



UCO BANK
(A Government of India Undertaking)

Asset Management Branch
6-3-1108, Ground floor, Navabharath Chambers,
Raj Bhavan Road, Hyderabad Phone: (040) 23331275, 23331

E-AUCTION SALE ON 12.12.2018

E-Auction Sale of Immovable Properties mortgaged to the bank in terms of Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act 2002
Whereas the Authorized Officer of the Bank has issued a demand notice under Section 13(2) of SARFAESI Act and thereafter in exercise of powers under section 13(12) of SARFAESI Act has taken possession of Properties mortgaged to UCO Bank under Section 13(4) of the SARFAESI Act and the undersigned in the capacity of Authorized Officer has decided for sale of the property by public e-auction on "AS IS WHERE IS" AND "AS IS WHAT IS" BASIS at Asset Management Branch # 6-3-1108, Ground floor, Navabharath Chambers, Raj Bhavan Road, Hyderabad Phone: (040) 23331275/23331276/23331009.

Date & Time of E-Auction: 12-12-2018 between 11.00 AM to 02.00 PM, with unlimited extension of 05 minutes each

Sl No	Name of the Borrower & Description of the Property	Outstanding Amount	Reserve Price & EMD
1	M/s. Maddox: 1) Mr. Jagdish Battula (proprietor and Guarantor) 2) Mrs. Praveena Battula (Guarantor). Description of the Property: 1) All that the Flat No: SE-401, in Fourth floor, admeasuring 1500 Sq.ft, inclusive of common area in balconies and one car parking area measuring 100 Sft. together with undivided share of 60 Sq. Yds., in the land out of total extent of 600 Sq. yds., in the Building named as " Sri Naren Constructions, SUMA ELITE", at Plot Nos. 32 & 33, in survey no 76, Situated at Madhapur Village, Serilingampally Mandal, R.R. Dist. covered by sale deed No 713/2009 dated 19-02-2009 in favour Mr. Jagdish Battula and bounded by: North: Lift Corridor & Staircase, South: Open to sky, East: Open to sky, West: Open to sky. 2) All that the Flat No. 502, on the fifth floor, in Block 'C' admeasuring 460 Sft of the super Built up area together with proportionate undivided share of land to the extent of 18.86 Sq. Yards and a reserved scooter parking space of 15 sft in Block 'C', forming part of the group of residential apartments collectively named as 'the Gardenia', Situated at Survey No. 278/3, (covered in Municipal Block No 6, Apurupa Colony), Situated at Jeedimetla Village, Quthbullapur Mandal & Municipality, R.R. Dist. covered by sale deed No 6301/2005 registered in favour of Mr. Battula Jagdish S/o Mr. Battula Satyanarayana and bounded by: North: Flat No 501, South: Flat No 503, East: Open to Sky, West: By Corridor.	Rs. 1,82,13,232.00 as on 15.03.2016 as per our Demand notice dt 18.06.2016 and possession notice dt. 10.01.2017 + interest and charges from 31.12.2014 / Balance outstanding as on 30.09.2018 Rs. 54,19,088.50 + interest and charges from 31.12.2014	Rs. 64,00,000/-
			Rs. 6,40,000/-
2	1) Mr. Nali Reddy Prakash 2) Smt. Nali Anitha Kumari 3) Mr. Md Jahangir (Guarantor) Description of the Property: All that the semi-finished Flat No G1, in ground floor, in "Sri Venkateswara Residency" having plinth area of 650 Sq. ft, including common area along with an undivided share of land 40 Sq. yards out of 400 Sq. Yards in plot No 4 Part, in Survey No 372, admeasuring 400 Sq. yards or equivalent to 334.4 Sq. meters, situated at Chandanagar village, Serilingampally mandal and Greater Hyderabad Municipal Corporation, Serilingampally circle, R R Dist covered by sale deed No. 3323/2008 registered in favour of Smt. N. Anitha Kumari w/o Sri N Reddy Prakash and bounded by NORTH: Compound Wall SOUTH: Compound Wall EAST: Stair Case, West: Compound Wall.	Rs. 12,46,949.08 as on 31.12.2012 (as per our Demand notice dt 07.02.2013 and possession notice dt. 06.09.2013) + interest and charges from 01.01.2013 / Balance outstanding as on 30.09.2018 Rs. 11,78,259.08 + interest and charges from 01.01.2013	Rs. 14,62,000/-
			Rs. 1,46,200/-

Date and time of E-Auction : 12.12.2018 between 11.00 AM to 02.00 PM
Date and time of Inspection of Property : 03-12-2018
Last date and time of Deposit of EMD is : 10-12-2018 up to 4.00PM

Terms & Conditions:

- The auction sale will be "online e-auction" bidding through website: <https://www.bankeauctionwizard.com> provided by Antares Systems Limited.
- Auction would commence at Reserve Price as mentioned above. Bidders shall improve their offers in multiple of Rs. 25000/- (Rupees twenty five thousand only)
- Please note that the first online bid that comes in the system during the online forward auction can be equal to the Auctions' start price, or higher than the start price by one increment, or higher than the start price by multiples of increment. While Auction the subsequent bid that comes in to outbid the H1 rate by one increment value or in multiples of the increment value.
- Service provider Antares Systems Limited, # 24, 3rd stage, 4 th block, Basaveshwara Nagar, Bengaluru-560079 Contact Number 080-40482000 (20 lines) Mobile: 07686913157/9686196753/9164628162 Fax: 080-40482114, web portal www.bankeauctionwizard.com, e-mail: kushal.h@antaresystems.com / manohar.s@antaresystems.com, regional Representative: Sridevi.D@antaresystems.com, Mobile: 8500289475, E-mail: sridevi.d@antaresystems.com
- Bidders are advised to go through the website <https://www.bankeauctionwizard.com> provided by Antares Systems Limited, for detailed terms and conditions of auction sale before submitting their bids and taking part in e-auction sale proceeding.
- Bid shall be submitted through online only in prescribed format with reverent details.
- Last date for submission of online bids is: 10.12.2018 up to 4.00 P.M.
- Earnest Money Deposit (EMD) shall be deposited through RTGS/NEFT Fund transfer only through bank to the credit of account no. 28040210000014, UCO Bank, Asset Management Branch, Hyderabad and IFSC Code No. is UCBA0002804 on or before 10.12.2018 up to 4.00 P.M.
- The bid form along with the KYC Documents submitted online (also mentioning UTR No) shall be handed over to Authorised Officer, UCO Bank, Asset Management Branch, Hyderabad (2804), 6-3-1108, Ground Floor, Nava Bharat Chambers, Raj Bhavan Road, Somajiguda, Hyderabad 500082, Tel.No. 040-23331275, 040-23331276, 040-23331009 or soft copy of the same by e-mail : asmahy@ucobank.co.in (Copies of KYC Documents Pan card and Aadhaar card along with two photographs to be enclosed along with the bid form)
- The Successful Bidder who has offered the highest sale price in the bid has to pay a deposit of 25% of the bid amount (inclusive of EMD) of the sale price immediately on the same day to the Authorized Officer, failing which the Earnest Money Deposit shall be forfeited and the property shall forthwith will be sold again.
- The successful Bidder shall pay the remaining 75% of the bid amount on or before the 15th day of confirmation of sale by means of RTGS/NEFT, favoring UCO Bank Payable at Hyderabad. In default of payment of balance amount of 75% of the bid amount, within the stipulated period i.e. 15 days from the date of confirmation of sale, the deposit amount (25% of bid amount inclusive of EMD) shall be forfeited and the property shall be resold and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may be subsequently sold.
- The EMD of unsuccessful bidders will be refunded on closure of e-auction sale proceedings within 3 working days and shall not carry any interest.
- The Sale/Auction is subject to confirmation by the Bank, if the borrower, guarantors pays the bank in full before sale, no sale will be conducted.
- The property is sold in "As is where is" and "As is what is" condition and intending bidder should make discreet enquiries as regards on the property of 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.
- The undersigned has the absolute right and discretion to accept or reject any or all the Bid/Offer or adjourn/postpone/cancel the Auction Sale/modify any terms and conditions of the sale without any prior notice and without assigning any reason thereof. In case the bids are rejected, Authorised Officer can negotiate with any of the tenderer of intending bidders or other parties for sale of properties by private treaty.
- The successful bidder 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.
- The intending purchaser can inspect the property on 03.12.2018 between 11.30 A.M. and 3.00 P.M.
- The sale is subject to conditions prescribed in the SARFAESI Act / Rules 2002 and the conditions mentioned above.
- The bidders are cautioned not to wait till the last minute or last few seconds to enter their bid to avoid complications related to internet connectivity, network problems, system crash down, power failure etc.
- Bidders with bid amount of Rs. 50.00 lakhs and above have to pay 1% of the bid amount towards tax liability.
- Once EMD 10% deposited by the auction purchaser, he has to participate in the e-auction failing which 10% EMD will be forfeited.
- The encumbrances on the property known to the bank is NIL
- The Authorised officer is not bound to accept the highest bid or any or all the bids and reserves the right to accept or reject any or all the bids or cancel, postpone the e-auction without assigning any reason thereof.
- The purchaser has to bear the cess, sales tax if acceptable and any other statutory dues or other dues like municipality tax, electricity charges, land use conversion charges, society charges, maintenance charges and all other incidental charges, charges including all taxes and rates outgoing relating to the property.
- Once the password is provided to the bidder, the bidder has to participate in the bid failing which auction provider charges will be deducted from the earnest money deposited.

STATUTORY 30 DAYS NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002

The borrower(s) / Guarantors are hereby notified to pay the sum as mentioned above along with up to date interest and ancillary charges before the date of e-auction, failing which the property will be auctioned / sold and balance dues, if any will be recovered with interest and cost.

Sd/- Authorised Officer, UCO Bank

Date: 03-11-2018, Place: Hyderabad



యాక్టర్ బ్యాంక్

(భారత ప్రభుత్వరంగ సంస్థ)

అసెట్ మేనేజ్మెంట్ బ్రాంచ్

6-3-1108, గ్రాండ్ ఫ్లోర్, నవభారత్ ఛాంబర్స్,

రాజ్ భవన్ రోడ్, హైదరాబాద్. ఫోన్: 040-23331275, 2333/

12-12-2018న ఇ-వేలం అమ్మకం

సెక్యూరిటీజేషన్ అండ్ రికనస్ట్రక్షన్ ఆఫ్ సైన్సియల్ అసెట్స్ అండ్ ఎన్ఫోర్స్మెంట్ ఆఫ్ సెక్యూరిటీ బంబంబెస్ యాక్ట్, 2002 నిబంధనల క్రింద బ్యాంకుకు తనభాషిన్ స్థిరాస్థుల ఇ-వేలం అమ్మకం. SARFAESI చట్టంలోని సెక్షన్ 13(2) క్రింద బ్యాంక్ అధికృత అధికారి డిమాండ్ నోటీసు జారీచేసారు మరియు ఆ తర్వాత SARFAESI చట్టంలోని సెక్షన్ 13(4) క్రింద యాక్టర్ బ్యాంక్కు తనభాషిన్ ఆస్థులను SARFAESI చట్టంలోని సెక్షన్ 13(12) క్రింద సంక్రమించిన అధికారాలను వినియోగించుకుంటూ స్వాధీనం చేసుకున్నారు మరియు "విక్రద ఏలా వ్యవస్థ అత్యుత్తమ విధంగానే మరియు అత్యధిక విముక్తత అదే పద్ధతి" వల్ల ఇ-వేలం ద్వారా ఆస్థులను యాక్టర్ బ్యాంక్, అసెట్ మేనేజ్మెంట్ బ్రాంచ్, # 6-3-1108, గ్రాండ్ ఫ్లోర్, నవభారత్ ఛాంబర్స్, రాజ్ భవన్ రోడ్, హైదరాబాద్, టెలిఫోన్: 040-23331275/23331276/2333 1009 వద్ద విక్రయించాలని అధికృత అధికారి హోదాలో దిగువ సంతకం ద్వారా నిర్ణయించారు. ఇ-వేలం తేదీ మరియు సమయం : 12-12-2018న ఉ. 11.00 గం.ల నుండి మ. 2.00 గం.ల వరకు ప్రతీసారి 5 నిమిషాల అవధిమిత పాడింగ్ పూర్తి

Table with 4 columns: S.No., రుద్రగ్రహిత పేరు మరియు ఆస్తి వివరణ, చెల్లించవలసిన మిగిలిన బకాయి మొత్తం, రిజర్వ్ ధర, బయానా. Row 1: మెన్డెక్స్ మద్దక్స్ (Maddox) - 1. శ్రీ జగదీష్ బత్తుల... 2. శ్రీమతి ప్రవీణ బత్తుల... Row 2: శ్రీ బత్తుల జగదీష్ శంషీ బత్తుల...

ఇ-వేలం తేదీ మరియు సమయం: 12-12-2018న ఉ. 11.00 గం.ల నుండి మ. 2.00 గం.ల వరకు. ఆస్తి తనిఖీ తేదీ మరియు సమయం: 03-12-2018. బయానా డిపాజిట్ కు ఆఖరు తేదీ మరియు సమయం: 10-12-2018న సా. 4.00 గం.ల వరకు.

నియమ నిబంధనలు

- 1. వేలం అమ్మకం Antares Systems Limited ద్వారా ఏర్పాటు చేయబడిన వెబ్సైట్ : "https://www.bankesaleactionwizard.com" ద్వారా "అన్లైన్ ఇ-వేలం" ద్వారా ఉంటుంది. 2. పై సెలక్షన్ విధంగా రిజర్వ్ ధరలో వేలం ప్రారంభమవుతుంది. 3. అమ్మకం ప్రారంభించే వేలం సమయంలో నిస్తుంది వచ్చి మొదటి అన్లైన్ టిడ్ వేలంలోని ప్రారంభ ధరకు సమానంగా లేదా ఒక ఇంక్రిమెంట్ ద్వారా ప్రారంభ ధరకంటే ఎక్కువగా లేదా ఇంక్రిమెంట్ గుణకం ద్వారా ప్రారంభ ధరకంటే ఎక్కువగా ఉండవచ్చు. 4. న్యూన్ ప్రొవైడర్ Antares Systems Limited, 24, 3వ ఫ్లోర్, 4వ బ్లాక్, బహుళభవనం - 560079, సంప్రదింపు నం. 080-40482000 (20 లైన్లు) మొత్తం: 07686913157/9686196753/ 916428162, ఫ్యాక్స్: 080-40482114, వెబ్ సైట్: www.bankesaleactionwizard.com, E-mail: kushal.b@antaresystems.com/manohar.s@antaresystems.com, రిజిస్టర్డ్ ఆఫీస్: శ్రీదేవి డి. మెన్డెక్స్, 8500289475, ఇ-మెయిల్: sridevi.d@antaresystems.com