

**THE TERMS AND CONDITIONS OF SALE IN THE A/C OF SH. KANHAIYA LAL SONI,  
PROPERTY WILL BE SOLD ON "AS IS WHERE IS, AS IS WHAT IS AND  
WHAT-EVER THERE IS" BASIS**

1	Name and address of the Borrower	1. Shri Kanhaiya Lal Soni S/O Mohan Lal Soni (Borrower) Sonarro Ka vas Sadari (Rural), Sadari, Tehsil-Desuri District Pali Pin 306702  2. Shri Raj Kumar Soni S/o Jagdish Chandra Soni (Gurantor) Bandoriyo Ka baas, Sadri, Tehsil Desuri Distt. Pali (Rajasthan) Pin 306702
2	Name and address of Branch, the secured creditor	Rajasthan Gramin Bank, Branch-Sadri, Distt.- Pali (Raj.)
3	Description of the immovable secured assets to be sold.	All that part and parcel of the <b>Equitable Mortgage of Residential cum Commercial Property</b> situated at Patta No. 340, Sadri Bazar, Village Sadri, Tehsil Desuri, Distt. Pali (Raj.) standing in the name of Sh. Kanhaiya Lal Soni S/o Sh. Mohan Lal Soni, Admeasuring 225 Sq. ft. (as per bank record) <b>Bounded by:-</b> On the North by: Road & Door On the South by: Parmanand Nandvana Bohra (Dadiya) On the East by: Shankar Lal S/o Jairoop Soni On the West by: Vipin Chand S/o Dali Chand Nandvana Bohra
4	Details of the encumbrances known to the secured creditor.	Not known.
5	The secured debt for recovery of which the property is to be sold	Rs. 20,90,070.00 (Rupees Twenty Lakhs Ninety Thousand Seventy Only as on 02.03.2024 (Including Interest up to 02.03.2024) plus further interest, cost, charges & other expenses etc.
6	Deposit of earnest money	EMD Rs. 243090.00 (Rupees Two Lakh Forty Three Thousand Ninety only) being the 10% of Reserve price to be remitted by RTGS/NEFT to the bank account or Demand Deaft drawn in favour of RMGB account detail mentioned in col No 7
7	Reserve price of the immovable secured assets :	Rs. 24,30,900.00 (Rupees Twenty Four Lakh Thirty Thousand Nine Hundred Only)

वास्ते : राजस्थान ग्रामीण बैंक  
प्राधिकृत अधिकारी

# राजस्थान ग्रामीण बैंक RAJASTHAN GRAMIN BANK

( भारत सरकार, राजस्थान सरकार एवं भारतीय स्टेट बैंक का संयुक्त उपक्रम )  
( Joint Venture of Govt. of India, Govt. of Rajasthan and State Bank of India )

	<p>Bank account in which EMD to be remitted.</p> <p>Last Date within which EMD to be remitted: <b>EMD</b></p>	<p>A/c No. : 83084389614 IFSC : RMGB0000717</p> <p>Account Name: RGB SARC Jaipur</p> <p>Bank: Rajasthan Gramin Bank</p> <p>Branch: Vaishali Nagar Jaipur</p> <p>Date :16.06.2025 EMD Amount Rs 2,43,090/-</p>
8	Time and manner of payment	<p>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 15<sup>th</sup> 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 auction purchaser not exceeding three months from the date of auction. In case of failure to deposit the amount as mentioned above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property &amp; the defaulting bidder shall not have any claim over the forfeited amount and the property. This Amount (excluding EMD) is to be remitted to</p> <p><b>Account-83084389614 FS Code-RMGB0000717</b></p> <p><b>Account name-RGB SARC, Jaipur. (Parking Account)</b></p>
9	Time and place of public e- Auction or time after which sale by any other mode shall be completed.	<p><b>From 11.00 AM to 04.00 PM On 17.06.2025</b> (With unlimited extensions of 10 min. each)</p> <p><b>- On Line e-Auction Platform (<a href="http://www.bankeauctions.com">www.bankeauctions.com</a>)</b> (With unlimited extensions of 10 min. each)</p>
10	<p>The e-Auction will be conducted through the Bank's service provider.</p> <p>e-Auction tender documents containing e-Auction bid form, declaration etc., are available in the website of the service provider's mentioned above</p>	<p>Platform (<a href="http://www.bankeauctions.com">www.bankeauctions.com</a>) for e-Auction will be provided by Bank's e Auction service provider M/s C1 India Pvt Ltd having its Registered office at Udyog Vihar, Phase 2, Gulf Petrochem building, Building No. 301, Gurgaon, Haryana. Pin: 122015, e-mail ID : support@c1india.com. The intending Bidders/Purchasers are required to participate in the e-Auction process at e-Auction Service Provider's website <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a>. This Service Provider will also provide online demonstration/ training for the intending bidders/ purchasers on e-Auction on the portal before the e-auction. The Sale Notice containing the Terms and Conditions of Sale is uploaded on (<a href="http://www.bankeauctions.com">www.bankeauctions.com</a>). The intending participants of e- auction may download free of cost, copies Terms &amp; Conditions of e-auction, Help Manual on operational part of e-</p>

PHONE NO.

02932-226132, 221047

क्षेत्रीय व्यवसाय कार्यालय राजस्थान ग्रामीण बैंक  
4, कस्तूरबा नगर नया गाँव रोड  
ट्रांसपोर्ट नगर के पास, पाली (राज.) 306401

E-mail :rm\_pali2@rmgb.

आधिकृत अधिकारी

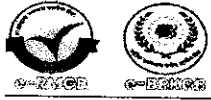
# राजस्थान ग्रामीण बैंक RAJASTHAN GRAMIN BANK

(भारत सरकार, राजस्थान सरकार एवं भारतीय स्टेट बैंक का संयुक्त उपक्रम)  
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		Auction related to this e-Auction from portal <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a>
11	(i) Bid increment amount: (ii) Auto extension: Unlimited times. (limited /unlimited) (iii) Bid currency & unit of measurement	(i) Rs. 25,000.00 (ii) 10 Minutes (iii) Indian Rupees (INR)
12	<b>Date and Time</b> 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 number	Date : <b>12.06.2025</b> Time : <b>11.00 AM to 04.00 PM</b>  (1) Dinesh Kumar Yadav (Mob. No.9116176421) (2) Kavi Raj Singh (RBO Pali) (Mob. 9773343643) (3) Ravi S. Soni (Advocate) (Mob. No. 8003873888) Email : <a href="mailto:rmgb.0064@rmgb.in">rmgb.0064@rmgb.in</a> , <a href="mailto:rm_pali2@rmgb.in">rm_pali2@rmgb.in</a> Email : <a href="mailto:ravi.icss@gmail.com">ravi.icss@gmail.com</a>
13	Other conditions	(a) Bidders shall hold a valid email ID (e-mail ID is absolutely necessary for the intending bidder as all the relevant information and allotment of ID and Password by <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a> (vendor name) may be conveyed through e mail.  (b) The intending purchaser(s) / bidder(s) is / are required to login in the link provided in website: <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a> Bidder Registration.  (c) The Sale will be conducted by the undersigned through e-auction platform provided by the e-Auction service provider <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a> on the date and time mentioned above. The intending Bidders/ Purchasers are requested to register on portal <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a> 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, the intending Bidders/ Purchasers have to submit the evidence of EMD deposit like UTR number along with request letter for participation in the auction by <b>16.06.2025, 16.00 hrs.</b> Bidder registration, submission & verification of KYC documents and transfer of EMD in account 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



	<p>officer / Bank / e-Auction service provider is having liberty to accept and complete the KYC verification &amp; 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 account.</p> <p>(d) The Earnest Money Deposited shall not bear any interest. The EMD of the unsuccessful bidder will be refunded to their respective a/c numbers shared with the bank. <b>EMD amount of the unsuccessful bidders will be returned without interest, cost, expenses and any other charges (if any).</b></p> <p>(e) The bid price to be submitted shall be equivalent or above the reserve price and during the e-auction bidders will be allowed to offer higher bid in inter-se bidding over and above the last bid quoted and by minimum increase in the bid amount given in the table to the last higher bid of the bidders. The properties will not be sold below the reserve price set by the Authorized Officer. The bid quoted below the reserve price shall be rejected. The bidders shall increase their bids in multiplies of the amount specified in the public sale notice/Terms and condition of Sale. Unlimited extension of 10 Minutes time will be given in case of receipt of bid in last ten minutes. Ten minutes time will be allowed to bidders to quote successive higher bid and if no higher bid is offered by any bidder after the expiry of ten minutes to the last highest bid, the e-auction shall be closed.</p> <p>(f) Intending Bidders are advised to properly read the Sale Notice, Terms &amp; conditions of e-auction, Help Manual on operational part of e-Auction and follow them strictly. The details shown above are as per the record available with the bank, the auction bidder should satisfy himself about the actual measuring and position of the properties. The actual measuring and position of the properties may differ and the Bank/authorized officer will not be held responsible for that.</p> <p>(g) In case of any difficulty or assistance is required before or during e-Auction process they may contact authorized representative of our e-Auction Service Provider <a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a> contact details of which are available on the e-Auction portal.</p> <p>(h) 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 auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of auction.</p> <p>(i) During e-auction, if no bid is received within the specified time, Rajasthan Gramin Bank at its discretion may decide to revise opening</p>
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# राजस्थान ग्रामीण बैंक RAJASTHAN GRAMIN BANK

(भारत सरकार, राजस्थान सरकार एवं भारतीय स्टेट बैंक का संयुक्त उपक्रम)  
(Joint Venture of Govt. of India, Govt. of Rajasthan and State Bank of India)

	<p>price/ scrap the e-auction process/ proceed with conventional mode of tendering.</p> <p>(j) 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>(k) The bidders are required to submit acceptance of the terms &amp; conditions and modalities of e-auction adopted by the service provider before participating in the e-auction.</p> <p>(l) The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the properties 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>(m) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.</p> <p>(n) 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>(o) The bid submitted without the EMD shall be summarily rejected. The properties shall not be sold below the reserve price.</p> <p>(p) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondences regarding any change in the bid shall be entertained.</p> <p>(q) The Authorised Officer is not bound to accept the highest offer and the Authorised officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor.</p> <p>(r) In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the properties nor on any part of the sum for which may it be subsequently sold.</p> <p>(s) Payment of sale consideration by the successful bidder to the Bank will be subject to TDS under Section 194-1A of Income Tax Act 1961 and TDS is to be made by the successful bidder only at the time of deposit of remaining 75% of the bid amount. The successful Auction Purchaser / Bidder shall have to pay applicable GST to Bank on the bid amount.</p>
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वास्ते: राजस्थान ग्रामीण बैंक  
क्षेत्रीय व्यवसाय कार्यालय पाली-2,  
4, कस्तूरबा नगर नया गाँव रोड  
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E-mail: rm\_pali2@rmgb.

प्राधिकृत अधिकारी

# राजस्थान ग्रामीण बैंक RAJASTHAN GRAMIN BANK

(भारत सरकार, राजस्थान सरकार एवं भारतीय स्टेट बैंक का संयुक्त उपक्रम)  
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	<p>(t) The successful bidder shall bear all the necessary expenses like applicable stamp duties/ additional stamp duty/ transfer charges, Registration expenses, fees etc. for transfer of the properties in his/her name.</p> <p>(u) The payment of all statutory / non- statutory dues, taxes, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only.</p> <p>(v) The bidders are advised to in their own interest to satisfy themselves with the title and correctness of other details pertaining to the immoveable secured assets including the size/area of the immovable secured assets in question. They shall independently ascertain any other dues/liabilities/encumbrances in respect of the property from the concerned authorities to their satisfaction before submitting the bids. It would not be open for the Bidder(s) whose bid is accepted by Authorised Officer to withdraw his bid, either on the ground of discrepancy in size/area, defect in title, encumbrances or any other ground whatsoever.</p> <p>(w) In case of any dispute arises as to the validity of the bid (s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call of the sale and put the properties to sale once again on any date and at such time as may be decided by the Bank. For any kind of dispute, bidders are required to contact the concerned authorised officer of the concerned bank branch only.</p> <p>(x) The sale certificate shall be issued after receipt of entire sale consideration and confirmation of sale by secured creditor. The sale certificate shall be issued in the name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid/participated in the auction will be entertained.</p> <p>(y) The successful bidder also liable to pay GST, Tax Deducted at Source (TDS) and Properties Tax (if applicable) as per prevailing provisions.</p> <p>(z) The details shown above are as per the record available with the bank, the auction bidder should satisfy himself about the actual measuring and position of the properties. The actual measuring and position of the properties may differ and the authorized officer will not be held responsible for that.</p> <p>(aa) The intending bidders should make their own independent inquiries</p>
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# राजस्थान ग्रामीण बैंक RAJASTHAN GRAMIN BANK

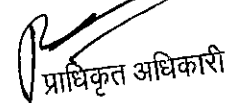
(भारत सरकार, राजस्थान सरकार एवं भारतीय स्टेट बैंक का संयुक्त उपक्रम)  
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		<p>regarding the encumbrance, demarcation, boundaries, actual area of the properties, title of properties &amp; to inspect &amp; satisfy themselves. Bank will not be responsible for any encumbrances and dues on the properties which comes to knowledge of bank after the auction date.</p> <p>(bb) The properties is being sold on <b>"As is where is", "As is what is", "Whatever there is" and "Without Recourse" basis</b> and the intending bidders should make their own discreet independent inquiries &amp; verify the concerned Registrar/SRO/Revenue Records/ other Statutory authorities regarding the encumbrances and claims/ rights/dues/ charges of any authority such as Sales Tax, Excise/GST/ Income Tax besides the Bank's charge and shall satisfy themselves regarding the, title nature, description, extent, quality, quantity, condition, encumbrance, lien, charge, statutory dues, etc. over the properties before submitting their bids. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party encumbrances/claims/rights/dues. No claim of whatsoever nature regarding the properties put for sale charges/encumbrances over the properties or on any other matter etc., will be entertained after submission of the online bid.</p>
14	Details of pending litigation, if any, in respect of property proposed to be sold.	Not Known

Date: 06.05.2025

Place: Pali (RAJ.)

वास्ते: राजस्थान ग्रामीण बैंक

  
प्राधिकृत अधिकारी

AUTHORISED OFFICER