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## E-AUCTION SALE NOTICE FOR THE SALE OF IMMOVABLE PROPERTY

Under SARFAESI Act, 2002, r/w Rule 8(6) & 9 of Security Interest  
(Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrowers, Co borrowers and Guarantors that the below described immovable property/ies mortgaged to the secured creditor, the possession of which has been taken by the Authorised Officer of Equitas Small Finance Bank Limited, will be sold on "AS IS WHERE IS" "AS IS WHAT IS CONDITION" on 10/07/2025 for recovery of Rs.6,23,17,732/- (Rupees Six Crores Twenty Three Lakhs Seventeen Thousand Seven Hundred and Thirty Two Only) as on 29/05/2025 with further interest from 30/05/2025 due to Equitas Small Finance Bank Limited, from.

A/c. Nos.	Borrower Name	Outstanding Amount Rs.
200001113579 & 085TL31201780002	SRI VIGNESHWARA TRADERS	Rs.6,23,17,732/-

1. **M/s Sri Vigneshwara Traders,**  
Rep by its Proprietor - Mr.K. Gajendra Rao,  
D.No. 1/222, Main Road,  
Kankanapalli, Sattenpalli, Guntur District,  
Andhra Pradesh - 522403.
2. **Mr.K. Gajendra Rao,**  
S/o Srinivasa Rao,  
D.No. 1/222, Main Road,  
Kankanapalli, Sattenpalli, Guntur District.  
Andhra Pradesh - 522403.
3. **Mr. S. Brahmaiah,**  
S/o Mr. S. Srinivasa Rao,  
No. 103, Kankanalapalli,  
Sattenapalli,  
Andhra Pradesh - 522403.
4. **Mrs. Kantamneni Sarojini,**  
W/o Mr. Gajendrarao,  
D.No. 1/222, Main Road,  
Kankanapalli, Sattenpalli, Guntur District.  
Andhra Pradesh - 522403.

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**4162386**

<b>Possession Status</b>	Property No.1 (Residential Property) - Constructive Possession. Property Nos.2 to 5 (Vacant Lands) : Physical Possession.
<b>Reserve Price</b>	Property No.1 - Rs.1,35,00,000/- (Rupees One Crore and Thirty Five Lakhs Only).
	Property No.2 - Rs.49,00,000/- (Rupees Forty Nine Lakhs Only).
	Property No.3 - Rs.49,00,000/- (Rupees Forty Nine Lakhs Only).
	Property No.4 - Rs.96,00,000/- (Rupees Ninety Six Lakhs Only).
	Property No.5 - Rs.46,00,000/- (Rupees Forty Six Lakhs Only).
<b>Earnest Money Deposit</b>	Property No.1 - Rs.13,50,000/- (Rupees Thirteen Lakhs and Fifty Thousand Only)
	Property No.2 - Rs.4,90,000/- (Rupees Four Lakhs and Ninety Thousand Only)
	Property No.3 - Rs.4,90,000/- (Rupees Four Lakhs and Ninety Thousand Only)
	Property No.4 - Rs.9,60,000/- (Rupees Nine Lakhs and Sixty Thousand Only)
	Property No.5 - Rs.4,60,000/- (Rupees Four Lakhs and Sixty Thousand Only)
<b>Multiplier Amount</b>	Rs.10,000/- (to improve the bid offer).
<b>Date &amp; Time of Inspection</b>	05/06/2025 to 08/07/2025 - 10.00 AM to 04.00 PM. (Contact No: Mr.A.Sivashankar - Mob. No.9884655547 Mr.Simhadri Veera Raghavendra Rao - Mob. No.9032612007)
<b>Last Date &amp; Time for Submission of EMD along with requisite documents</b>	9/07/2025 - 1 PM
<b>Date &amp; Time of E-Auction Sale</b>	Property No.1 - 10/07/2025 - 01.00 PM to 02.00 PM
	Property No.2 - 10/07/2025 - 02.00 PM to 03.00 PM
	Property No.3 - 10/07/2025 - 03.00 PM to 04.00 PM
	Property No.4 - 10/07/2025 - 04.00 PM to 05.00 PM
	Property No.5 - 10/07/2025 - 05.00 PM to 06.00 PM
<b>E-Auction Portal Name</b>	<a href="https://www.bankeauctions.com">https://www.bankeauctions.com</a>





<b>Property/ies Address</b>	Property No.1 - Door No. 11-5-13/3, Near Door No: 11-5- 11 Plot No. 4, Division No.34/1A2, Ward No. 9, Raghuram Nagar,Vaddipalli Village, Sattenapalli Municipality, Guntur District – 522403.
	Property No.2 - Plot no.3, Near Door No. 13-1-9, Division No.109-C, Ward No. 11, Itukampadu Donka,Vaddavalli Village, Sattenapalli Municipality, Guntur District – 522403.
	Property No.3 - Plot No. 25, Near Door No. 5-14- 86, Division No. 11-3A, Ward No. 1,Vasavi Nagar, Vaddavalli Village, Sattenapalli Municipality, Guntur District.
	Property No.4 - Near Door No. 111-6-62, Division No. 38-1A,Vaddavalli Village, Sattenapalli Municipality, Guntur District – 522403.
	Property No.5 - Plot No. 5, Near Door No. 13-1-9, Division No. 109-C, Ward No. 11, Itukampadu Donka, Vaddavalli Village, Sattenapalli Municipality, Guntur District – 522403.
<b>Communication Address</b>	The Authorised Officer (MSME – LEGAL), Equitas Small Finance Bank Ltd., 4 <sup>th</sup> Floor, PHASE – II, No.769, Spencer Plaza, Anna Salai, Chennai - 600 002.

### DESCRIPTION OF THE SECURED PROPERTY/IES

#### Property No.1

Residential Property owned by Mr. K Gajendra Rao

All that pieces and parcels of Property bearing D.No. 34/1A2, admeasuring 286.0 Sq yds, situated at, Vaddapalli Village, Sathenapalli Municipality Area, Sathenapalli Sub-Registry, Guntur District with all present and future structures thereon;

#### Four Corners of the Property :-

North : Property of Syed Subhani 80.6 ft  
South : Property of Gogineni Satyavara Prasad 80.6 ft  
East : Municipal Bazaar 32.0 ft  
West : 15.0 ft wide Bazaar 32.0 ft

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4<sup>th</sup> Floor, Phase II, Spencer Plaza, No.769, Mount Road, Anna Salai, Chennai, Tamil Nadu, India - 600 002

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**4162388**

**Property No.2**

Vacant Property owned by Mr. K Gajendra Rao

All that pieces and parcels of Property bearing D.No. 109- C, admeasuring 226.0 Sq yds, situated at, Vaddapalli Village, Sathenapalli Municipality Area, Sathenapalli Sub-Registry, Guntur District;

**Four Corners of the Property:-**

North : Property of Medikonduru Samba Siva Rao 33.0 ft

South : 9.6 ft wide road 33.0 ft

East : Plot 4 & 5 63.0 ft

West : Property of Potla Viswanandham & others 60.4 ft

**Property No.3**

Vacant Property owned by Mr. K Gajendra Rao

All that pieces and parcels of Property bearing D.No. 11- 3A, Plot No. 25, admeasuring 242.0 Sq yds, situated at, Vaddapalli Village, Sathenapalli Municipality Area, Sathenapalli Sub-Registry, Guntur District;

**Four Corners of the Property:-**

North : 24.0 ft wide Bazaar 33.0 ft

South : Property of Chandrapati Venkataiah 33.0ft

East : Property of Udumula Bhaskara Reddy in Plot 26 66.0 ft

West : Property of Meda Ramu in Plot 24

**Property No.4**

Vacant Property owned by Mr. K Gajendra Rao

All that pieces and parcels of Property bearing D.No. 38- 1A, admeasuring 250.0 Sq yds, situated at, Vaddapalli Village, Sathenapalli Municipality Area, Sathenapalli Sub-Registry, Guntur District;





Four Corners of the Property:-

North : Property of Aalokam Purna Chandra Rao 56.4 ft  
South : Property of Kaki Padmavathi 56.3 ft  
East : Passage 40.0 ft  
West : Property of Yellareddy Chinappareddy & others 40.0 ft

Property No.5

Vacant Property owned by Mr. K Gajendra Rao

All that pieces and parcels of Property bearing D.No. 109-C, admeasuring 229.5 Sq yds, situated at, Vaddapalli Village, Sathenapalli Municipality Area, Sathenapalli Sub-Registry, Guntur District;

Four Corners of the Property:-

North : Property of Medikonduru Samba Siva Rao 63.0 ft  
South : Plot No.4 62.6 ft  
East : 24.0 ft wide bazaar  
West : Plot No.3 31.6 ft

Together with all buildings and structure attached to the earth or permanently fastened to anything attached to earth, both present and future and all easementary / mamool rights annexed thereto.

TERMS & CONDITIONS:

The interested buyers are advised to go through bank's website [www.equitasbank.com](http://www.equitasbank.com) for detailed terms and conditions. The present notice is also uploaded on the Bank's official website at [www.equitasbank.com/notices](http://www.equitasbank.com/notices).

1. The auction sale will be 'On line E-Auction' Bidding through website <https://www.bankeauctions.com>.
2. Bidders are advised to go through the website <https://www.bankeauctions.com> for detailed Terms and Conditions of Auction sale before submitting their bids and taking part in the E-auction sale proceedings.
3. Intending bidders, please contact our Authorised Person of M/S C1 India PVT LTD through their contact person Prabakaran M having support Help Desk No.

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4<sup>th</sup> Floor, Phase II, Spencer Plaza, No.769, Mount Road, Anna Salai, Chennai, Tamil Nadu, India - 600 002

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+917291981124 /25 /26 Mobile no. +91-7418281709 and e-mail ID's tn@c1india.com & support@bankeauctions.com.

4. Prospective bidders may avail online training on e-auction from our Authorised e-Auction Service Provider, M/S C1 India PVT LTD through their contact person Prabakaran M having support Help Desk No. +917291981124 /25 /26 Mobile no. +91-7418281709 and e-mail ID's tn@c1india.com & support@bankeauctions.com.
5. Bids shall be submitted through online procedure only in the prescribed format with relevant details.
6. Earnest Money Deposit (EMD) shall be deposited in favour of Equitas Small Finance Bank Limited, through Electronic mode (RTGS/NEFT) to credit of Account No.200000702553, Equitas Small Finance Bank Ltd, T. Nagar branch, Bhaggyam Galleria, New No. 18, Bazulla Road, T. Nagar, Chennai - 600 017, IFSC Code: ESFB0001001, before submitting the bids online on or before as mentioned in the above table.
7. A copy of the bid form along with Online Transfer Details shall be handed over to the Authorized Officer, Equitas Small Finance Bank Ltd, No. 769, IV Floor, Phase II, Spencer Plaza, Anna Salai, Chennai - 600 002, **on or before** as mentioned in the above table. The interested buyer/s may contact the Authorized Officer in the above said address.
8. The bid price to be submitted shall be above the Reserve Price and bidders shall improve their further offers in multiples of Rs.10,000/- (Rupees Ten Thousand only).
9. The properties are being sold with all the existing and future encumbrances, whether known or unknown to the bank. The Authorised Officer/Secured Creditor shall not be responsible in any manner whatsoever for any third party claims/rights/dues. The purchaser shall not be entitled to make any claim against the Authorised Officer/Secured Creditor on a later date.
10. If any participant/bidder intends to bid for more than 1 property under sale proceedings/auction. Then, the participant/bidder has to submit a separate bid for each of the properties by following the process as mentioned above. The bid amount submitted shall be above the Reserve Price.
11. In case of more than 1 bid, the highest amount mentioned bid will be accepted.
12. The successful bidder shall have to pay 25% of the purchase amount (including Earnest Money, already paid), immediately on closure of the sale proceedings on the same day or next working day of the sale in the same mode as stipulated in above.
13. On failure to make the payment of above said 25% including EMD amount already remitted, the bank will be entitled and reserve its right to deduct 50% of the EMD amount remitted along with bid form.
14. The balance of the purchase price shall have to be paid within 15 days of acceptance & confirmation of sale conveyed to them failing which, the bank is at liberty to forfeit the amount deposited by the successful bidder without any notice.
15. The EMD of the unsuccessful participants/bidders will be returned within 10 working days from the closure of the sale proceedings without any interest.

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16. The sale is subject to confirmation of the Bank. If the borrowers/co-borrowers/guarantor pay the amount due to the bank in full before date of sale, no sale will be conducted.
17. The property is sold in "as is where is basis and as is what is condition" and the intending participants/bidders should make discreet enquiries as regards any claim, charges on the property of any authority, besides the bank's charges and should satisfy themselves about the title extent, quality and quantity of the property before submitting their bid. No claim of whatsoever nature regarding the property put for sale, charges/encumbrances over the property or on any other matter, etc., will be entertained after submission of the tender/bid.
18. The property particulars specified in the schedule hereinabove have been stated to the best of the information of the Authorised Officer. But, the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation.
19. The undersigned has the absolute right and discretion to accept or reject any bid or adjourn/postpone/cancel the sale/modify any terms and conditions of the sale without any prior notice and assigning any reason.
20. The purchaser shall bear the stamp duties, charges including those of sale certificates, registration charges, all statutory dues payable to government, taxes and rates and outgoing, both existing and future relating to the properties. The sale certificate will be issued only in the name of the successful bidder.
21. The sale is subject to the conditions prescribed in the SARFAESI Act, 2002 and The Security Interest (Enforcement) Rules 2002 amended w.e.f: 04.11.2016.
22. Neither the Bank nor the service provider will be responsible for the any network connectivity issue, system error and electricity problem occurs while submitting the online bids/participating in the auction sale.


**SALE NOTICE TO BORROWERS/CO-BORROWERS/GUARANTORS**

(Under Rule 8(6) of The Security Interest (Enforcement) Rules, 2002).

Notice is hereby given to you that the date fixed for sale of the properties and will be sold under SARFAESI Act, 2002. You are also at liberty to participate in the sale to be held on the terms and conditions thereof including deposit of earnest money or may bring suitable buyers.

Place : Chennai

Date : 30/05/2025.

For Equitas Small Finance Bank Limited,  
  
Authorised Officer.

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**4162392**

भारतीय डाक  
डाक सेवा - जन सेवा

RT718155320IN IVR:8284718155320  
RL ANNA ROAD H.O <600002>  
Counter No:7,30/05/2025,18:15  
To:M/S SRI VIGNE,REP BY ITS PROP  
PIN:522403, Sattenapalle H.O  
From:EQUITAS SMA,NO 769 MOUNT ROA  
Wt:45gms Ack Fee:3.00,REG=17.0  
Amt:41.30,Tax:6.30,Amt.Paid:41.00(Cash)  
<Track on [www.indiapost.gov.in](http://www.indiapost.gov.in)>  
<Dial 18002666868><Wear mask -Stay safe>

India Post  
Dak Seva - Jan Seva

भारतीय डाक  
डाक सेवा - जन सेवा

RT718155316IN IVR:8284718155316  
RL ANNA ROAD H.O <600002>  
Counter No:7,30/05/2025,18:15  
To:K GAJENDRA RAO,D NO 1/222  
PIN:522403, Sattenapalle H.O  
From:EQUITAS SMA,NO 769 MOUNT ROA  
Wt:42gms Ack Fee:3.00,REG=17.0  
Amt:41.30,Tax:6.30,Amt.Paid:41.00(Cash)  
<Track on [www.indiapost.gov.in](http://www.indiapost.gov.in)>  
<Dial 18002666868><Wear mask -Stay safe>

India Post  
Dak Seva - Jan Seva

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डाक सेवा - जन सेवा

RT718155302IN IVR:8284718155302  
RL ANNA ROAD H.O <600002>  
Counter No:7,30/05/2025,18:15  
To:BRAHMAIAH,NO 103 KANKANALA  
PIN:522403, Sattenapalle H.O  
From:EQUITAS SMA,NO 769 MOUNT ROA  
Wt:42gms Ack Fee:3.00,REG=17.0  
Amt:41.30,Tax:6.30,Amt.Paid:41.00(Cash)  
<Track on [www.indiapost.gov.in](http://www.indiapost.gov.in)>  
<Dial 18002666868><Wear mask -Stay safe>

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Dak Seva - Jan Seva

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RT718155293IN IVR:8284718155293  
RL ANNA ROAD H.O <600002>  
Counter No:7,30/05/2025,18:15  
To:KANTAMMENT SAROJINI,D NO 1/222  
PIN:522403, Sattenapalle H.O  
From:EQUITAS SMA,NO 769 MOUNT ROA  
Wt:45gms Ack Fee:3.00,REG=17.0  
Amt:41.30,Tax:6.30,Amt.Paid:41.00(Cash)  
<Track on [www.indiapost.gov.in](http://www.indiapost.gov.in)>

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