

THE JANATHA CO-OPERATIVE BANK LTD.,
No.156, 8th Main, 17th cross, Malleswaram, Bengaluru-560055.



PUBLIC AUCTION SALE NOTICE OF NON-BANKING ASSETS OWNED BY THE BANK

Notice is hereby given to the public in general that under mentioned property owned by the **Janatha Co-Operative Bank Ltd.**, will be sold in public under **Section 9 of Banking regulation Act.1949** for recovery of under mentioned dues and further interest, charges and costs etc., The Property is being sold on **“AS IS WHERE IS AND AS IS WHAT IS AND WHAT EVER THERE IS”** AND **“NO RECOURSE BASIS”** and as such the sale is without any kind of warranties and indemnities.

DESCRIPTION OF PROPERTY-1	Old No.3896/A, New No.26, 2 nd cross road, ‘B’ Block, Subramanyangar, Bengaluru-21. 720 Sq. ft. of sital area, In the 1st floor 650 Sq. ft. of RCC house and 2 nd floor 500 sq. ft. of AC sheet.
Earnest Money Deposit (EMD)	Rs.3,60,000/- (Rupees three lakh sixty thousand only)
Reserve Price	Rs.36,00,000/- (Rupees Thirty six lakh only)
DESCRIPTION OF PROPERTY-2	Flat No. A-3, 2 nd floor, Site No.170, 2 nd main road, Sampige road, Malleswaram, Bengaluru-560003. Two BHK in the 2 nd floor 577 Sq. ft. built up area with UDS of 227.5 Sq. ft.
Earnest Money Deposit (EMD)	Rs.4,60,000/- (Rupees four lakh sixty thousand only)
Reserve Price	Rs.46,00,000/- (Rupees forty six lakh Only)
DESCRIPTION OF PROPERTY-3	No.235/989-A/295, Bapuji colony, Kengeri, Bengaluru-60. 18 ft. X 22.6 ft. 405 Sq. ft. of sital area according to document. Actual measurement of 342 Sq. ft. sital area with RCC roof house.
Earnest Money Deposit (EMD)	Rs.1,05,000/- (Rupees One lakh five thousands Lakh only)
Reserve Price	Rs.10,50,000/- (Rupees Ten lakh fifty thousand Only)
DESCRIPTION OF PROPERTY-4	No.121, No145 and No.146, BBMP Khatha No.585, Sy. No.59/5, 1 st cross, Balaji Krupa layout Mallathahalli village, Bengaluru. Three sites of 40x59 feet each 2360 Sq. ft. of Sital area totaling into 7080 Sq. ft. Building in 4720 Sq. ft. three floor (Approximately 12600 Sq. ft.) unfinished civil structure.
Earnest Money Deposit (EMD)	Rs.1,00,00,000/- (Rupees One crore only)
Reserve Price	Rs.10,00,00,000/- (Rupees Ten Crore only)
DESCRIPTION OF PROPERTY-5	No.65/162-31 3 rd stage 3 rd Block, Saneguruvanahalli, Basaveshwaranagar, Bengaluru-79. 1440 sq. ft. Sital area with 2700 Sq. ft. of R.C.C building consisting Ground floor, 1s floor and 2 nd floor East to west 18 ft. North to south 80 ft.
Earnest Money Deposit (EMD)	Rs.11,00,000/- (Rupees Eleven lakh only)
Reserve Price	Rs.1,10,00,000/- (Rupees One crore ten lakh only)
Date and time of inspection of all properties for intending bidders/ purchasers	On all working days between 10.00 AM to 6.00 PM till 11.12.2024
Date, Time and Place of Auction sale for all the properties.	Date:12.12.2024 at 12.00 Noon The Janatha Co-op., Bank Ltd., #156, 8thMain, 17th Cross, Malleswaram, Bangalore-560055.

: TERMS AND CONDITIONS OF AUCTION SALE :

1. The tender form shall be collected from THE JANATHA CO-OPERATIVE BANK LTD., Malleshwaram Head office on all working day's during office hours.
2. The property can be inspected with prior appointment from the authorized officer on all working day 's between 10 AM TO 6 PM till 11.12.2024.
3. The intending purchaser/bidders have to deposit a refundable EMD of 10% of Reserve Price by **RTGS/NEFT Funds Transfer** to the credit of **A/c No.20012004, The Janatha Co-op., Bank Ltd.,** at Malleshwaram Branch through **IFSC Code HDFC0CJCBKL** or by **Demand Draft/Pay Order** in favour of "The Janatha Co-op., Bank Ltd., payable at Bangalore so as to reach us on or before **the date of sale/auction by 11.00 AM** The intending purchaser/bidders have to submit copy of ID and address proof and PAN Card to the Authorized Officer **The Janatha Co-op., Bank Ltd., Malleshwaram, Bangalore-560055.** The EMD will not carry any interest.
4. **Intended purchaser shall quote his/her offer price in sealed cover for particular property before the date of auction sale by 11.00 AM.**
5. **Auction/sale would commence at Reserve Price as mentioned above.**
6. The successful bidder shall deposit 25% of the bid amount (including EMD) within next working day on declaring him/her as successful bidder and the balance 75% of bid amount within 15 days after the sale date by RTGS/NEFT/Funds Transfer to the credit of **A/c No 20012004 The Janatha Co-op., Bank Ltd.,** through IFSC Code **HDFC0CJCBKL** or by Demand Draft/Pay Order in favour of "The Janatha Co-op., Bank Ltd., Malleshwaram, Bangalore-560055. Payable at Bangalore.
7. E.M.D Deposited by the unsuccessful bidder/ tenderer shall be refunded to them. The E.M.D shall not carry any interest.
8. In case of default in payment at any stage by the successful bidder within 15 days from the date of auction, the sale shall be treated as cancelled and the amount already paid will be forfeited.
9. The Property is put for sale on the condition "**AS IS WHERE IS**" and **AS IS WHAT IS** "and "**NO RECOURCES**" basis. The intending purchaser/bidder shall satisfy himself about the title, ownership, statutory approvals encumbrances, claims etc., in regard to the property. The Bidder has to bear the Registration Charges, Stamp Duty, Cess, Sales Tax (if applicable) and any other statutory dues or other dues like Municipal Tax, Electricity/ Water Charges/water, Land use conversion charges, Society charges, Maintenance charges, Akrama/Sakram and all other incidental costs, Charges including all taxes and rates and any outgoing relating to the property.
10. General Power of Attorney holders, agents and any other persons are not allowed to participate in the auction on behalf of the bidders.
11. The Bank reserves the right to reject/cancel/postpone the bid without assigning any reasons.
12. The Authorized Officer is presumed to have information about the owned property. However, Authorized Officer is not responsible for any wrong information which has not come to his/her notice.

Note: The intending purchaser may contact the **Chief Executive Officer or Sale officer, The Janatha Co-operative Bank Ltd., Malleshwaram, Bangalore-560055. Mobile No.9900856389, Mobile No.9035154181** for ascertaining the details of property and Contact Phone No.080-23449450, 23469560, 23442648 for inspection of Property.

Date: 26.11.2024

Place: Bangalore

For The Janatha Co-op., Bank Ltd.,

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Chief Executive officer

