



CITIZENCREDIT
CO-OPERATIVE BANK LTD
(A Scheduled Multi-State Bank)

Address of the Branch : Shop No6, Ground Floor, Building A-1, Sapana Berrier CHSL,
St. Joaquim Rd, Borda, Margao, Goa - 403 602
Phone Nos. of Branch : (0832) 2700096
Mobile No of Branch : 8956090624
E-mail ID of Branch : margao@citizencreditbank.com

Authorised Officer's Details

Name : Mr. Kenneth Gomes.
Address : H. No. E-320, Rua de Ourem, Panaji, Goa – 403 001.
Mobile No : 9820793927
e-mail ID of Group 3 office : group3@citizencreditbank.com

NOTICE OF SALE THROUGH PRIVATE TREATY

SALE OF IMMOVABLE ASSET CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002 (SARFAESI ACT).

The Authorized Officer of CITIZENCREDIT CO-OPERATIVE BANK LTD has taken over possession of the schedule property us/ 13(4) of the SARFAESI Act.

Public at large is informed that the secured property as mentioned in the Schedule is available for sale through Private Treaty, as per the terms agreeable to the Bank for realisation of Bank's dues for credit facilities availed by M/s. Goa Mining and Minerals on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS".

Standard terms & conditions for sale of property through Private Treaty are as under:

1. Sale through Private Treaty will be on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS".
2. The purchaser will be required to deposit 25% of the sale consideration on the next working day of receipt of Bank's acceptance of offer for purchase of property and the remaining amount within 15 days thereafter. Extension of time for payment may be considered at the sole discretion of the Bank.
3. The purchaser has to deposit 10% of the offered amount along with application which will be adjusted against 25% of the deposit to be made as per clause (2) above.
4. Failure to remit the amount as required under clause (2) above, will cause forfeiture of amount already paid including 10% of the amount paid along with application.
5. The interested purchaser shall submit their application with self-attested copy of PAN Card and Proof of Identification/ Address Proof along with the Application Form to the above group office email ID "group3@citizencreditbank.com". The Notice of Sale with the format of application for participation in private treaty is available on Bank's website- www.citizencreditbank.com.
6. The interested purchaser shall submit their Earnest Money Deposit (EMD) (as mentioned above) through NEFT/ RTGS in the following Account: 10057700, Name of the A/C.: CITIZENCREDIT CO-OPERATIVE BANK LTD., IFSC Code: CCBL0209005.
7. The pending statutory dues known to the Bank are Electricity charges Rs.1,57,175/-, Water Charges Rs.7,728/- and Property Tax Rs.12,670/-. The same will be paid by the Bank from out of the Sale proceeds.



8. In case of non-acceptance of offer of purchase by the Bank, the amount of 10% paid along with the application will be refunded by the Bank, without any interest.
9. The property is being sold with all the existing and future encumbrances whether known or unknown to the Bank. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third-party claims / rights / dues.
10. The successful Purchaser is required to deduct and pay TDS of 1% from the Sale consideration.
11. The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer / Secured Creditor in this regard at a later date.
12. The Bank reserves the right to reject any offer of purchase without assigning any reason.
13. In case of more than one offer, the Bank will accept the highest offer, if highest bidder fails to deposit the remaining amount; then the Bank may request & accept the second highest offer.
14. The interested parties may contact the Authorized Officer for further details / clarifications and for submitting their application.
15. The purchaser has to bear all stamp duty and registration fee in respect of purchase of the property.
16. Sale shall be in accordance with the provisions of SARFAESI Act / Rules.
17. Last date of receipt of offer will be 31.10.2023 by 05.00 pm.

SCHEDULE

Description of the Property	Reserve Price (Rs.) (below which the property will not be sold)	Earnest Money Deposit (Rs.)
Plot No. A-2, admeasuring an area of 450 sq. mts, forming a part of the larger property known as 'Furandongor', situated within the limits of Village Panchayat of Sao Jose de Areal, Salcette Taluka, State of Goa and surveyed under Survey No. 28/0 of Wadd Mugall, Village of Sao Jose de Areal along with residential house constructed thereon having Panchayat House No.779/D. (Owned by Mr. Mariano Rodrigues)	Rs.1,50,00,000/- (Rupees One Crore Fifty Lakhs Only)	Rs.15,00,000/- (Rupees Fifteen Lakhs Only)

Date :09.10.2023

Place: Goa



Authorised Officer

CITIZENCREDIT CO-OPERATIVE BANK LTD.

