E-TENDER-CUM-AUCTION

Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh

Madhya Pradesh State Assets Management Company Ltd.

Dated: 05/12/2022

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1 Contents

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1 NOTICE FOR INVITING TENDER CUM AUCTION

1. Madhya Pradesh State Assets Management Company Ltd. (MPSAMC) invites online offers in single stage Two cover system (Qualification and Financial Bid) from eligible persons, companies, firms, LLPs, trusts, PSU's for **Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh** as per terms & conditions stated hereinafter through online Tender-cum-Auction through the official e-Tendering Portal of Govt. of MP (www.mptenders.gov.in). Interested applications having Class III Digital Signature Certificate (DSC) issued by any agency authorized by the Controller of Certifying Authority (CCA), Govt. of India, are encouraged to register themselves on e-Tendering Portal and participate in the bidding process.
2. Before bidding, interested bidder should personally visit **Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh** hereinafter referred as "The Property" and do necessary research on title, location, area, condition, land use, FSI/FAR, market/govt. value, conversion charges (if bidder desires to change land use), guidelines, control regulations of cities, etc. for the property under sale.
3. The property is to be sold on freehold and completely "As is Where is what is Basis".
4. Bidders are advised to make themselves acquainted with the tender cum auction process of e-Tender portal www.mptenders.gov.in by way of obtaining required information on procedures from the aforesaid portal/service provider. Bidders are requested to note that only digitally signed bids shall be accepted in auction. Hence, intended bidders should equip themselves with Indian Digital Signature Certificates (Class III) before the registration.
5. Madhya Pradesh State Assets Management Company Ltd. (MPSAMC), hereinafter referred as the ("Authority"), reserves the right to accept/reject any or all of the Bids at any stage without assigning any reasons thereof and the decision of the Authority would be final and binding on the Bidders. In case of cancellation of bid, authority shall not be liable to pay any compensation to any bidder for any loss that they may incur due to such cancellation.
6. The Schedule for e-Tender cum Auction is described here in the datasheet below:

1.1 Datasheet

S. No	Particulars	
1.	e-Tender Publishing Date	Date: 05/12/2022
2.	(a) Document download/sale Start Date and Time	Date: 05/12/2022 Time: 15.30 Hrs.
	(b) Document download/sale End Date and Time	Date: 02/01/2023 Time: 11:00 Hrs.
3.	(a) Seeking clarification Start Date and Time	Date: 05/12/2022 Time: 15.30 Hrs.
	(b) Seeking clarification End Date and Time	Date: 08/12/2022 Time: 11:00 Hrs
4.	Facilitation for Site Visit at the Property	Date: 08/12/2022 Time: 10:00 - 12:00 hrs
5.	(a) Pre-Bid Meeting Date and Time (if necessary)	Date: 08/12/2022 Time: 12:00 - 14:00 hrs
	(b) Address and venue for pre-bid meeting: **At Site** Email Address for Pre-bid query submission: info-pamd@mp.gov.in	
6.	Name, Designation & Contact Details of Officials facilitating site visit.	Shri. Agam Srivastava Asstt. Manager (Civil), M.P State Assets Management Company Ltd., Bhopal Mobile No.: 9131989643
7.	Start date and time for bid submission:	Date: 12/12/2022 Time: 11.00 Hrs.
8.	Last date and time for bid submission:	Date: 02/01/2023 Time: 11.00 Hrs.
9.	Amount of EMD	Rs 04,22,000 (Rupees Four Lakh Twenty Two Thousand Only) (To be paid online on https://mptenders.gov.in/)
10.	Non-Refundable Tender Fee (Exclusive of Gateway and Service Charge)	Rs. 20,000/- (Twenty Thousand Rupees Only)
11.	Bid Opening Date and Time (Technical Bid)	Date: 03/01/2023 Time: 11.00 Hrs.
12.	Auction Start Date & Time	Date: 03/01/2023 Time: 15:30 Hrs.
13.	Auction closing Date and Time	Date: 03/01/2023 Time: 17:30 Hrs.

14.	Bid Opening Date and Time (Financial Bid)	After completion of e-auction
15.	Elapse Time in Minutes	10 Minute
16.	No. of Extensions in Auction Time	Unlimited
17.	Auto Extension Time	15 Minutes
18.	Minimum Increment Value for Auction	Rs. 01,06,000 (Rupees One Lakh Six Thousand only)
19.	**Reserve Price**	Rs. 2.11 Cr. (Rupees Two Crore Eleven Lakh Only)
20.	Maximum Seal Percentage	50%
21.	Bid Validity	180 days
22.	**Authority Address for Correspondence:** Managing Director, Madhya Pradesh State Assets Management Company Ltd. (MPSAMC) 45A, Jail Rd, Arera Hills, Bhopal, Madhya Pradesh 462011 Email: info-pamd@mp.gov.in Contact No: 0755-2765205	

1.2 Details of the Property

The details of the Property under auction is given below:

S.No.	Particulars	Details of the Property
1	Name of Property	Revenue Department land
2	Address in Detail	Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh
3	Sheet No. and Plot No.	Survey No. 186
4	Area Available	1330 Sqm
5	Applicable Land use	Refer T&CP letter

A detailed Profile of the Property is enclosed as **Annexure D**

1.3 Tender Fee and Earnest Money Deposit (EMD)

1. Bidders have to deposit Tender Fee and Earnest Money Deposit (EMD) as mentioned in data sheet, online through payment gateway available on e-Tender portal.
2. EMD deposited elsewhere or in any other form except online, shall not be considered valid for participation in this Tender cum Auction.
3. Tender fee is non-refundable.
4. No interest shall be payable on EMD.
5. EMD of unsuccessful bidders, except H1 bidder, would be released to their Bank Account after completion of financial evaluation process i.e. when MP-Tenders Portal identifies the bidders as H1, H2, H3, H4 …. Hn on completion of the auction process.
6. The EMD of the Successful Bidder shall be returned after payment of 25% of bid price as 1st installment.
7. The Bid Security shall be forfeited if the bidder withdraws its bid or submit modification of bid (Technical/Financial) during the bid validity period (after deadline of submission of bid).
8. The Bid Security (EMD) of the H1 Bidder shall be forfeited as per sub-clause 3.9.

1.4 Bid Validity

Bids shall remain valid for the period mentioned in the data sheet from the bid submission end date.

1.5 Eligible Entity

Eligible Entity may be one of the following:

(a) An individual person having Indian Nationality.

(b) A Firm, LLP, Society, Trust or Company registered in India.

(c) A Government Agency or Public Sector Undertaking controlled by Govt of India or any State Government in India.

(d) The bidder should not be included in the list of debarred entities as displayed on the portal.

1.6 Pre-bid Meeting

Pre-bid meeting shall be conducted on the date, time and venue mentioned in the Datasheet. Bidder may send his/her/their query through email mentioned in the Datasheet. Queries or clarifications must be received on or before date and time mentioned in the Datasheet. Clarifications or corrigendum on the queries shall be published on e-tender Portal (www.mptenders.gov.in) only. Bidders are advised to regularly check e-Tender Portal for such updates.

1.7 Site Visit

A site visit will be facilitated by the authority on the date and time indicated in the data sheet or on such date and time as may be fixed by authority by uploading a notice on the e-Tender portal. The inability for whatsoever reason to attend the site visit shall not exempt a bidder from any of the terms and conditions of the document.

2 Instructions to Bidders

This section of the bidding document provides general and other information necessary for bidders to prepare responsive bids, in accordance with the requirements of the tender inviting authority. It also provides information on online registration, preparation and submission of bid on the e-Tender Portal.

2.1 General

2.1.1 If it is revealed at any stage till the completion of auction process, that Bidder(s) is indulged in any form of cartel, then all such bidders found to have indulged in such act shall be treated as Disqualified, and the Authority shall have every right to reject the Offer of any or all such bidder(s) as well as forfeiture of EMD(s) of such bidder(s).

2.1.2 Before participating in the bidding process through this e-Tender cum Auction, the Bidders are required to examine terms, conditions and eligibility criteria completely and carefully.

2.1.3 Times mentioned in the Datasheet shall be treated as (IST) Indian Standard Time only.

2.1.4 The currency for the purpose of the Bid shall be the Indian Rupee (INR).

2.1.5 There should be at least two eligible bidders to start the e-auction process however, even in case of single bidder, the system of tender cum auction portal will go to auction stage to complete the bidding process only. Any attempt of revising/modifying price or making any price quotation by single bidder in auction stage will stand null & void. In case of Single Bidder, the financial bid will be considered as H1. The Authority shall have right to accept the offer made by Single Bidder, above the Reserve Price.

2.1.6 Bidders shall be fully and solely responsible for the bid recorded against their name.

2.1.7 By bidding in this e-Tender cum Auction, the bidders undertake to abide by the terms and conditions mentioned in this document.

2.1.8 All statutory clearances / licenses / permissions shall be obtained by the Successful Bidder hereafter referred as ‘Allottee’. Town and Country Planning norms will be applicable on the asset.

2.1.9 All applicable taxes /fees shall be borne by the Allottee including GST.

2.1.10 The allotment of this property will be made in favor of an Allottee who has quoted highest acceptable price and who has been found to have fulfilled all conditions of allotment as stated in this document.

2.1.11 The Authority reserves right to cancel the e-Tender cum Auction process at any stage prior to the signing of the Sale Deed. The amount deposited till such date by the Allottee, including EMD, shall be returned. The Authority shall not be liable to pay any compensation or interest for any loss that they may incur due to such cancellation.

(Bidders are also requested to check Pam website https://pam.mp.gov.in/ for further information)

2.2 Registration

2.2.1 The tender cum auction document including technical bid and financial bid (the "Bids") are required to be submitted through e-Tender portal, which requires bidders to first enroll on the www.mptenders.gov.in portal, using a valid Class III digital signature certificate (DSC) and a valid e-mail address.

2.2.2 The bidders are required to submit soft/scanned copies of the required documents on the e-Tender Portal, using valid DSC. More information for submitting online bids on the e-Tender Portal may be obtained at: www.mptenders.gov.in

2.2.3 As part of the enrolment process, the bidders will be required to choose a unique user name and assign a password for their accounts.

2.2.4 At the time of enrolment, the bidders will be required to register their valid DSC (Class-III Certificates with signing key usage) issued by any Certifying Authority recognized by CCA India with their profile.

2.2.5 Only one valid DSC should be registered by a bidder. Please note that the bidders are responsible to ensure that they do not lend their DSCs to others which may lead to misuse.

2.2.6 Bidders can then log into the Portal through secured log-in process by entering their user ID / password and the password of the DSC / e-Token.

2.3 Searching for Tender cum Auction document

2.3.1 There are various search options built in the e-Tender Portal to facilitate bidders to search active tenders on several parameters. These parameters could include e-Tender ID, Organization Name, Location, Date, Value, etc. There is also an option of advanced search for tenders, wherein the bidders may combine a number of search parameters such as Organization Name, Form of Contract, Location, Date, Other keywords etc. to search for a tender published on the e-Tender Portal.

2.3.2 Once the bidders have selected the tenders they are interested in, they may download the required documents/tender schedules. These tenders can be moved to the respective 'My Tenders' folder. This would enable the e-Tender Portal to intimate the bidders through SMS / e-mail in case there is any corrigendum issued to the tender document.

2.3.3 The bidders should make a note of the unique Tender ID assigned to each tender for future reference.

2.3.4 In case they want to obtain any clarification / help from the Helpdesk of MP State Electronic Development Corporation. Detail of helpdesk numbers are available on www.mptenders.gov.in

2.4 Preparation of Bids

2.4.1 For preparation of bid, Bidders should download the complete Tender cum Auction document including any corrigendum/addendum/clarification till the date of submission of bids from www.mptenders.gov.in portal only. After selecting the e-Tender cum Auction document, the same shall be moved to the 'My favorite' folder of bidders account from where bidder can view all the details of the tender document.

2.4.2 Bidders shall go through the e-Tender cum Auction document carefully to understand the documents required to be submitted as part of their bid. Before uploading scanned copies of documents, bidders should carefully observe the number and name of the covers in which the documents have to be submitted. Any deviations from these may lead to rejection of bid.

2.4.3 Bidders shall digitally sign and upload the required bid documents one by one as indicated in the tender details according to specified cover.

2.4.4 For any clarifications, if required, Bidders should formally submit their queries/clarification by email on or before the date and time mentioned in the Datasheet.

2.4.5 Bidders should prepare in advance, the bid documents to be submitted, as indicated in the e-Tender cum Auction document in pdf/xls/rar/zip formats.

2.5 Submission of Bids

2.5.1 Bidders should log into the e-Tender Portal well in advance for bid submission so that they can comfortably upload the bid in time i.e. well before the date & time of bid submission.

2.5.2 Bidders should submit the Tender Fee and the EMD amount online as per the instructions specified in the Notice for e-Tender cum Auction.

2.5.3 While submitting the bids online, bidders shall read the terms & conditions (of e-Tender portal) and accept the same in order to proceed further to submit their bid.

2.5.4 Bidders shall note that the very act of using DSC for downloading the e-Tender cum Auction document and uploading the offers, is deemed to be a confirmation that the bidder has read all sections and pages of the e-Tender cum Auction document along with any Clarification/Corrigendum/Addendum without any exception and has understood clearly about the requirements.

2.5.5 Bidders shall download the Price Bid document (BOQ) in .xls format and save it without changing the name of the file. The same is annexed as Annexure-F for reference. Bidder shall quote their rates in figures only in colored background cells, thereafter, save and upload the file in financial bid cover (Price bid) only. Bidders are cautioned that at the time of uploading of financial bid, Macros must be enabled to see the word representation of figures.

2.5.6 Bidders shall submit their bids through online e-tendering system to the Tender Inviting Authority (TIA) well before the bid submission end date & time (as per Server System Clock). The TIA will not be held responsible for any sort of delay or the difficulties faced during the submission of bids online by the bidder.

2.5.7 Bidders shall be solely responsible for all consequences arising out of the bid submitted by them (including any wrongful bidding by them) and no complaint/representation will be entertained by the Authority in this regard. Hence, Bidders must be careful to check (the Bid Amount / No. of Zeroes / No. of Digits etc.) and rectify their bid (if required) before submitting into the live e-auction floor by clicking the 'Bid' Button.

2.5.8 After the bid submission, the bidders shall take a print-out of system generated acknowledgement number and keep it as a record of evidence for online submission of bid.

2.5.9 The bid should be submitted online at website www.mptenders.gov.in only, by the due date mentioned in e-Tender Notice. Only the Server Date & Time as appearing on the website http://mptenders.gov.in/app shall be considered for the cut-off date and time for submission of bids. Offers sent through post, telegram, fax, telex, e-mail, courier or by any other mode will not be considered.

2.5.10 In case the date of opening is declared as a public holiday, tender will be opened on the next working day.

2.5.11 All the documents being submitted by the bidder would be encrypted using PKI (Public Key Infrastructure) encryption techniques to ensure the secrecy of the data. The data entered, cannot be viewed by any unauthorized persons until the time of bid opening.

The confidentiality of the bids is maintained using Secured Socket Layer 128 bit encryption technology.

2.6 Eligibility Documents

Documents to be submitted online in the bid:

In case of Individual/Proprietorship firm:

1. Letter of Intent having Identity & particulars of the Applicant (**Annexure A**)
2. Copy of e-Payment Receipt of Earnest Money Deposit **(Annexure B**)
3. PAN Card of the Applicant Individual **(Annexure B**)
4. Income Tax Return (ITR) **(Annexure B**)

In case of a Firm /LLP/Company/Society/Trust/PSU registered in India under Companies Act.

1. Letter of Intent having Identity & particulars of the Applicant (**Annexure A**)
2. Copy of e-Payment Receipt of Earnest Money Deposit **(Annexure B**)
3. PAN Card of the Applicant-Organization **(Annexure B**)
4. Valid Incorporation (CIN) / Registration Certificate / Trust Deed/ Partnership Deed/ LLP Agreement **(Annexure B**)
5. Power of Attorney to authorize the person signing the bid* **(Annexure C)**

Aforementioned documents are required to be **uploaded online** on or before online submission date on e-tender portal (www.mptenders.gov.in). If any of the statements made, documents submitted and/or the information provided by any Bidder is found to be incorrect and false, the offer is liable to be rejected and the EMD shall stand forfeited.

2.7 Amendment of tender

2.7.1 At any time prior to the deadline for submission, the Authority may, for any reason, whether at its own initiative or in response to clarifications requested by Applicant(s), modify the e-Tender cum Auction document by the issuance of Addendum/ Corrigendum. The same will be published on the e-Tender portal (www.mptenders.gov.in) only. All such modifications issued from time to time by the Authority in the tender document, shall be the part of Tender conditions.

2.7.2 Authority may, at its sole discretion, extend the bid submission Date and Time in order to provide reasonable time to prospective bidders to take all Addendum/ Amendment/ Corrigendum into account, or for any other reason.

* Power of attorney shall also be signed by the person (Executant) other than the Authorised Signatory

2.8 Language

The letter of Bid, Bid, all related correspondence and documents shall be written in English language. Supporting materials, which are not translated into English would not be considered.

2.9 Confidentiality

Information relating to the examination, clarification, evaluation, and finalization of the short-listed bidders shall not be disclosed to any person. The Authority will treat all such information as confidential.

2.10 Bid Covers

The tender shall be submitted online in two cover system digitally signed, and self-certified by the authorized representative of the bidder as follows:

2.10.1 **Cover-1 (Technical Bid)**

Online bids should contain scanned copies of following documents.

In case of Individual/Proprietorship firm:

1. Letter of Intent having Identity & particulars of the Applicant (**Annexure A**)
2. Copy of e-Payment Receipt of Earnest Money Deposit **(Annexure B**)
3. PAN Card of the Applicant Individual **(Annexure B**)
4. Income Tax Return (ITR) **(Annexure B**)

In case of a Firm /LLP/Company/Society/Trust/PSU registered in India under Companies Act.

1. Letter of Intent having Identity & particulars of the Applicant (**Annexure A**)
2. Copy of e-Payment Receipt of Earnest Money Deposit **(Annexure B**)
3. PAN Card of the Applicant-Organization **(Annexure B**)
4. Valid Incorporation (CIN) / Registration Certificate / Trust Deed/Partnership Deed**/** LLP Agreement **(Annexure B**)
5. Power of Attorney to authorize the person signing the bid* **(Annexure C)**

2.10.2 **Cover-2 (Financial Bid/Price Bid)**

Price bid has to be filled in the template file (Microsoft Excel Format) and uploaded along with the tender document in the e-Tender portal. Bidder has to enable the macros on Microsoft Excel before filling the price bid. The line item total in words and the total amount shall be auto calculated by the system and shall be visible to the bidder. Bidder has to only write (type) the figures in colored cells.

* Power of attorney shall also be signed by the person (Executant) other than the Authorised Signatory

2.11 Bid Submission and Evaluation Process

2.11.1 A bid is said to be completed if accompanied by all the documents as per Clause 2.10.1 & 2.10.2 The system shall consider only the last bid submitted through the e-Tender portal.

2.11.2 In the e-Tender portal, bidders are allowed to modify the bid any number of times before the final date and time of submission. Bidders shall have to log on to the system and resubmit the documents as asked for, by the system including the price bid. In doing so, the bids already submitted by the bidder will be removed automatically from the system and only the latest bid will be admitted. However, bidders should avoid modification of bid at the last moment to avoid system failure or malfunction of internet or network congestion or power failure. If the bidder fails to submit his modified bids within the designated time of receipt, the bid already submitted in the system shall be considered for evaluation.

2.11.3 Bid opening dates are specified in the datasheet. These dates may be extended through Amendment/Addendum/Corrigendum.

2.11.4 Only those bidders shall be considered as qualified by the Authority, who submit requisite Tender Fee, EMD & documents, accept all the terms & conditions of the Tender document unconditionally and meet the eligibility criteria requirement stipulated in the Tender document. The decision of the Authority shall be final and binding in this regard.

2.11.5 The bidder shall bear all costs associated with the preparation & submission of its bid and the Authority will in no case be responsible or liable for these costs, regardless of the conduct or outcome of the tendering process.

2.11.6 During Technical Evaluation, documents submitted by the bidder shall be evaluated. If information furnished in any of the documents are found non-complying with the requirements, the bid may be summarily rejected. The Authority may seek clarifications, if any, for any document submitted by the bidders.

2.11.7 After technical evaluation, all the bidders will get confirmation regarding their eligibility on website. Thereafter, a system generated e-mail confirmation will be sent to all the eligible bidders.

2.11.8 The Financial Bid/ Price-bid of eligible bidders will be opened on the notified/extended opening date & time as mentioned in the data sheet or corrigendum if any. The bidders can remotely view the bid opening on the e-Tender portal. The Financial Bid/ Price-bid of highest bidder (H1) will not be revealed at this stage.

2.11.9 The eligible bidders will then be allowed to participate in the e-auction as per scheduled date and time mentioned in the data sheet. In case of any change in date on account of unavoidable circumstances, a revised date and time will be intimated.

2.12 E-Auction Process

2.12.1 Bidders are advised to remain vigilant for the notification generated by the system on e-Auction parameters like e-Auction start date/time, end date/time, minimum increment value, auto extension, etc.

2.12.2 Eligible bidders will participate in the e-auction as per the scheduled date and time mentioned in the data sheet. **Only the auction start price determined by the authority shall be revealed for starting e-auction**. Name of all the bidders shall be masked to prevent disclosure of bidder's identity.

2.12.3 The participant bidders shall have to quote over and above the auction start price in the e-auction. The bidders can suitably hike the offer in the e-Auction process to become a successful bidder. The minimum increment in the offer shall be as indicated in Data Sheet. An increment less than the minimum incremental value as indicated in data sheet, shall not be accepted by the e-Auction system.

2.12.4 Initially the e-Auction shall continue till the time as mentioned in the Datasheet. In case any bidder submits his offer during the elapse time as mentioned in Datasheet before auction closing time, the auction time shall be automatically extended by Auto Extension time as indicated in the Datasheet. The Auto Extension process will be repeated by as many times until such time that no bidder submits any further offer in elapse time.

2.12.5 The Financial Bid/ Price-bid of technically qualified bidders will be revealed only after e-Auction process has been completed. The Financial Bid/ Price-bid submitted by the bidders will be compared with the price emerged in the e-Auction process.

2.12.6 The successful bidder (H-1 bidder) shall be selected based on offering of the highest price, which is discovered out of, either Financial Bid/ Price-bid (Cover-2) of proposal or the price discovered through e-Auction.

2.12.7 After completion of the tender cum auction process, originals of the documents submitted by the successful bidders in Cover 1 (Technical Bid) may be required by the Authority for verification. Some of these originals with self-certified copies of other documents will become part of sale deed.

3 Offer Acceptance

3.1 Bidders shall promptly check their e-mail registered with e-Tender Portal for receipt of any information/clarification/correspondence in respect of their bid. Authority shall not be responsible for non-receipt / failure of e-mail to the bidders.

3.2 If any of the information furnished by the bidder is found to be incorrect/ incomplete, the Bid/ contract is liable to be rejected and the EMD shall be forfeited.

3.3 Authority reserves the right to cancel the tender without assigning any reason thereof.

3.4 Conditional offers are liable for rejection.

3.5 Bids from those bidders who have not submitted their offer as per e-Tender Notice shall not be considered.

3.6 Canvassing in connection with this e-Tender cum Auction, whether directly or indirectly, is strictly prohibited and the tenders submitted by the bidders who resort to canvassing shall be liable for rejection.

3.7 This offer is Subject to the scrutiny and approval of the competent authority before declaring any bidder as Successful Bidder ("Allottee").

3.8 After completion of the e-Tender cum Auction, the Authority shall issue the Letter of Intent (LOI) to the Successful Bidder asking to deposit 25% of the accepted bid amount within 30 days.

3.9 If offer is not accepted by Successful Bidder or acceptance is not received in stipulated time limit mentioned in the LoI, the authority (MPSAMC) shall reject the offer and forfeit the EMD of successful Bidder.

3.10 If a Successful Bidder does not accept the offer as per Clause 3.9 or fails to comply with bid conditions at subsequent stage mentioned in the Bid Document, then the Authority may debar such Bidder from participating in tender cum e-auction of the Organization for a period of not exceeding two years starting from the date of such order of debarment. The details of such bidders along with period of debarment shall be displayed on the department portal.

4 Payment Schedule

4.1 After receiving the Letter of Intent (LOI), the Allottee shall deposit 25% (twenty-five Percent) of the total accepted bid amount within 30 days. (LOI shall also be uploaded on pam website https://pam.mp.gov.in)

4.2 After receiving 25% of the total accepted bid amount, successful bidder's EMD will be returned and a Letter of Award (LoA) will be issued to Allottee by Madhya Pradesh State Assets Management Company Ltd. (LoA shall also be uploaded on pam website https://pam.mp.gov.in)

4.3 Second payment of additional 25% shall be made by Allottee within 30 days of receiving LOA.

4.4 Remaining 50% payment shall be made within 60 days after receiving LOA

4.5 All the payments shall be made in the bank account as mentioned in LOI & LOA

4.6 Issuance of LOI/LOA shall not give the right to the Successful Bidder to have the ownership of the Property.

4.7 (a) In case the successful bidder fails to pay the amount mentioned as per clause no 4.3 and 4.4, the Authority may be extend time limit for payment of such amount on the written request from the Allottee with stated reasons thereof. The Authority on its sole discretion, may grant an extension of maximum 90 days with an interest of 1% (one percent) per month on the remaining amount for the extended time. After expiry of such extended time limit, the Authority may take necessary actions for cancellation of the allotment and forfeiture of amount deposited by the Allottee.

4.8 (a) An "Extension of time" for any of the payment stages other than payment at the first stage (25%) may be permitted by the authority for depositing the particular installment up to the limit of 90 days.

(b) Whenever time extension is granted at any stage after issuance of LoA the schedule of payment for remaining installment shall remain unaffected unless otherwise extended separately by the authority.

(c) It is clarified that the time extension of maximum 15 days will be given at any instant and total extension granted shall not exceed 90 days.

(d) After expiry of the extension of time period (90 days) as mentioned in clause 4.7 the Authority on its sole discretion and on Allottee's written request, if found justifiable, may grant an extension of time beyond 90 days for maximum time period of 30 days with a penal interest of @1% (one percent) per month to be paid by Allottee on the remaining amount for the extended time period. After expiry of such extended time limit, the

Authority may take necessary actions for cancellation of the allotment and forfeiture of the amount deposited by the Allottee.

5 Execution of Sale Deed

5.1 After issue of LOA, the Authority shall hand over all the title deeds of the property to the Allottee or his Authorized representative/advocate nominated by Allottee for scrutiny of title and the opinion of the Authority regarding title of the property shall be final and conclusive. The Allottee shall duly intimate the Authority about the title whether it is found appropriate or inappropriate after verification, within thirty (30) days after delivering the title deeds to him or his Authorized representative/Advocate.

5.2 After receiving the 100% Bid Amount from the Allottee, the Authority shall allow the Allottee to execute the sale deed/Registry in the office of the Sub-Registrar. The necessary Stamp Duty, Registration Charges and other incidental charges shall be paid by the Allottee. The stamp duty shall be payable as per as per Provisions of The Indian Stamp Act.

5.3 The ownership and possession of the property will be transferred only after execution of the sale deed.

5.4 If the Allottee fails to deposit full amount of the accepted Bid Value of property within the specified time including the extension, if any, the authority shall forfeit his right to execute the sale deed and forfeit the entire amount deposited so far by the successful bidder.

5.5 The Allottee is advised to complete the registration process at the earliest after making the full payment. In case of any delay in execution of registration the Authority shall not be responsible of any loss to the Allottee.

5.6 The Allottee will have to mutate the property in his/their name in the land/revenue record of the State Government. All the charges in this process shall be borne by Allottee.

5.7 Any charges such as development charges, Change of Land use charge, property tax, other taxes, charges, cess, stamp duty as per as per Provisions of The Indian Stamp Act, any other duties etc. due after the date of execution of sale deed will be responsibility of the Allottee. Any tax due before the date of execution of sale deed will be onus of Government and be adjusted against the sale proceeds by State Govt.

5.8 The land-owning department will execute the sale deed/ Registration in the name of the Allottee or his authorized nominee(s).

6 Annexure - A: Letter of Bid and Intent

(Letterhead of the Bidder including full Postal Address, Telephone No., Fax No. and Email)

Date :…………………………

To,

Managing Director,
Madhya Pradesh State Assets Management Company Ltd.
45A, Jail Rd, Arera Hills,
Bhopal, Madhya Pradesh 462011

Subject:- **Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh**

Ref: Your notice for e-Tender cum e-Auction issued vide reference No. …………. Date…………………..
[e-auction ID: _]

Sir,

Being duly authorized to represent and act for and on behalf of ……………… (Hereinafter referred as the Bidder), and having studied and fully understood all the information provided in the Bid Document, I/We, ……………………………………, the undersigned hereby intends to participate in the e-bidding process for **Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh** according to the terms and conditions as detailed in the e-Tender cum e-Auction document.
Bids are quoted online through the Class III Digital Signature Certificate (DSC) of the undersigned.
The Authority is hereby authorized to conduct any inquiries/ investigation to verify the statements, documents and information submitted in connection with the Bid.
The Authority and its authorized representatives may contact the following persons for such enquiry as may be required: -

A	Name	
B	Status of the organization: Company/ Firm/LLP/ Trust /PSU/Individual	
C	Designation (as applicable)	
D	Address	
E	Mobile No.	
F	Email Address	

Details of Bank

A	Name of Account Holder,	
B	Name of Bank & Branch,	
C	IFSC Code,	
D	A/c no.	

Details of Authorized Signatory of the Bidder:

A	Name	
B	Designation (as applicable)	
C	Address	
E	Mobile No.	
F	Email Address	

Participation in this e-bidding process is made with full understanding that:

— Authority reserves the right to reject or accept the Bid, modify/ cancel the bidding process, and/or reject all or any of the Bid at any stage
— Authority shall not be liable for any of the above actions and shall be under no obligation to inform the Bidder of the same.

I/We, the undersigned do hereby declare that the statements made, and the information provided as part of bid submission are complete, true and correct in every aspect.

I/We, the undersigned do hereby declare that we do not have any direct or indirect relationship with any employee(s) of MPSAMC/PAM
I/We have read the terms and conditions of the offer/bid detailed in the e-Tender cum e-Auction Notice and are willing to abide by them unconditionally.

The offer made by us, is valid for 180 days from the online Bid Submission Date. I/We understand that the Authority may require us to extend the validity of the bid for such period as may be determined by the Authority at its discretion and I/We hereby agreed to extend the bid validity of our bid if so required by the Authority.

In case my/our offer is accepted and if I/we fail to submit or pay the amount in the manner specified by Payment Schedule of the bid document, the amount of Earnest Money or any instalments paid by me/us as per Payment Schedule under this offer shall stand absolutely forfeited by the Authority.

The decision of the Authority concerning this transaction shall be final and binding on me/ us.

Yours faithfully,
For and on behalf of (Name of Bidder)
(Sign)
Name of the Signatory_______________

7 Annexure – B: Organization Details of the Bidder

In case of Individual/Proprietorship firm the following documents should be enclosed in Annexure B.

Enclosure No	Particulars	Required Documents
Enclosure 1	Tender Fee & Earnest Money Deposit	Copy of e-Payment Receipt
Enclosure 2	Permanent Account Number (PAN)	Copy of PAN card of Applicant
Enclosure 3	Income Tax Return (ITR)	For Financial Year 2021-22 (if not submitted then ITR copy of previous Financial Year 2020-21 will be accepted)

In case of a Firm /LLP/Company/Society/Trust/PSU registered in India under Companies Act. the following documents should be enclosed.

Enclosure No	Particulars	Required Documents
Enclosure 1	Tender Fee & Earnest Money Deposit	Copy of e-Payment Receipt
Enclosure 2	Permanent Account Number (PAN)	Copy of PAN card of Applicant
Enclosure 3	Company Incorporation Details	Valid Certificate of Incorporation (CIN) / Registration Certificate/Trust Deed/Partnership Deed/LLP Agreement

8 Annexure – C: Format for Power of Attorney

(On a Stamp Paper of Rs. 100 or above)

(Applicable in case of Firm /LLP/Company/Society/Trust/PSU registered in India under Companies Act)

POWER OF ATTORNEY

Know all men by these presents, that I/We……………………………………………………… (Name and address of the registered office of the bidder) do hereby constitute, appoint and authorize Mr./Ms ……………………………………………………………………………………(Name and address of residence) who is presently employed with us and holding the position of ……………………………………….as our attorney, to do in our name and on our behalf, all such acts, deeds and things necessary in connection with or incidental to our e-Bid which may be given online through e-Tender cum e-Auction process **for Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh** including signing and submission of all documents and providing information/ responses to MPSAMC, representing us in all matters before MPSAMC, and generally dealing with MPSAMC in all matters in connection with our said e-Tender cum e-Auction in reference to MPSAMC's notice for e-auction issued under e-Tender cum e-Auction ID……………… Dated………………..

We hereby agree to ratify all acts, deeds and things lawfully done by our said attorney pursuant to this Power of Attorney and that all acts, deeds and things done by our aforesaid attorney shall and shall always be deemed to have been done by us.

………………………………………..(Signature of the Executant) (Authority of the Bidder)

I Accept

……………………………………… (Signature) (Name Title and Address of the Attorney)

Mode of execution of this Power of Attorney shall be the standard one as per applicable laws on affixation of the Common Seal of the Company.

Note -1: In case of Partnership Firm/LLP, partnership deed/LLP Agreement and authorization by other partner(s) in the name of the authorized signatory signing the bid to be attached with power of attorney.

Note -2: In case of firm/LLP/company Power of attorney shall be supported by board resolution in the name of the authorized signatory signing the bid.

9 Annexure-D: Project Information Memorandum

F O R

Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh

Introduction

Government of Madhya Pradesh (GoMP) has evaluated the land use pattern of its assets such as vacant land, non-operational or old office complexes, old rest houses, stores & depots, quarters etc. located at prominent locations in cities and towns. It has been felt that there is an urgent need for a concerted effort of asset owning agencies to tap into vacant and unproductive assets and unleash them for creation of new infrastructure with improved utilization patterns involving the private sector.

Therefore, the State has created a new Department of Public Assets Management vide gazette notification dated 26/09/2020. This department has been crated with the objective to ensure efficient management and rationalization of state assets and ensure optimum utilization through inter-development consultation and coordination and Generation of additional revenue through commercialization /monetization of unused public assets. Through this department Government land asset can be brought in public domain which will help in meeting the need for land to create new infrastructure.

Public Assets Management Department, Govt. of Madhya Pradesh vide order no. F 1-1/2022/76-1 Bhopal dated 20.01.2022 formulated "Madhya Pradesh State Assets Management Company Ltd. " Madhya Pradesh State Assets Management Company Ltd. (MPSAMC) is a wholly State Govt. owned company incorporated under the companies Act 2013 having its registered office at 45-A Arera Hills, Bhopal.

Madhya Pradesh State Assets Management Company Ltd. (MPSAMC) is undertaking Tender cum Auction **for Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh.** It shall conduct bidding process for execution of sale with the successful bidder. This property is under the possession of Madhya Pradesh Revenue Department.

City Profile

Indore, located on the Western region of Madhya Pradesh is one of the most important commercial centers of the state. The rich chronological history of Indore is worth considering. Even in days of yore it was an important business hub. But today with the entry of the corporate firms and institutions, it has earned a major name in the commercial sector of the country. As the story goes, Malharro Holkar of the Holkar clan, received Indore as part of his booty in the conquest of Malwa in 1733. His descendants, who formed the core part of Maratha confederacy, came into conflict with the Peshwas and Scindhias and continued the gory battle. There was a sharp turn in the History of Indore with the advent of the East India Company. The Holkars of Indore took part in the battle against the Britishers in 1803. Their glory was razed to dust when they were finally beaten in the Third Anglo Maratha war IN 1817- 1818.The Holkar dynasty had to admit defeat and give up a large portion of the territories under them. Matters came to an extreme when the English started intervening in their succession right. Two of the successors abdicated under mysterious circumstances. The History of Indore became murkier and dark as days went by till the independence of India when in 1947 the state came under the dominion of India.

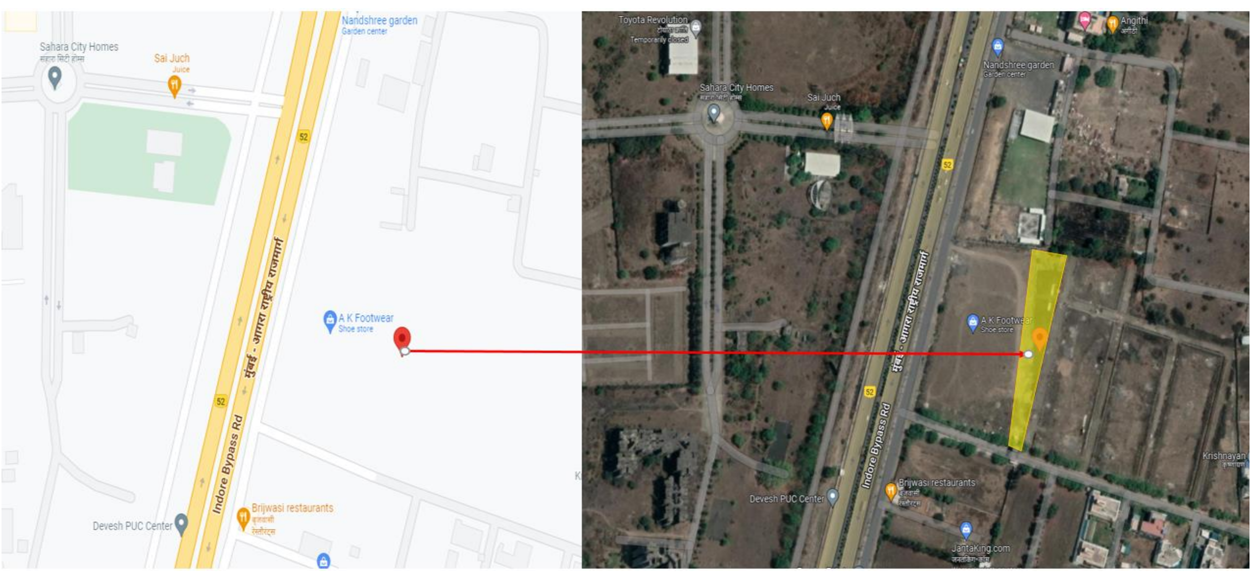

Figure : Indore, M.P. and Site Location

Connectivity

Indore has good connectivity by Rail, Road and Air. Devi Ahilya Bai Airport Indore will soon start international flight operations also. Governement and Private both Airline Services are available from Indore to major cities like Delhi, Mumbai, Hyderabad, Bangalore.

Site Overview

The assessment of the project site has been carried out in the context of its strengths, connectivity, surroundings, types of developments and future potential of nearby area.

Site Location

The project site admeasuring approximately 1330 Sqm. is located at very prominent location of Indore.

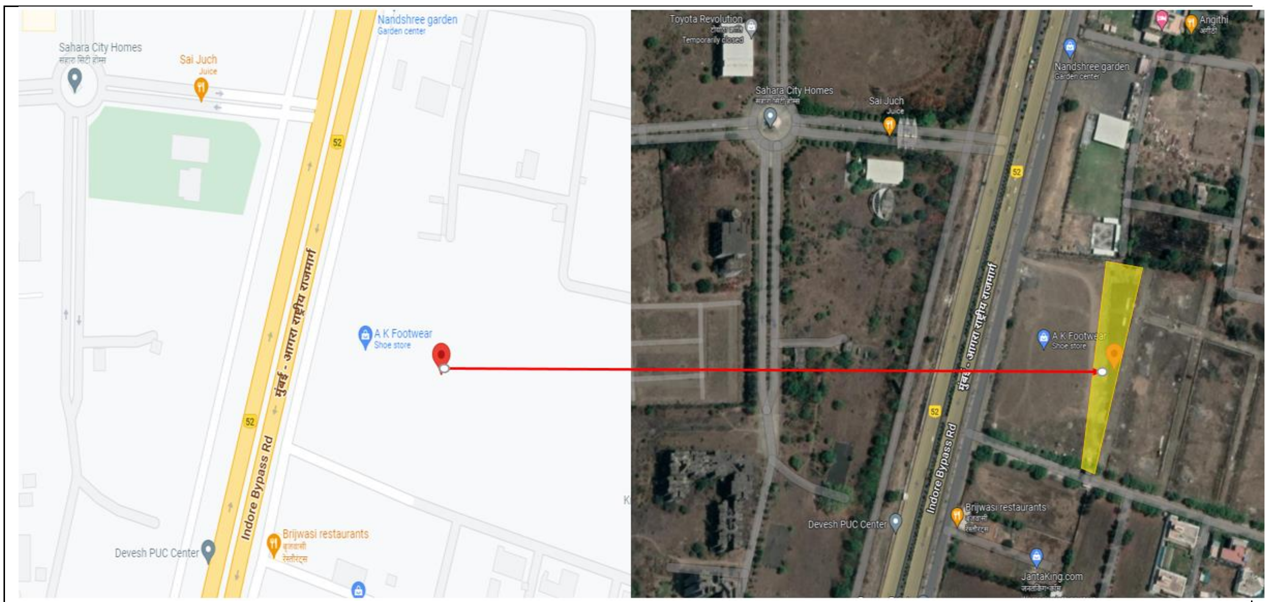

Figure : Location Map of land at Indore

Plot No. and Ownership Status

As per the information provided on MP Land Records Portal: http://www.landrecords.mp.gov.in/, the survey no. 186 under the ownership of “Madhya Pradesh Government”.

Village:भिचोली मर्दाना			Halka:भिचोली मर्दाना			Tehsil:बिचोलीहप्सी			District:इन्दोर		Year: 2022-2023
Unique ID of part of parcel of Land	Type of land parcel (Survey Number/ Block Number)	Plot Number (In caseof a Block)	1. Area (in ha./sq. metre) 2. Land use for which assessed 3. Land Revenue /Lease Rent (in Rs.)	1.Name of Bhumiswami, his mother's/ Father's/ Husband's name and address of residence 2-Govt. land	Share of each Bhumiswami (in cae of joint holding)	1. Name of Government lessee, his mother's father's husband's name and address of residence 2. Period of lease 3. Area under lease	Name of occupancy tenant (if any), his mother's/ fathers/ Husband's name and address of residence	Encumbrances and charges on land 1. Mortgage 2. Hypothecation 3. Ongoing land acquisition process	Crop details: Crop 1. Kharif 2. Rabi 3. Jayad 4. Other	Area under crop	1. Irrigation status of land 2. Structures/trees on land 3. Other remarks 4. Orders for correction of entries during year in column no (1) to 9
1	2	3	4	5	6	7	8	9	10	11	12
1191105854	186 (S)		0.1330 हेक्टेयर रास्ता 0.1330 रु.0.00	(शासकीय) राजस्व विभाग मध्यप्रदेश शासन पता इन्दौर मध्य प्रदेश शासकीय	1						रास्ता 0.1330

Note :-
1. This form is only for the information of the applicant.
2. It cannot be used as evidence in any court of law.
3. For digitally signed copy please apply through IT Center, LSK, MPOnline or online.
4. For correction/amendment in entries, contact the concerned district/tehsil office.

Figure : survey no 186Under the ownership of “Madhya Pradesh Government”

Seemankan Report for Land at Indore

कार्यालय नगर सर्वेक्षक ग्राम भिचौली मर्दाना तहसील भिचौली हप्सी जिला इन्दौर (म.प्र)

आवेदिका ...... पिता ...... निवासी ...... द्वारा ग्राम भिचौली मर्दाना तहसील भिचौलीहप्सी, जिला इन्दौर में स्थित खसरा नम्बर 186
रकबा क्रमशःहेक्टेयर 0.133

फिल्ड बुक

कं	बिन्दु कमांक	दुरी मीटर	फीट
1	A – B	10.86	35.64
2	B – D	147.25	483.12
3	C – D	7.24	23.76
4	A – C	147.25	483.12

नगर सर्वेक्षक 24/5/22
तहसील भिचौली मर्दाना
जिला इन्दौर (म.प्र)

Figure : land at Indore

Land Use Letter from T&CP

कार्यालय संयुक्त संचालक, नगर तथा ग्राम निवेश,
जिला कार्यालय इन्दौर (म.प्र.)

क्र./. 6156/नग्रानि/2022 इन्दौर, दिनांक 24/11/22

प्रति,
तहसीलदार
तहसील भिचौली हप्सी
इन्दौर (म प्र)

विषय :- भूमि आबंटन हेतु अनापत्ति प्रमाण पत्र प्रेषित करने बाबद।

संदर्भ :- आपका पत्र क्रमांक 1024 / रीडर / 2022 दिनांक 21/11/2022

उपरोक्त विषयांतर्गत लेख है कि, आपके संदर्भित पत्र द्वारा भिचौली हप्सी स्थित शासकीय भूमि सर्वे नंबर 186 रकबा 0.133 हेक्टेयर भूमि का इन्दौर विकास योजना-2021 के अन्तर्गत भूमि उपयोग की जानकारी चाही गयी है।

लेख है कि, इंदौर विकास योजना 2021 अनुसार भिचौली हप्सी स्थित शासकीय भूमि सर्वे नंबर 186 रकबा 0.133 हेक्टेयर भूमि का भूमि उपयोग आवासीय उपयोग हेतु निर्दिष्ट है।

(संयुक्त संचालक महोदय द्वारा आदेशित)

सहायक संचालक,
नगर तथा ग्राम निवेश,
जिला कार्यालय इन्दौर (म.प्र.)

Figure: Land Use for Land at Indore

10 Annexure–E: DRAFT AGREEMENT OF SALE

DRAFT AGREEMENT FOR SALE OF REVENUE DEPARTMENT LAND AT WARD NO. 76,KHASRA NO. 186 GRAM BICHOLI MARDANA, INDORE, MADHYA PRADESH

This Agreement of **for Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh** executed on the ………… 2022 between Additional Managing Director, Madhya Pradesh State Assets Management Company Ltd. hereinafter referred as the 'Authority' and ……………. (Authorized Representative) hereinafter referred as the 'Allottee'.

WHEREAS the Authority is the sole and absolute representative of the owner of the property i.e. Government of Madhya Pradesh, more fully set out in the Schedule hereunder:

AND WHEREAS it is agreed that the Authority shall sell and the Allottee shall purchase the said property for the sum of …………

NOW THIS AGREEMENT OF SALE WITNESSES AS FOLLOWS: -

1. The price of the property more fully set out as per the Table-1 Schedule of the payment is fixed at…………**.**
2. The Allottee has deposited a sum of ………… in 2 Installments (25% + 25% of the accepted financial quote/Highest Auction Quote) in the Bank Account of MPSAMC namely { } through UTR/RTGS/DD No………… paid to Madhya Pradesh State Assets Management Company Ltd. which is the Tender Inviting Authority and has issued the Letter of Intent LOI No. ………… on date ………… & Letter of Award (LoA) dated ………… to the successful bidder (H-1) for the due performance of the Sale Agreement, the receipt of which the Authority hereby admits and acknowledges.
3. The Allottee shall pay to the Authority the balance sale price of Rs. ………… as 3rd & final Installment (remaining amount equal to 50% of the accepted financial quote/Highest Auction Quote) within a period of 60 days from the issue of LoA before registration of the sale deed.
4. The time for performance of the agreement shall be 60 days from the date of issuing of LoA or till the date of execution of Sale Deed, whichever is earlier, and it is agreed that time fixed herein for performance shall be the essence of this contract.
5. In case the successful bidder has been granted an extension as per the provision of the clause 4.7 of the tender document the time for performance of the agreement shall be automatically extended for period of extension granted with an interest of 1% (one percent) per month on the remaining amount for the extended time.

6. After expiry of such extended time limit, the agreement will bound to be ceased and M.P. State Assets Management Company Ltd. may forfeit the amount deposited so far by the Allottee.

7. The Authority agrees that possession of the property shall be handed over to the Allottee after successful registration of the sale deed.

8. After issue of LOA, the Authority shall hand over all the title deeds of the property to the Allottee or his Authorized representative/advocate nominated by Allottee for scrutiny of title and the opinion of the Authority regarding title of the property shall be final and conclusive. The Allottee shall duly intimate the Authority about the title whether it is found appropriate or inappropriate after verification, within thirty (30) days after delivering the title deeds to him or his Authorized representative/Advocate.

9. The Allottee hereby agrees to mutate the property in his/their name in the land/revenue record of the State Government. All the charges in this process shall be borne by the Allottee.

10. The Allottee hereby agrees that any charges such as development charges, layout approval charges, property tax, other taxes, charges, cess, stamp duty as per Collector Guideline rate, any other duties etc. due after the date of execution of sale deed will be borne by the Allottee. Any tax due before the date of execution of sale deed will be the onus of Authority.

11. The Sale deed shall be executed in the prescribed format i.e **Format 11 of MP Nazul bhoomi Nirvartan Nirdesh 2020, 1st edition 2020 and published in Govt of MP Gazette (Extra ordinary) No. 325 Bhopal Dated 24th September 2020 (will be enclosed in LoA)** will be applicable for this purpose.

12. After depositing entire bid amount, the Allottee shall get the sale deed/ Registration done in their name or in the name of their authorized nominee(s).

13. The terms and condition of the tender document shall be final and binding on the Allottee.

14. If the Allottee commits a breach of the Agreement, Authority shall forfeit the deposited amount so far by him to the Authority.

15. **Dispute Resolution**

15.1. **Dispute Resolution**

15.1.1. Any dispute, difference or controversy of whatever nature howsoever arising under or out of or in relation to this Agreement (including its interpretation) between the Parties, and so notified in writing by either Party to the other Party (the "**Dispute**") shall, in the first instance, be attempted to be resolved amicably in accordance with the conciliation procedure set forth in Clause 15.1.2.

15.1.2. The Parties agree to use their best efforts for resolving all Disputes arising under or in respect of this Agreement promptly, equitably and in good faith, and further agree to provide each other with reasonable access during normal business hours to all non-privileged records, information and data pertaining to any Dispute.

15.2. **Conciliation**

In the event of any Dispute between the Parties, either Party may call upon the to the Principal Secretary, Public Assets Management Department and the Authorized representative of Allottee for amicable settlement, and upon such reference, the said persons shall meet no later than 7 (seven) days from the date of reference to discuss and attempt to amicably resolve the Dispute. If such meeting does not take place within the 7 (seven) day period or the Dispute is not amicably settled within 15 (fifteen) days of the meeting or the Dispute is not resolved as evidenced by the signing of written terms of settlement within 30 (thirty) days of the notice in writing referred to in Clause 15.1.1 or such longer period as may be mutually agreed by the Parties, either Party may refer the Dispute to Arbitration in accordance with the provisions of Clause 15.3.

15.3. **Arbitration**

15.3.1. Any Dispute which is not resolved amicably by conciliation, as provided in Clause 15.2 shall be finally decided by reference to arbitration by a Board of Arbitrators appointed in accordance with Clause 15.3.2 Such arbitration shall be held in accordance with the Arbitration and Conciliation Act, 1996 & Amendments thereof, or such other rules as may be mutually agreed by the Parties. The venue of such arbitration shall be at Bhopal and the language of arbitration proceedings shall be English.

15.3.2. There shall be a Board of three arbitrators, of whom each Party shall select one, and the third arbitrator shall be appointed by the two arbitrators so selected, and in the event of disagreement between the two arbitrators, the appointment shall be made in accordance with the Arbitration and Conciliation Act, 1996 & Amendments thereof including Rules.

15.3.3. The arbitrators shall make a reasoned award (the "Award"). Any Award made in any arbitration held pursuant to this Clause 15 shall be final and binding on the Parties as from the date it is made, and the Allottee and Authority agree and undertake to carry out such Award without delay.

15.3.4. The Allottee and the Authority agree that an Award may be enforced against the Allottee and/or Authority as the case may be, and their respective assets wherever situated.

15.3.5. This Agreement and the rights and obligations of the Parties shall remain in full force and effect, pending the Award in any arbitration proceedings hereunder.

That both the parties and their nominee(s) will abide by terms and conditions of the above said agreement. In witnesses whereof the parties of this agreement have set their respective hands on the date month and year first above given.

Signed By:	**Signed By:**
Name of the Allottee	**Additional Managing Director, Madhya Pradesh State Assets Management Company Ltd.**
Witness:	**Witness:**
Name:	**Name:**
Signature	**Signature**
Address	**Address**
Date	**Date**

Payment Schedule Table-1 (Part of Agreement of sale)

Payment schedule	Due Period of installment	% of value Accepted financial quote	Amount (In Rupees)	Amount (In Words)
1st installment	Within 30 days of receiving of LOI	25%		
2nd installment	Within 30 days of receiving of LOA	25%		
3rd installment	Within 60 days of receiving of LOA	50%		
Total accepted financial quote		**100%**		

Schedule of Property Table-2 (Part of Agreement of sale)

S. No.	Key Inputs	Details
1	Khasra/Sheet No:	
2	Ward No.	
3	District	
4	State	
5	Street Name	
6	Place/Area	
7	Total Land Area	
8	Sketch/plan	

Signed By:	**Signed By:**
For and on behalf of Authority	**For and on behalf of Allottee**

11 Annexure - F: Format for Price Bid

To be used by department for uploading in .XLS from on E-Tender Portal against e-auction ID:

Tender Inviting Authority: Managing Director Madhya Pradesh State Assets Management Company Ltd.

Name of Work: E-tender cum Auction for Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh

Name of the Bidder/Bidding Firm/LLP/Company	

PRICE SCHEDULE

(This Financial Bid template must not be modified/replaced by the bidder and the same should be uploaded after filling the relevant columns, else the bidder is liable to be rejected for this tender. Bidder are allowed to enter the Bidder Name and Value only.

Financial Bid for E-tender cum Auction for Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh			
Sr. No	**Particulars**	**Total Amount in INR Including all applicable Taxes**	**Total Amount in Words**
A	**Financial Bid of Sale of Revenue Department Land at Ward No. 76,Khasra no. 186 Gram Bicholi Mardana, Indore, Madhya Pradesh on As-Is- Where-Is Basis.**	INR 0.00	

Note: In case of deviation between Number and Word figures, Value in Words shall prevail.