

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Bungalow on Plot No. 71, "Silver Mansion", Mansion Club Road, Phase 1, Gram Mundala Nayta, Tehsil & District Indore, PIN – 452 020, State – Madhya Pradesh, Country – India belongs to **Shri. Ritik Jain S/o. Shri. Sharad Jain, Shri. Sharad Jain S/o. Shri. Salekchand Jain, Smt. Anita Jain W/o. Shri. Sharad Jain, Shri. Abhishek Jain S/o. Shri. Sharad Jain & Smt. Aastha Jain W/o. Shri. Abhishek Jain.**

Boundaries of the property.

| | | |
|-------|---|-------------|
| North | : | Plot No. 70 |
| South | : | Plot No. 72 |
| East | : | Colony Road |
| West | : | Plot No. 76 |

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighborhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at

| Particulars | Fair Market Value In (₹) | Realizable Value In (₹) | Distress Sale Value In (₹) | Insurable Value In (₹) |
|----------------------|-----------------------------|----------------------------|-------------------------------|---------------------------|
| Residential Bungalow | 7,03,91,022/- | 6,33,51,920/- | 5,63,12,818/- | 1,49,97,060/- |

The valuation of the property is based on the documents produced by the concern. Legal aspects have not been taken into considerations while preparing this valuation report.

Hence certified

For **Vastukala Consultants (I) Pvt. Ltd.**

**Sharadkumar
B. Chalikwar**

Digitally signed by Sharadkumar
B. Chalikwar
DN: cn=Sharadkumar B.
Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=CMD,
email=cmd@vastukala.org, c=IN
Date: 2023.06.27 13:17:40 +05'30'

Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. IBBI/RV/07/2019/11744

Reg. No. (N) CCIT/1-14/52/2008-09

Sharad



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