

ANNEXURE —F —Revised

[Terms and Conditions for Sale to be uploaded in Banks website as well as at IBAP] website]

TERMS AND CONDITIONS FOR SALE OF ASSET THROUGH ONLINE E AUCTION UNDER SARFAESI ACT 2002

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2)& 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower, Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorized Officer of Bank of Baroda, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis for recovery of dues in below mentioned account/s. The details of Borrower(s) / Mortgagor (s)/ Guarantor (s) /Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below :-

Sr /Lot No.	Name & address of Borrower/s / Guarantor/s	Give short description of the immovable property with known encumbrances, if any	Total Dues as on 30.06.2020 (amt in lakhs)	Date & Time of E-auction.	Reserve Price and Increase Amount. (Amt in lakhs)	Status of Possession (Constructive /Physical)	Property Inspection date & Time.
1	MS Patanjali Arogya Kendra Prop Gurjeet Kaur	Equitable Mortgage of Land Bearing Survey No 217/1 KA, located at PH No28/33, having area measuring 5000 sq. ft. at Sainik Grih Nirman Samiti Maryadit, Mouza Sagda Tripuri Ward, Tehsil and dist Jabalpur, Belonging to Mr Taranjeet Singh Alagh. Bounded By:- North :- Road South:-Property of Neighbour (Open Land) East :- School Building West:- Property of Neighbour (Open Land)	167.56 (approx)	27.8.2020 11 am to 2 pm	87.36	Constructive	25.08.2020 10 am to 4 pm

TERMS AND CONDITIONS —

- The Sale will be conducted by the undersigned through e-auction platform provide by the e-Auction service provider MSTC Ltd at the Website <https://www.mstcecommerce.com> on the date and time mentioned above. The intending Bidders/Purchasers are requested to register on portal
- <https://www.mstcecommerce.com> (direct link https://www.mstcecommerce.com/auction_home/ibapi/index.jsp) using their mobile number and email-id. Further, they are requested to upload requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2 working days), the intending Bidders/Purchasers have to transfer the EMD amount using online mode in his Global END Wallet well in advance before the auction time. Bidder registration, submission & verification of KYC documents and transfer of EMD in wallet must be completed well in advance at least two days before auction date. In case Auction purchaser submits the KYC documents within two days preceding the Auction date, Authorized officer / Bank / e- Auction service provider is having liberty to accept and complete the KYC verification & EMD amount. However in such event the Authorized officer / Bank / e- Auction service provider will not be held liable for any delay/failure for verification of KYC documents and failure to transfer EMD in wallet. The interested bidder will be able to bid on the date of e-auction only if the Bidder's Global Wallet have sufficient balance (\geq EMD amount) as on the date and time of Auction. Bidders may give offers either for one or more properties. In case of offers for more than one property bidders will have to deposit EMD for each property.
- Earnest Money Deposit (EMD) amount as mentioned above shall be paid online i.e. through NEFT after generation of Challan from (<https://www.mstcecommerce.com>) in bidders Global EMD Wallet. NEFT Challan will be valid for one transaction only. If multiple transactions are made, only first will be reconciled and other transaction(s) shall not be considered. NEFT transfer can be done from any Scheduled Commercial Bank. Only NEFT mode should be used for fund transfer. Use of any other payment mode would result in non-credit of EMD amount in the bidder's wallet. Payment of EMD by any other mode such as Cheques will not be accepted. The Earnest money Deposited shall not bear any interest. For refund of EMD of the unsuccessful bidders, Bidder has to seek the refund online from e-Auction service provider by logging in <https://www.mstcecommerce.com> and by

