

PROFORMA INVOICE

| | | |
|--|---|---------------------------|
| Vastukala Consultants (I) Pvt Ltd B1-001,U/B FLOOR, BOOMERANG,CHANDIVALI FARM ROAD, ANDHERI-EAST 400072 GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 E-Mail : accounts@vastukala.org | Invoice No. PG-1296/23-24 | Dated 27-Jun-23 |
| Buyer (Bill to) STATE BANK OF INDIA- RACPC BELAPUR Estate Department Corporate Center, 4th Floor, CIDCO Tower No. 4, Railway Station Building, C.B.D Belapur, Navi Mumbai- 400614 GSTIN/UIN : 27AAACS8577K2ZO State Name : Maharashtra, Code : 27 | Delivery Note | Mode/Terms of Payment |
| | Reference No. & Date. | Other References |
| | Buyer's Order No. | Dated |
| | Dispatch Doc No. 002197 / 2301297 | Delivery Note Date |
| | Dispatched through | Destination |
| Terms of Delivery | | |

| SI No. | Particulars | HSN/SAC | GST Rate | Amount |
|--------------|--|---------|----------|-------------------|
| 1 | STRUCTURAL REPORT FEE <i>(Technical Inspection and Certification Services)</i> | 997224 | 18 % | 2,500.00 |
| | CGST | | | 225.00 |
| | SGST | | | 225.00 |
| Total | | | | ₹ 2,950.00 |

Amount Chargeable (in words) E. & O.E

Indian Rupee Two Thousand Nine Hundred Fifty Only

| HSN/SAC | Taxable Value | Central Tax | | State Tax | | Total Tax Amount |
|--------------|-----------------|-------------|---------------|-----------|---------------|------------------|
| | | Rate | Amount | Rate | Amount | |
| 997224 | 2,500.00 | 9% | 225.00 | 9% | 225.00 | 450.00 |
| Total | 2,500.00 | | 225.00 | | 225.00 | 450.00 |

Tax Amount (in words) : **Indian Rupee Four Hundred Fifty Only**

Company's Bank Details

Bank Name : **State Bank of India**
 A/c No. : **32632562114**
 Branch & IFS Code: **MIDC Andheri (E) & SBIN0007074**



UPI Virtual ID : vastukala@icici

Remarks:

Sweta Ashitosh Shinde - Residential Flat No. 32, 2nd Floor, Wing - D, Building No. B-9, "Shri Krishna Dham Co -Op. Hsg. Soc. Ltd.", L.B.S. Marg, Mulund (West), Mumbai, PIN Code - 400 080, State Maharashtra, Country - India

Company's PAN : **AADCV4303R**

Declaration

NOTE - AS PER MSME RULES INVOICE NEED TO BE CLEARED WITHIN 45 DAYS OR INTEREST CHARGES APPLICABLE AS PER THE RULE.

MSME Registration No. - 27222201137

for Vastukala Consultants (I) Pvt Ltd

P. J. Gore
Authorised Signatory

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Vastukala Consultants (I) Pvt. Ltd.

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PROFORMA INVOICE

| | |
|--|--|
| Invoice No: PG-1256123-24 Dated: 27-Jan-23 Reference No. & Date: [Blank] Buyer's Order No: [Blank] Dispatched through: 002197 / 2251257 Delivery Date: [Blank] Time of Delivery: [Blank] | VastuVista Consultants (I) Pvt Ltd B1-001 1st FLOOR ROOMERANG CHANDIVALI FARM ROAD ANCHERIPALAYAM EAST 400079 GSTIN: 37AAAC5877K230 State Name: Maharashtra Code: 27 E-Mail: accounts@vastuvista.org Buyer (for): [Blank] STATE BANK OF INDIA - RABCO BELAPUR State Department Corporate Centre, 4th Floor CIDCO Tower No. 4, Railway Station Building, C B D Belapur, New Mumbai-400074 GSTIN: 37AAAC5877K230 State Name: Maharashtra, Code: 27 |
|--|--|

| S. No. | Particulars | HSN/SAC | GST Rate | Amount |
|--------|-----------------------|-------------|----------|-----------------|
| 1 | STRUCTURAL REPORT FEE | 997204 | 18% | 2,500.00 |
| | | CGST | | 338.00 |
| | | SGST | | 338.00 |
| | Total | | | 5,276.00 |

| HSN/SAC | Taxable Value | CGST Amount | SGST Amount | Total Tax | Total |
|--------------|---------------|-------------|-------------|-----------|-----------------|
| 997204 | 2,500.00 | 338.00 | 338.00 | 676.00 | 3,176.00 |
| Total | | | | | 5,276.00 |

Indian Rupee Two Thousand Five Hundred Fifty Only

Tax Amount in words: Indian Rupee Four Hundred Fifty Only

Company's Bank Details:
 Bank Name: State Bank of India
 A/c No: 225125714
 Branch & Code: MIDC Ancheri (E) & SBIN0007074

UPI QR Code: [QR Code]

UPI Virtual ID: vastuvista.org

Company's PAN: JADQV4339R

NOTE - AS PER MEMO RULE'S INVOICE NET TO BE CLEARED WITHIN 45 DAYS OR INTEREST CHARGES APPLICABLE AS PER THE RULE.

MEMO Registration No. - 2722001197

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Approved & Signed: [Signature]

for VastuVista Consultants (I) Pvt Ltd



Structural Stability Report

Structural Observation Report of Residential Flat No. 32, 2nd Floor, Wing - D, Building No. B-9, "Shri Krishna Dham Co-Op. Hsg. Soc. Ltd.", L.B.S. Marg, Mulund (West), Mumbai, PIN Code - 400 080, State Maharashtra, Country - India.

Name of Owner: Sweta Ashitosh Shinde

This is to certify that on visual inspection, it appears that the structure of "Shri Krishna Dham Co-Op. Hsg. Soc. Ltd." is in normal condition and the future life can be reasonably taken under normal condition and with proper periodic repairs & maintenance is about 18 years.

General Information:

| A. | Introduction | |
|----|--|---|
| 1 | Name of Building | Shri Krishna Dham Co-Op. Hsg. Soc. Ltd. |
| 2 | Property Address | Residential Flat No. 32, 2 nd Floor, Wing - D, Building No. B-9, "Shri Krishna Dham Co-Op. Hsg. Soc. Ltd.", L.B.S. Marg, Mulund (West), Mumbai, PIN Code - 400 080, State Maharashtra, Country - India |
| 3 | Type of Building | Residential used |
| 4 | No. of Floors | Ground + 4 Upper Floor |
| 5 | Whether stilt / podium / open parking provided | Open Car Parking |
| 6 | Type of Construction | R.C.C. Framed Structure |
| 7 | Type of Foundation | R.C.C. Footing |
| 8 | Thickness of the External Walls | 9" thick brick walls both sides plastered |
| 9 | Type of Compound | Brick Masonry Walls |
| 10 | Year of Construction | 1981 (Approx.) |
| 11 | Present age of building | 42 year (Approx.) |
| 12 | Residual age of the building | 18 years Subject to proper, preventive periodic maintenance & structural repairs. |
| 13 | No. of flats (Per Floor) | 4 flats on 2 nd floor |
| 14 | Methodology adopted | As per visual site inspection |



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Regd. Office : B1-001, U/B Floor, Boomerang,
Chandivali Farm Road, Andheri (East),
Mumbai - 400 072, (M.S.), INDIA
TeleFax: +91 22 28371325/24
mumbai@vastukala.org

| B. External Observation of the Building | | |
|--|--|---|
| 1 | Plaster | Normal Condition |
| 2 | Chajjas | Normal Condition |
| 3 | Plumbing | Normal Condition |
| 4 | Cracks on the external walls | Found |
| 5 | Filling cracks on the external walls | Found |
| 6 | Cracks on columns & beams | Not Found |
| 7 | Vegetation | Not Found |
| 8 | Leakages of water in the drainage pipes or water pipes | Not Found |
| 9 | Dampness external in the wall due to leakages | Not Found |
| 10 | Any other observation about the condition of external side of the building | The external condition of the building is in normal condition |
| C Internal Observation of the common areas of the building and captioned premises | | |
| 1 | Beams (Cracks & Leakages) | Normal Condition |
| 2 | Columns (Cracks & Leakages) | Normal Condition |
| 3 | Ceiling (Cracks & Leakages) | Normal Condition |
| 4 | Leakages inside the property | Not Found |
| 5 | Painting inside the property | Normal |
| 6 | Maintenance of staircase & cracks | Normal |

| D Common Observation | | |
|-----------------------------|---|--|
| 1 | Structural Audit of the Building Under Bye – Laws No. 77 of the Model Bye Laws (Co-Operative Societies Act / Rules) | As per bye Laws No. 77 of Co-Op. Societies bye Laws under the Act the society shall conduct a Structural Audit of the building of the society as follows |
| 2 | Remark | No Structural Audit Report is furnished for the perusal |

| E Conclusion | |
|--|--|
| <p>The captioned building is having Ground + 4 Upper Floor which are constructed in year 1981 (Approx.). Estimated future life under present circumstances is about 18 years subject to proper, preventive periodic maintenance & structural repairs.</p> <p>The inspection dated 22.06.2023 reveals no structural damage or deterioration to the building. The building as well as the property is maintained in normal condition & will stand future life subject to proper, preventive periodic maintenance & Good structural repairs.</p> <p>Our Observations about the structure are given above.</p> <p>The above assessment is based on visual inspection only.</p> | |

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Vidhi
Chalikwar
Director

Digitally signed by Vidhi Chalikwar
DN: cn=Vidhi Chalikwar,
o=Vastukala Consultants (I) Pvt.
Ltd., ou=Mumbai,
email=vidhi@vastukala.org, c=IN
Date: 2023.06.27 14:01:17 +05'30'


Auth. Sign.

Vidhi M. Chalikwar
Chartered Valuer (India)
Membership No. CAT-I/F-1930
SBI Empanelment No.: SME/TCC/2021-2/86A/3



Vastukala Consultants (I) Pvt. Ltd.
An ISO 9001:2015 Certified Company www.vastukala.org



Actual Site Photographs



