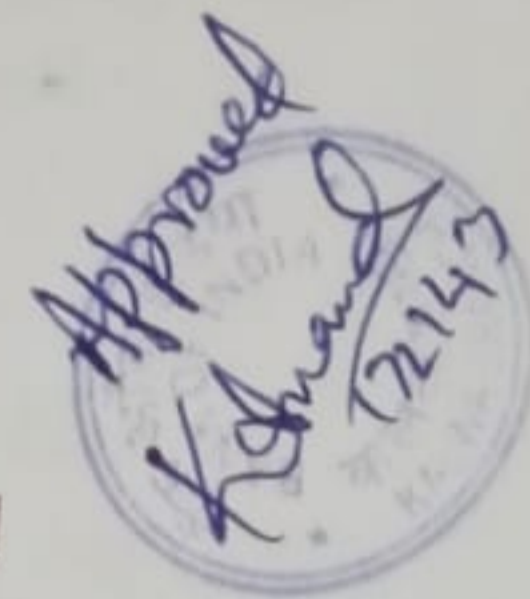


DATE: 15th June 2017

CERTIFICATE OF VALUE

1. Intended Use : Principle/Collateral Security Against Financial Assistance.
2. Intended User : BANK OF INDIA;
KALWA WEST BRANCH.
3. Client : SHRI. YOGESH MOHAN MAHADIK.
4. Owner of the Assets : SHRI. BALASO BANDU MOHITE.
5. Classification of Asset : BLOCK PREMISES.
: [Area of the Block = 54.83Sq. m. = 590sft Built-up]
6. Situated At : Block no. B-104, First Floor,
Eskay Complex Building no. 'B' CHS Ltd,
Near Prashant Corner, Mumbai Pune Road,
Kalwa (W), Dist - Thane - 400605.
7. Date of Inspection : 15th June, 2017.
8. Key Person & Identified By : SHRI. YOGESH MOHAN MAHADIK.
Mobile no. 9820026600
9. Date of Valuation : 15th June, 2017.
10. Purpose : To assess the Fair Market Value of the assets offered as
Principle/Collateral Security to the BANK OF INDIA: KALWA
WEST BRANCH, against the Financial assistance.
11. Structural Stability : Good. Occupancy Certificate by The Thane Municipal
Corporation dated 22.11.2016 is on records. Completion in the
year 1997-98 as reported.
12. Residual Life Left : Over 41 years under normal conditions & general maintenance.

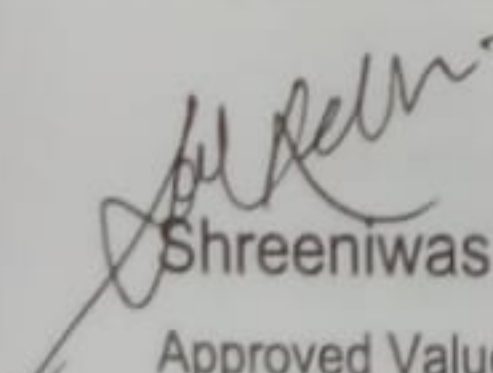


VALUATION

We hereby certify that, the above property i.e. BLOCK PREMISES described in the Annexure A - 1, P - 1, P - 2 & P - 3 forming the part of this certificate and are enclosed, is assessed by us, for the purpose recorded herein above and in our considered opinion, it is valued at

1. Fair Market Value of Block 590sft Built-up @ Rs.11500/- per sft Built-up 67,85,000.00
Fair Market Value Rs.67,85,000/- [Rupees Sixty-seven Lakh Eighty-five Thousand only].
2. Distress sale Value can be estimated as 61,06,000.00
3. Government Value is Rs. 38,66,000.00
4. Cost of Construction for insurance purpose is considered as Rs.2000/- per sft

For SHREE TECHNICAL CONSULTANTS & VALUERS


Shreeniwas Kelkar B.E. [Civil.], A.I.V
Approved Valuers
Ashok Kelkar B.E. [Mech.], F. I. V. & F.I.E.
APPROVED VALUERS [F - 8209] & CHARTERED ENGINEER [F - 108272 / 4]
AKH

