

HEAD OFFICE: WARANGAL - REGIONAL OFFICE: KHAMMAM
MADHIRA BRANCH (4121) KHAMMAM DISTRICT-507203

APPENDIX – IV-A [SEE TO RULE 8(6)]
SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY/IES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rule. 2002.

E-Auction sale Notice is hereby given to the public in general and in particular to the borrower(s) and guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the constructive/physical possession of which has been taken by the Authorised officer, the Secured Creditor, will be sold on "As is where is" "As is what is and Whatever there is" basis on **30/10/2024** for recovery of **Rs.43,07,655/-** (Rupees: Forty Three Lakh Seven Thousand Six Hundred Fifty Five only) as on 26/09/2024 + interest from 27/09/2024 & expenses due as on date to the secured creditor.

loan account of the borrower's: Housing Loan A/c No.73201494895

Borrowers: **1.Smt. Medepalli Venkata Narasamma W/o Madhava Rao, 2. Sri. Medepalli Madhava Rao S/o Venkateswarlu, R/o. Abhiram Tower's, Flat No.105, First Floor, CPS Road, Madhira, Khammam-507203.**

DATE OF E-AUCTION: 30/10/2024

TIME: 11.00 A.M. TO 12.00 NOON

RESERVE PRICE: RS. 45,22,500/-

EMD: RS. 4,52,250/-

LAST DATE & TIME FOR SUBMISSION OF EMD: 28/10/2024 UP TO 03.00 P.M

EMD: Rs. 4,52,250/- being the 10% of Reserve price to be remitted by RTGS / NEFT to the Bank account No. 73228298267 IFSC: APGV0004121 or DD draw in favour of **APGVB Madhira Branch (4121), Khammam Dist.**, drawn on any Nationalized or Scheduled Bank.

SCHEDULE OF THE PROPERTY / DESCRIPTION OF THE PROPERTY/IES

property Schedule No.01

All that part and parcel of the property situated in Khammam District, Madhira Mandal, Madhira Municipality limits, CPS Road, Building is located in Residential area with Old H.No.5-74/1, 5-74/2 & 5-74/3, total extent of Land 1828.62 Sq. Yds comprised in Sy.No,211/Part of Madhira town, Stilt +G+4 apartment with the name "Abhiram Towers"

(Property covered under Doc. No.628/2023 dated 27-02-2023, standing in the name of Smt. Medepalli Venkata Narasamma W/o Madhava Rao) bounded as follows:

East: Houses belongs to Shri. Afzal, Jamal & Y. Seethamma

North: CPS School compound Wall

West: CPS CC Road

South: Property belongs to Shri. Varthaka Sangham

Property No Schedule -2

All that part and parcel of Residential Flat No.105 in 1st Floor of "ABHIRAM TOWERS" with common area car parking with an undivided share 52 Sq. Yds, Plint area of 1150 SFT, Common area of 120 Sq. Ft. & Car parking at stilt area 80.00 Sq. Ft. total Plinth area 1350 Sq.Ft. situated at C P S Road



Within the limits of Madhira Municipality & town, Khammam Dist.

Bounded by: -

East: Open to Sky

North: Open to Sky

West: Open to Sky

South: Common Corridor

For detailed terms and conditions of the sale. Please refer to the link provided in the secured creditor website www.apgvbbank.in Website Portal: <https://bankauctions.in>

People interested to inspect the property may contact APGVB, Madhira Branch, Khammam Dist. (4121) Cont. No. **9490157162** and M/s. Surya Associates (Resolution Agency) Mobile No. **9949651302 & 9010092835** from 01/10/2024 to 29/10/2024 on all working days during working hours from 10:00 am to 4:00 pm.



PLACE: KHAMMAM
DATE: 27/09/2024

AUTHORISED OFFICER
ANDHRA PRADESH GRAMEENA VIKAS BANK

THE TERMS AND CONDITIONS OF SALE TO BE UPLOADED ON THE WEBSITE OF THE SECURED CREDITOR

1	Name and address of the Borrower	<p>1.Smt. Medepalli Venkata Narasamma W/o Madhava Rao, Abhiram Tower's, Flat No.105, First Floor, CPS Road, Madhira, Khammam-507203.</p> <p>2.Sri. Medepalli Madhava Rao S/o Venkateswarlu, Abhiram Tower's, Flat No.105, First Floor, CPS Road, Madhira, Khammam-507203.</p>
2	Name and address of Branch, the secured creditor	Andhra Pradesh Grameena Vikas Bank, Madhira Branch (4121) Khammam dist. -507001 email: Madhira4121@apgybank.in
3	Description of the immovable secured assets to be sold.	<p><u>DESCRIPTON OF MORTGAGED SCHEDULE PROPERTY</u></p> <p><u>Schedule property No.01</u></p> <p>All that part and parcel of the property situated in Khammam District, Madhira Mandal, Madhira Municipality limits, CPS Road, Building is located in Residential area with Old H.No.5-74/1, 5-74/2 & 5-74/3, total extent of Land 1828.62 Sq. Yds comprised in Sy.No,211/Part of Madhira town, Stilt +G+4 apartment with the name "Abhiram Towers" (Property covered under Doc. No.628/2023 dated 27-02-2023, standing in the name of Smt. Medepalli Venkata Narasamma W/o Madhava Rao) bounded as follows:</p> <p>East: Houses belongs to Shri. Afzal, Jamal & Y. Seethamma North: CPS School compound Wall West: CPS CC Road South: Property belongs to Shri. Varthaka Sangham</p> <p><u>Schedule Property No -2</u></p> <p>All that part and parcel of Residential Flat No.105 in 1st Floor of "ABHIRAM TOWERS" with common area car parking with an undivided share 52 Sq. Yds, Plint area of 1150 SFT, Common area of 120 Sq. Ft. & Car parking at stilt area 80.00 Sq. Ft. total Plinth area1350 Sq.Ft. situated at C.P.S Road, Within the limits of Madhira Municipality & town, Khammam Dist.</p> <p><u>Bounded by: -</u> East: Open to Sky North: Open to Sky West: Open to Sky South: Common Corridor</p>



4	Details of the encumbrances known to the secured creditor.	(-)
5	The secured debt for recovery of which the property is to be sold	Flat
6	Deposit of earnest money	EMD Rs 4,52,250/- being the 10% of Reserve price to be remitted by RTGS / NEFT to the Bank account No 73228298267 IFSC: APGV0004121 or DD draw in favour of APGVB Madhira Branch (4121), Khammam Dist. , drawn on any Nationalized or Scheduled Bank
7	Reserve price of the immovable secured asset Bank account in which EMD to be remitted Last Date and Time within which EMD to be remitted:	Rs.4,52,250/- A/c No.:73228298267 IFSC: APGV0004121 Bank: APGVB, Madhira Branch-Khammam Dist. Time: 3.00 PM Date: 28/10/2024
8	Time and manner of payment	The successful bidder shall deposit 25% of sale price, after adjusting the EMD already paid, immediately, i.e., on the same day or not later than next working day, as the case may be, after the acceptance of the offer by the Authorised Officer, failing which the earnest money deposited by the bidder shall be forfeited. The Balance 75% of the sale price is payable on or before the 15th day of confirmation of sale of the secured asset or such extended period as may be agreed upon in writing between the Secured Creditor and the e-Auction purchaser not exceeding three months from the date of e-Auction.
9	Time and place of public e-Auction or time after which sale by any other mode shall be completed.	12.30 PM at APGVB, Madhira Branch- Khammam dist.
10	The e-Auction will be conducted through the Bank's approved service provider. e-Auction tender documents containing e-Auction bid form, declaration etc., are available in the website of the service provider as mentioned above	At the web portal online e-auction on the portal in http://bankauctions.in M/S 4 Closure, 605A, Mythivanam, Ameerpet, Hyderabad Hyderabad – 500038, the contact details of the same are Email: info@bankauctions.in - Contact numbers: +91 8142000061/66, will provide User ID & Password after due verification of PAN of the Eligible Bidders.
11	(i) Bid increment amount: (ii) Auto extension: _____ times. (limited / unlimited) (iii) Bid currency & unit of measurement	Rs. 10,000/- 5 minutes for unlimited time. Indian Rupees
12	Date and Time during which inspection of the immovable secured assets to be sold and intending bidders should satisfy themselves about the assets and their specification. Contact person with mobile	Date: 01/10/2024 to 28/10/2024 Time: Bank working hours Authorised officer: (Shri. Tangudu. Sreehari S/o Satyanarayana Age:35 years) Ph No. 9440908391 email: Madhira4105@apqvbank.in Name: Venkat Rao. M (M/s. Surya Associates, Resolution Agency)



	number	Mobile No. +91 9949651302 & A. Upender+91 9010092835
13	Other conditions	<p>c) Bidders shall hold a valid e-mail ID (e-mail ID is absolutely necessary for the intending bidder as all the relevant information and allotment of ID and Pass word by M/S 4 Closure (ETL) (vendor name) may be conveyed through e mail</p> <p>d) The intending bidder should submit the evidence of EMD deposit like UTR number along with Request letter for participation in the e-Auction, self-attested copies of (i) Proof of Identification (KYC) , (ii) Current Address -proof of communication, (iii) PAN card of the bidder (iv) Valid e-mail ID (v) Contact number(mobile/Land line of the bidder etc , to the Authorised Officer of Andhra Pradesh Grameena Vikas Bank, Madhira Branch-Khammam dist., Br. Code (4121) By 28/10/2024 at 03.00 PM</p> <p>e) Scanned copies of the original of these documents can also be submitted to e-mail Id of Authorised Officer.</p> <p>f) Names of Eligible Bidders will be identified by the APGVB Yerrupalem Branch, Khammam Dist. to participate in online e-Auction on the portal http://bankauctions.in M/S 4 Closure, Plot No.20, Amrutha Apartment, 605A, Mythivanam, Ameerpet, Hyderabad Hyderabad – 500038, the contact details of the same are Email: info@bankauctions.in - Contact numbers: +91814200062/66. who will provide User ID and Password after due verification of PAN of the Eligible Bidders. The successful bidder shall be required to submit the final prices, quoted during the e-Auction as per the annexure after the completion of the e-Auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of e-Auction.</p> <p>g) During e-Auction, if no bid is received within the specified time, APGVB at its discretion may decide to revise opening price / scrap the e-Auction process / proceed with conventional mode of tendering.</p> <p>h) The Bank / service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the causes.</p> <p>i) The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction.</p> <p>j) The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder.</p> <p>k) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.</p> <p>l) The Authorised Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason.</p> <p>m) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.</p> <p>n) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence</p>



regarding any change in the bid shall be entertained

Property will be sold will be sold on 'AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS" Basis



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ANDHRA PRADESH GRAMEENA VIKAS BANK

