



**ZONAL OFFICE, II FLOOR, # 13/22, Kempegowda Road,
Bangalore-560 009. TEL. : 080-43472704/43472723
zoblrec@ucobank.co.in / zoblr.ucobank.co.in**

(In terms of Securitisation of Financial Assets & Enforcement of Security Interest (SARFAESI) Act 2002)

Whereas the Authorized Officer of the Bank has issued a Demand notice under Section 13(2) of SARFAESI ACT 2002 and thereafter in exercise of powers under Section 13(12) of SARFAESI ACT 2002 has taken possession of properties mortgaged to Bank under Section 13(4) of the SARFAESI ACT 2002. The undersigned in the capacity of Authorized Officer has decided for sale of the following properties to public by E-auction and invites bids from the intending purchasers for purchase of immovable properties mentioned hereunder on **"AS IS WHERE IS" & "AS IS WHAT IS" basis.**

No.	Name & Address of Borrower's / Guarantor.	a) Date of Demand Notice b) Amount due as per notice c) Date of Possession	a) Date & Time for Inspection of Property b) Last Date & Time of submission of EMD & documents.	a) Reserve Price b) EMD Amount c) Bid Increase
	Description of Immovable Property : All that piece and parcel of the landed property bearing flat No.402 Third Floor,"Siri Nilaya Build up area 950 sq.ft and 1/9th UDS equivalent to 250 sq.ft with undivided share, right & title and interest situated at municipal No.9,site No 124/1,portion of property no 212/3 PID No.88-12-9,situated at banaswadi main road, K.R Puram Hobli, Bangalore East taluk. Standing in the name of Mr.Uday Kumar, Boundaries of the property are as under : East by : Lobby&flat No.401, West by : Open space, North by : Open space, South by : Open space. Branch : Indiranagar (0986) Ph.: 080-25273962, 25258469 & 25216264 E-mail : indira@ucobank.co.in A/C No.: 09860210000892 IFSC Code : UCBA0000986			
10	Borrower: Steven Thomas (mortgagor) and Mrs Deepa Steven (co-applicant), No.93/5, Khata No.286/5, 3rd A Cross, NRI Layout, Phase 1, Near Kalkere Village, Horramavu, KR Puram Hobli, Bangalore-43 Guarantor: Mr Ghanshyam Sharma	a) 26.10.2016 b) Rs.43,26,948.37 plus interest, expenses,charges etc., w.e.f. 01.04.2016 c) 15.02.2017 d) Rs.42,28,267.84 plus interest and costs charges etc.w.e.f 01.04.2016	a) 23.03.2017 Between 1.00 P.M. to 4.00 PM b) On or before 28.03.2017 before 4.30 PM c) 30.03.2017 between 11.00 AM to 12.00 PM	a) Rs.64,00,000/- b) Rs.6,40,000/- c) Rs.25,000/-
	Description of Immovable Property : All that piece and parcel of the landed property bearing Site No.93/5 (land area 1200 sq.ft.) with building thereon with built up area of 3200 sq.ft. comprising GF, FF, SF & TF, at Khata No.286/5, Kalkere Village, Horamavu, KR Puram Hobli, Bangalore-560 043 standing in the name of Mr Steven Thomas, Boundaries of the property are as under, East by : Site No.94/4, West by : Road, North by : Sirte No.93/4, South by : Remaining portion of property No.93/5House No.172. Branch : Indiranagar (0986) Ph.: 080-25273962, 25258469 & 25216264 E-mail : indira@ucobank.co.in A/C No.: 09860210000892 IFSC Code : UCBA0000986			
11	Borrower : Mr. Pradeep K and Mrs. Kanakavalli and Mrs. Sandhya G R, No.47, Gavipura, Ramanjaneya Temple Street, Srinagar, Next toShani Mahatma Temple, Bangalore – 560 050 Mortgagor : Mrs.Kanakavalli W/o.Mr.C Krishna Guarantor : Mrs. Savitha K, W/o. Mr. L. Balaji, # 1424, 2nd Crs, Govindaraj Nagar, Bangalore-79 2) Mrs Anitha K W/o. Mr. S, Harinath # 852, 17th Main Rd, BSK 2nd Stage, Bangalore-70	a) 17.03.16 b) Rs.20,62,013 plus interest, expenses,charges etc., w.e.f. 01.01.2016 c) 07.02.17 d) Rs.17,78,491 plus interest and costs charges etc.w.e.f 01.01.2016	a) 23.03.2017 Between 1.00 P.M. to 4.00 PM b) On or before 28.03.2017 before 4.30 PM c) 30.03.2017 between 11.00 AM to 12.00 PM	a) Rs.1,25,00,000/- b) Rs.12,50,000/- c) Rs.25,000/-
	Description of Immovable Property : All the piece and parcel of property bearing No. 36/2/30, Present BBMP Khatha No.47, Gavipura, Ramanjaneya Road, Srinagar, Bangalore-560 050 measuring East to West 29 feet and North to South 38 feet standing in the name of Mrs.Kanakavalli and bounded as under: East by : Property bearing No. 29, West by : Property bearing No. 31, North by : Property No.76, South By : Road. Branch : Malleswaram Branch Ph.: 23349334 E-mail : malles@ucobank.co.in A/C No.: 23160210000991 IFSC Code : UCBA0000231			
12	Borrower : Mr. Babu A S and Ramu Yadav A S, r/o. No.3, 3rd Main Road, Society Colony, Adugodi, Bangalore Mortgagor : Mr. Babu A S, No.3, 3rd Main Road, Society Colony, Adugodi, Bangalore Guarantor : Gopalakrishna V	a) 15.06.15 b) Rs.21,82,380.81 plus interest, expenses,charges etc., w.e.f. 01.04.2013 c) 10.05.16 d) Rs.9,97,483/- plus interest and costs charges etc.w.e.f 01.04.2013	a) 23.03.2017 Between 1.00 P.M. to 4.00 PM b) On or before 28.03.2017 before 4.30 PM c) 30.03.2017 between 11.00 AM to 12.00 PM	a) Rs.1,56,60,000/- b) Rs.15,66,000/- c) Rs.25,000/-
	Description of Immovable Property : Residential cum Commercial property at No.2/2-1, ARS Mansion, Old Site No.2/2, New Mico Road, Adugodi, Bangalore – 560 030, measuring East to West 35' and North to South 33.25' admeasuring totally 1,163.75 Sq. Ft, with a total built up area of 800 Sq. Ft., in GF + FF + SF, Boundaries : East by Site No.10/7 (Private Property) West by Shantigiri Hospital (Property of A S Rama Yadav, North by New Micro Road, South by Private Property. Branch : Bannerghatta Road Ph.: 26683915 E-mail : banner@ucobank.co.in A/C No.: 19840210000731 IFSC Code : UCBA0001984			
13	Borrower : Mr.Immanuel S and Mrs.Nagamani B Mortgagor Mr.Immanuel S, 347, Ews House, 2nd cross, 8th Main, Kengeri Satellite Town, Bangalore – 560 060	a) 19.11.15 b) Rs.14,35,806/- plus interest, expenses, charges etc., w.e.f. 01.09.15 c) 24.06.16 d) Rs.11,31,588/- plus interest and costs charges etc., w.e.f 01.09.15	a) 23.03.2017 Between 1.00 P.M. to 4.00 PM b) On or before 28.03.2017 before 4.30 PM c) 30.03.2017 between 11.00 AM to 12.00 PM	a) Rs.26,87,000/- b) Rs.2,68,700/- c) Rs.25,000/-
	Description of Immovable Property : Residential Property at Site No.347, EWS, II Stage, Kengeri satellite town, Kengeri, Bangalore – 560 060 measuring 486 Sq. Ft., and bounded on the East by Conservancy, West by Road, North by House No.348 and South by House No.346 belonging to Mr.Immanuel S. Branch : Bannerghatta Road Ph.: 26683915 E-mail : banner@ucobank.co.in A/C No.: 19840210000731 IFSC Code : UCBA0001984			
14	Borrower : M./S.J P Lighting Gallery, Prop. Mr.Kiran Hirani Pinto, No.39, Hospital Road, Opp : Abhinaya Theatre, BVK Iyenger Road, Bangalore – 560 053 Mortgagor :- Mr.Kiran Hirani Pinto and Mrs.Lenitta Pinto, Flat No.A-001, Ground Floor, 'A' Block, S.No.105/3B, Rachenahalli, K R Puram, Hobli, Bangalore – 560 085	a) 06.07.16 b) Rs. 78,75,644/12 plus interest, expenses, charges etc., w.e.f. 01.04.11 c) 07.02.17 d) Rs.76,76,929/12 + 2,17,193/- =78,94,122/12 plus interest and costs charges etc.w.e.f 01.02.16	a) 23.03.2017 Between 1.00 P.M. to 4.00 PM b) On or before 28.03.2017 before 4.30 PM c) 30.03.2017 between 11.00 AM to 12.00 PM	a) Rs.86,68,000/- b) Rs.8,66,800/- c) Rs.25,000/-
	Description of Immovable Property : Schedule A Property : Item No.1 – All that piece and parcel of Schedule 'A' property measuring about 14,400 Sq. Ft., equaling to 15 guntas in Sy. No.105/3B situated at Rachenahalli, K R Pura Hobli, Bangalore East Taluk. Item No.2 – All that piece and parcel of Schedule 'A' property measuring about 27 guntas in Sy. No.105/3B situated at Rachenahalli, K R Pura Hobli, Bangalore East Taluk. Land as described in item No.1 & 2 in total 1 acre and 2 guntas bounded on the East Property belonging to Munichenannappa, West by Property belonging to Shanubag Ramakrishna, North by Govt. Road and South by Property belonging to Appaianna Schedule B Property : Item No.1 – 1.12% of undivided share, right, title, interest and ownership equivalent to 491 Sq. Ft., land share in the Schedule A Property Item No.2 – All that piece and parcel of 3 Bedroom apartment bearing No,A-001 on the ground floor of the Apartment Building Complex known as "R & S Riviera" having a super built up area of 1,588 Sq. Ft., along with one basement car parking space bearing No.A-001 together with proportionate share in common area such as passages, lobbies, lift, staircase, contained within the Apartment building being constructed on the Schedule A Property. Branch : Bangalore City Branch Ph.: 080-43472740 to 43472756 E-mail : bangal@ucobank.co.in A/C No.: 00240210001264 IFSC Code : UCBA0000024			
Terms & Conditions :				
1) The auction sale will be "online e-auction" bidding through website https://ucobank.auctiontiger.net				
2) Date and time of auction as mentioned above for respective properties.				
3) Last date & time of submission of EMD & documents : 28.03.2017 before 4.30 p.m. as per (IST)				
4) Auction would be conducted for an initial period of 60 minutes followed by unlimited extensions of 5 minutes each, in case a valid bid is received in last 5 minutes.				
5) Auction would commence at Reserve price, as mentioned above. Bidders shall improve their offers in multiples of Bid increase amount as mentioned above for respective properties. In case of sole bidder, the bid amount quoted in his bid form must be improved by at least one bid incremental value, lest the sale shall be cancelled /deferred.				
6) Intending bidder shall hold a valid digital signature certificate and e-mail address. The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact M/s E-Procurement Technologies Ltd., Ahmedabad – Helpline No. 079-40230810 to 827 and Bangalore Numbers: Mr. Madhusudan Nair-09686999578, Help Line e-mail ID: karnataka@auctiontiger.net , support@auctiontiger.net .				
7) Bidders are advised to go through the website https://ucobank.auctiontiger.net for detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction sale proceedings.				
8) Bids shall be submitted through online only in the prescribed format with relevant details.				
9) Earnest Money Deposit (EMD) shall be deposited through RTGS/NEFT Fund transfer to Credit of RTGS CURRENT Account No. as indicated in the above item Numbers respectively with UCO Bank.				
10) A copy of the Bid form along with the enclosure submitted online (also mentioning UTR Number) shall be handed over to the Authorized Officer, UCO Bank respective branch as indicated in the above item numbers or soft copies of the same by E-mail as mention above.				
11) The successful bidder shall have to pay 25% of the purchase amount (including earnest money already paid), immediately on closure of the E- Auction Sale proceedings on the same day or next day of the Sale in the same mode as mentioned above and if he fails to deposit the same, the amount deposited towards the earnest money shall be forfeited and the property shall be sold again. The balance 75% of the purchase price shall have to be paid within 15 days or within the extended time from the date of confirmation of sale by the authorized officer. In case of default, all amounts deposited till then shall be forfeited including earnest money deposited.				
12) The EMD of unsuccessful bidder will be returned on the closure of the E-auction sale proceedings within 3days and shall not carry any interest.				
13) The sale is subject to confirmation by the secured creditor Bank, if the borrower pays in full before sale, no sale will be conducted.				
14) The property is sold in "As is Where is" and "As is What is" condition and the intending bidder should make discreet enquiries as regards on the property with any authority besides the banks charges and should satisfy themselves about the title, extent, quality and quantity of the property before submitting their bid. No claim of whatsoever nature regarding the property put for sale, charges encumbrances over the property on any other matter etc. will be entertained after submission of the online bid.				
15) The undersigned has the absolute right and discretion 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 assigning any reasons.				
16) The purchaser shall bear the stamp duties, charges including those of sale certificate registration charges, all taxes, rates, statutory dues payable to Government or any Authority etc. both existing and future relating to the property. The Sale Certificate will be issued only in the name of successful bidder.				
17) The intending purchaser can inspect the property on the date & time mentioned above against respective properties.				
18) The sale is subject to conditions prescribed in the SARFAESI Act / Rules 2002 and the conditions mentioned above.				
19) This publication is also thirty day's notice to the above Borrowers / Guarantors / Mortgagor of the above said loan accounts about holding auction sale in the above manner under SARFAESI Act 2002 on the above mentioned dates if the outstanding dues are not paid in full.				
SPECIAL INSTRUCTION/CAUTION				
Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither UCO Bank nor the Service provider will be responsible for any lapses /failure (internet failure, power failure, etc) on the part of the vendor, in such cases. In order to ward off such contingent situation, bidders are required 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.				
Place : Bengaluru Date : 26-02-2017				Sd/- AUTHORISED OFFICER, UCO BANK