramaniam . <u>Boundaries of the property</u> North: East West Sandhu Road South: Muthammal's House East : Mayilsamy's House Property West : Purusothaman's House Property
3.	Date and Time of Auction	13.06.2017 between 03:00 P.M To 04:00 PM with unlimited extension of "5" minutes i.e, the end time of E-Auction will be extended by 5 Minutes each time if bid is made within the last 5 minutes before closure of auction.
4.	<i>Place of sale</i>	www.bankeauctions.com service provider M/s .C 1 INDIA PVT LTD
5.	Earnest Money Deposit (EMD)	Rs.6,87,000.00

6.	Last date of submission of bids	09.06.2017 (latest by 05:00 PM)
7.	Reserve Price	Rs. 68,70,000.00
8.	Bid increment amount by	Rs. 25000.00
9.	Debt Due with interest and cost	Rs.12,47,47,813.09 + interest at contractual rate from 01.04.2017 and further expense
10.	Date & Time of inspection of property for intending purchasers	07.06.2017 between 10.00AM to 5.00 PM
11.	Details of encumbrances over the property, as known to the Bank	NIL

The refundable EMD shall be payable by interested bidders through NEFT/RTGS/ Funds Transfer on or before 09.06.2017 (latest by 05:00 PM) in **Account No.548601020050003, Union Bank of India, Sulur Branch , IFS Code: UBIN0554863** or by DD/ Pay order favouring Union Bank Of India, Sulur branch payable at Coimbatore.

Bidders are advised to visit the Government's website www.tender.gov.in and Bank's website www.unionbankofindia.co.in for detailed terms and conditions of e-auction sale and other details before submitting their bid for taking part in the e-auction. Bidder may also visit the website www.bankeauctions.com of Service Provider M/s C 1 INDIA PVT LTD and may contact at tn@c1india.com , Contact Person Mr.K N Shrinath, Phone No. 09840446485/0124-4302020

The terms and conditions of sale shall be strictly as per provisions of the Security Interest (Enforcement) Rules, 2002.

The Interested bidder may contact the Authorised Officer Mr. Kumar Santosh Narayan for ascertaining the details of auction and inspection of property on the date of mentioned as above Contact No. 0422-2303929 & email ID: cm-cmrd-rocbe@unionbankofindia.com .

<p>This may also be treated as notice u/r 8(6) of Security Interest (Enforcement) Rules, 2002 to the borrower/s and guarantor/s of the below said loan about the holding of E-Auction sale on the above mentioned date, if their outstanding dues are not repaid in full.</p>
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Coimbatore,
05.05.2017

(Kumar Santosh Narayan)
AUTHORISED OFFICER
UNION BANK OF INDIA
Regional Office, Coimbatore



Regional office - 649/650, Oppanakara Street
Coimbatore – 641 001

Phone: 0422 - 2390 303, 2390 304 – Fax: 0422- 2396 767 - e-mail: rccrocbe@unionbankofindia.com

TERMS & CONDITIONS OF ONLINE E-AUCTION SALE

1. The property is being sold on “AS IS WHERE IS, WHATEVER THERE AND WITHOUT RECOURSE BASIS” as such the sale is without any kind of warranties and indemnities.
2. The particulars of the properties specified in the E-Auction sale notice have been stated to the best of information of the Bank and the Bank will not be answerable for any error, misstatement or omission. Actual extent & dimension may differ.
3. E-Auction Sale notice issued by the Bank is an invitation to the general public to submit their bids and the same does not constitute and will not be deemed to constitute any commitment or any representation on the part of the Bank. Interested bidders are advised to peruse the copies of Title Deeds with the Bank and to conduct own independent enquiries/ due diligence about the title and present condition of the property / assets and claims/ dues affecting the property before submission of bid/s.
4. Auction/bidding shall be through “online electronic mode” through the website www.bankeauctions.com provided by service provider M/s C 1 INDIA PVT LTD, who shall arrange & coordinate the entire process of auction through e-auction platform.
5. The bidders may participate in e-auction for bidding from their place of choice. Internet connectivity shall have to be ensured by bidder himself. Bank/Service provider shall not be responsible for internet connectivity, network problem, system crash down, power failure etc.
6. For details, help regarding procedure and online bidding on e-auction, prospective bidders may contact at www.bankeauctions.com and tn@c1india.com, Contact Person Mr.K N Shrinatth Phone No. 09840446485/0124-4302020
7. For participating in E-Auction sale the intending bidders should register their details with the service provider M/s C 1 INDIA PVT LTD in advance and shall get the user ID and password. Intending bidders are advised to change only the password immediately upon receiving it from the service provider.
8. For participating in e-auction, intending bidder has to deposit EMD by way of NEFT/RTGS/ Funds Transfer on or before 09.06.2017 (latest by 05:00 PM) in **Account No.548601020050003, Union Bank of India, Sulur Branch IFS Code: UBIN0554863** or by DD/ Pay order favouring Union Bank Of India, Sulur branch payable at Coimbatore.

9. The intending bidders should submit the duly filled Bid Form (format available in the website www.bankeauctions.com) along with the details regarding remittance of EMD, quoting UTR number of RTGS/NEFT remittance towards EMD and KYC documents, in sealed cover addressed to Authorised Officer, Union Bank of India, Regional Office, 649/650, Oppanakara Street, Coimbatore-641 001. latest by 05:00 PM on 09.06.2017. The sealed cover should be superscribed with 'E Auction SARFAESIA M/s. The Ultimate Solution
10. After expiry of the last date of submission of bids with EMD, Authorised Officer shall examine the bids received by him and confirm the details of the qualified bidders (who have quoted their bids over and above the reserve price and paid the specified EMD with the Bank) to the service provider M/s C 1 INDIA PVT LTD to enable them to allow only those bidders to participate in the online interse bidding/ auction proceedings at the date and time mentioned in E-Auction Sale Notice.
11. Interse bidding among the qualified bidders shall start from the highest bid quoted by the qualified bidders. During the process of interse bidding, there will be unlimited extension of "5" minutes each, i.e, the end time of e-auction shall be automatically extended by 5 Minutes each time if the bid is made within 5 minutes from the last extension.
12. Bids once maid shall not be cancelled of withdrawn. All bids made from the user id given to bidder will be deemed to have been made by him alone.
13. Immediately upon closure of E-Auction proceedings, the highest bidder shall confirm the final amount of bid quoted by him by mail both to the Authorised Officer and the Service provider for getting declared as successful bidder in the E-Auction sale proceeding.
14. The successful bidder shall deposit of 25% (twenty five percent) of the bid amount (including EMD) on the same day of sale (E-Auction), being knocked down in his favour and remaining 75 % of bid amount shall be paid within 15 days from the date of sale (E-Auction) by the Bank by way of NEFT/RTGS/ Funds Transfer in Account No.548601020050003, Union Bank of India, Sulur Branch , IFS Code: UBIN0554863 or by DD/ Pay order favouring Union Bank Of India, Sulur branch payable at Coimbatore.
15. In case of default in payment of above stipulated amounts by successful bidder/ auction purchaser within the stipulated time, the sale will be cancelled and the amount already paid (including EMD) will be forfeited and the property will be again put to sale.
16. At the request of the successful bidder, the authorized officer in his absolute discretion may grant further time in writing, for depositing the balance of the bid amount.
17. Municipal / Panchayat Taxes, Electricity dues (if any) has to be paid by the successful bidder before issuance of sale certificate and bank is not liable to pay or discharge the statutory dues pertaining to the property. Bids shall be made taking into consideration of all the statutory dues pertaining to the property.

18. Sale certificate will be issued by the Authorised Officer in favour of the successful bidder only upon deposit of entire purchase price/ bid amount and furnishing the necessary proof in respect of payment of all taxes/ charges.
19. Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be borne by auction purchaser.
20. The Authorised Officer may postpone / cancel the E-Auction sale proceedings without assigning any reason whatsoever. In case the E-Auction sale scheduled and postponed to a later date before 30 days from the scheduled date of sale, it will be displayed on the website of the service provider.
21. The decision of the Authorised Officer is final, binding and unquestionable.
22. All bidders who submitted the bids, shall be deemed to have read and understood the terms and conditions of the E-Auction sale and be bound by them.

Special Instructions/ Caution:

Bidding in the last minutes/ seconds should be avoided by the bidders in their own interest. Neither Union Bank of India nor the service provider will be responsible for any lapses/ failure (Internet failure, Power failure, etc.) on the part of the bidder 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.

Coimbatore,
05.05.2017

(Kumar Santosh Narayan)
AUTHORISED OFFICER
UNION BANK OF INDIA
Regional Office, Coimbatore