

```
{
  "typeOfReport": {
    "label": "Single Flat",
    "value": "Single_Flat"
  },
  "reportInformation": {
    "amalgamated": false,
    "proposePurchaser": false,
    "RVDSValues": false
  },
  "leadFrom": {
    "label": "Direct",
    "value": "Direct"
  },
  "purposeOfValuation": {
    "label": "SARFAESI Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002",
    "value": "SARFAESI_Securitisation_And_Reconstruction_Of_Financial_Assets_And_Enforcement_Of_Security_Interest_Act,_2002"
  },
  "masterTypeOfPurpose": {
    "label": "SARFAESI Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002",
    "value": "SARFAESI_Securitisation_And_Reconstruction_Of_Financial_Assets_And_Enforcement_Of_Security_Interest_Act,_2002"
  },
  "toAssess": {
    "label": "Fair Market Value",
    "value": "Fair_Market_Value"
  },
  "creditOfficer": {
    "branch": {
      "_id": "5fc6c33c74d12c494856b9f4"
    },
    "type": "CREDITOFFICER",
    "_id": "648aa63dda662768e994f772",
    "firstName": "Saumita Chakraborty",
    "lastName": "Chakraborty",
    "mobileNo": "",
    "workMobileNo": "9167177426",
    "email": "Saumita.racpc.sion@sbi.co.in"
  },
  "fees": {
    "type": "fixed",
    "propertyValue": "10000000",
    "discussWithPerson": "Saumita Chakraborty",
  }
}
```

```
"expectedFees": 5000,
"quotedAmount": "2500"
},
"organization": {
  "_id": "643a5702108b68389ed72f71",
  "name": "Mumbai",
  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
  "_id": "5fc6a0d8da3c631ed41d17f4",
  "type": "BANK",
  "name": "State Bank of India",
  "displayName": "State Bank of India",
  "initial": "SBI",
  "remark": "Temp",
  "status": true
},
"branch": {
  "_id": "5fc6c33c74d12c494856b9f4",
  "branchCode": "000215",
  "type": "BRANCH",
  "name": "RACPC Sion ",
  "email": "racpc.sion@sbi.co.in",
  "mobileNo": "02225046265",
  "alternateMobileNo": "",
  "address": "B-603 & 604, Kohinoor City, Commercial-1, 6th Floor, Kiroi Road, Off
L.B.S. Marg, Kurla (West), Mumbai, Pin Code - 400 070, State - Maharashtra, Country -
India.",
  "ledgerName": "",
  "fax": "",
  "sendStructuralCertificate": "0"
},
"assetsClass": {
  "value": "Land & Building / Immovable Property",
  "label": "Land & Building / Immovable Property"
},
"propertyType": {
  "value": "Residential",
  "label": "Residential"
},
"zone": {
  "_id": "60e03dac6576061dae462469",
```

```
"zoneName": "Mumbai (Metro) & Maharashtra"
},
"staff": {
  "pickupPerson": {
    "type": "EMPLOYEE",
    "_id": "60b7177d2ffdf65bcd65882a",
    "role": "PICKUPPERSON",
    "firstName": "Saurabh",
    "email": "saurabhvelonde143@gmail.com",
    "lastName": "Velonde",
    "mobileNo": "8691048846",
    "shortName": "SSV",
    "workWithDocumentMaker": "",
    "profilePhoto": "users/60b7177d2ffdf65bcd65882a/
profilePhoto_1686816492317_image.jpeg"
  },
  "siteEngineer": {
    "type": "EMPLOYEE",
    "_id": "62ea09ea4e679b264caf07d7",
    "role": "SITEENGINEER",
    "firstName": "Suraj",
    "email": "suraj@vastukala.org",
    "lastName": "Zore",
    "mobileNo": "8652448654",
    "designation": "",
    "shortName": "SZ",
    "workWithDocumentMaker": "60092304a16fab0f2af9b0c2",
    "profilePhoto": "users/62ea09ea4e679b264caf07d7/
profilePhoto_1685629394240_image.jpeg"
  },
  "rateVerifier": {
    "type": "EMPLOYEE",
    "_id": "60f915d3f3dd69653a592199",
    "role": "MAKER + RATE VERFIER + CHEAKER",
    "firstName": "Shobha",
    "email": "shobha@vastukala.org",
    "lastName": "Kuperkar",
    "mobileNo": "9004134140",
    "designation": "",
    "shortName": "SH",
    "workWithDocumentMaker": "",
    "profilePhoto": "users/60f915d3f3dd69653a592199/
profilePhoto_1668059695582_WhatsApp_Image_20221110_at_112058_AM.jpeg"
  },
  "maker": {
    "type": "EMPLOYEE",
```

```
"_id": "60eebe33f3dd69653a5837ae",
"role": "MAKER",
"firstName": "Shamal",
"email": "shamal@vastukala.org",
"lastName": "Bodke",
"mobileNo": "9821740317",
"designation": "",
"shortName": "SB",
"workWithDocumentMaker": "",
"profilePhoto": "users\\60eebe33f3dd69653a5837ae\
\profilePhoto_1626258995038_IMG-20210602-WA0046.jpg"
},
"checker": "",
"valuers": [
{
"valuersRegistrationNumber": [
{
"value": "[N]C.C.I.T/I -14/52/2008-09",
"label": "Wealth Tax"
}
],
"type": "EMPLOYEE",
"_id": "6084131a13f01f158c6ea1f3",
"PANNo": "AEAPC7114Q",
"role": "VALUER",
"firstName": "Sharadkumar",
"fatherName": "Baburao",
"email": "cmd@vastukala.org",
"lastName": "Chalikwar",
"mobileNo": "9422171100",
"designation": "CMD",
"registrationNo": [
{
"title": {
"value": "Wealth_Tax",
"label": "Wealth Tax"
}
},
"_id": "6084131a13f01f158c6ea1f4",
"number": "[N]C.C.I.T/I -14/52/2008-09"
}
],
"shortName": "SBC",
"workWithDocumentMaker": "",
"profilePhoto": "users\\6084131a13f01f158c6ea1f3\
\profilePhoto_1622369528291_Sharad Chalikwar Photo.jpg"
}
```

```
]
},
"clientType": {
  "label": "BANK",
  "value": "BANK"
},
"location": {
  "latitude": "19.261887587976336",
  "longitude": " 72.98563555748373"
},
"geo": {
  "type": "Point",
  "coordinates": [
    72.98563555748373,
    19.261887587976336
  ]
},
"siteVisit": {
  "siteVisitStatus": true,
  "visitedDate": [
    {
      "status": "COMPLETED",
      "dateTime": "2023-10-06",
      "remark": ""
    }
  ]
},
"schedule": [],
"marketAnalysisAndRemark": {
  "audioNotes": []
},
"externalReportDetails": {
  "finalAreaType": "Built_Up",
  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
},
"address": {
  "state": {
    "status": true,
    "name": "State",
    "key": "state",
    "value": "Maharashtra",
    "label": true
  },
  "country": {
    "status": true,
```

```
"name": "Country",
"key": "country",
"value": "India",
"label": false
},
"village": {
  "status": true,
  "name": "Village",
  "key": "village",
  "value": "Kavesar",
  "label": true
},
"floorNo": {
  "status": true,
  "name": "Floor No",
  "key": "floorNo",
  "value": "29",
  "label": false
},
"buildingNo": {
  "status": true,
  "name": "Building No",
  "key": "buildingNo",
  "value": "20",
  "label": true
},
"district": {
  "status": true,
  "name": "District",
  "key": "district",
  "value": "Thane",
  "label": true
},
"city": {
  "status": true,
  "name": "City",
  "key": "city",
  "value": "Thane (West)",
  "label": false
},
"tahasilNo": {
  "status": false,
  "name": "Tahasil",
  "key": "tahasilNo",
  "value": "",
  "label": true
}
```

```
},
"taluka": {
  "status": true,
  "name": "Taluka",
  "key": "taluka",
  "value": "Thane",
  "label": true
},
"plotNo": {
  "status": true,
  "name": "Plot No.",
  "key": "plotNo",
  "value": "A",
  "label": true
},
"buildingName": {
  "status": true,
  "name": "Building Name",
  "key": "buildingName",
  "value": "Phillipa",
  "label": false
},
"selectArea": {
  "status": false,
  "name": "Sector",
  "key": "selectArea",
  "value": "",
  "label": true
},
"street1": {
  "status": true,
  "name": "Street 1",
  "key": "street1",
  "value": "Behind Municipal Commissioner Bungalow, Patilpada",
  "label": false
},
"street2": {
  "status": true,
  "name": "Street 2",
  "key": "street2",
  "value": "Ghodbunder Road",
  "label": false
},
"landmark": {
  "status": true,
  "name": "Landmark",
```

```
"key": "landmark",
"value": "Hiranandani Estate",
"label": false
},
"wing": {
  "status": false,
  "name": "Wing",
  "key": "wing",
  "value": "",
  "label": true
},
"projectName": {
  "status": true,
  "name": "Project Name",
  "key": "projectName",
  "value": "Rodas Enclave",
  "label": false
},
"oldSurveyNumber": {
  "status": false,
  "name": "Old Survey No.",
  "key": "oldSurveyNumber",
  "value": "",
  "label": true
},
"newSurveyNumber": {
  "status": false,
  "name": "New/Current Survey No.",
  "key": "newSurveyNumber",
  "value": "",
  "label": true
},
"hissaNo": {
  "status": false,
  "name": "Hissa No.",
  "key": "hissaNo",
  "value": "",
  "label": true
},
"CTSNo": {
  "status": false,
  "name": "CTS No.",
  "key": "CTSNo",
  "value": "",
  "label": true
},
}
```



```
"blockNo": {
  "status": false,
  "name": "Block No",
  "key": "blockNo",
  "value": "",
  "label": true
},
"selectNo": {
  "status": true,
  "name": "Flat / Unit / Office / Gala No.",
  "key": "selectNo",
  "value": "2904",
  "label": false
},
"municipalityWardNo": {
  "status": false,
  "name": "Municipality Ward No.",
  "key": "municipalityWardNo",
  "value": "",
  "label": true
},
"khataNo": {
  "status": false,
  "name": "Khata No",
  "key": "khataNo",
  "value": "",
  "label": false
},
"mouza": {
  "status": false,
  "name": "Mouza",
  "key": "mouza",
  "value": "",
  "label": true
},
"SRO": {
  "status": false,
  "name": "SRO",
  "key": "SRO",
  "value": "",
  "label": false
},
"policeStation": {
  "status": false,
  "name": "Police Station(P.S)",
  "key": "policeStation",
```

```
"value": "",
"label": false
},
"GUTNo": {
  "status": false,
  "name": "Gut No.",
  "key": "GUTNo",
  "value": "",
  "label": true
},
"postalCode": {
  "status": true,
  "name": "Postal Code",
  "key": "postalCode",
  "value": "PIN - 400 607",
  "label": false
},
"suburb": {
  "status": false,
  "name": "Suburb",
  "key": "suburb",
  "value": "",
  "label": false
}
},
"flatSpecifications": {
  "roof": {
    "value": "External_site_visit_only",
    "label": "External site visit only"
  },
  "flooring": {
    "value": "External_site_visit_only",
    "label": "External site visit only"
  },
  "doors": {
    "value": "External_site_visit_only",
    "label": "External site visit only"
  },
  "windows": {
    "value": "External_site_visit_only",
    "label": "External site visit only"
  },
  "fittings": {
    "value": "External_site_visit_only",
    "label": "External site visit only"
  }
},
```

```
"finishing": {
  "value": "External_site_visit_only",
  "label": "External site visit only"
},
"general": {
  "ownership": {
    "value": "Joint_Ownership",
    "label": "Joint Ownership"
  },
  "populationClassList": {
    "value": "MiddleClass",
    "label": "Middle Class"
  },
  "populationGroupList": {
    "value": "Urban",
    "label": "Urban"
  },
  "townplanApprovedByList": {
    "value": "MCGM",
    "label": "Municipal Corporation of Greater Mumbai (MCGM)"
  },
  "whetherCoveredUnderAnyState": {
    "value": "No",
    "label": "No"
  },
  "asPerActualAgreement": {
    "north": "Regent Street",
    "west": "Central Avenue Road",
    "south": "Prakruti Pearl Building",
    "east": "Rodas Enclave Circular Road"
  },
  "asPerDocumentAgreement": {
    "north": "Details not available",
    "west": "Details not available",
    "south": "Details not available",
    "east": "Details not available"
  },
  "unitBoundaries": {
    "asPerActual": {
      "north": "Details not available",
      "east": "Details not available",
      "south": "Details not available",
      "west": "Details not available"
    },
    "asPerDocument": {
```

```

    "north": "Details not available",
    "east": "Details not available",
    "south": "Details not available",
    "west": "Details not available"
  },
  "isDisplay": false,
  "title": "Boundaries of The Flat"
},
"extraDetailOfProperty": "At the time of site visit, internal visit was not allowed hence our report is based on external site visit and documents provided by the bank. The composition of flat not known. As per agreement floor plan, the composition of Flat is 3 Bedrooms + Living Room + Kitchen + 3 Toilets + Passage + Balcony. (i.e. 3BHK with 3 Toilets). ",
"dateOfIssusApprovePlan": "As Occupancy Certificate is received may be assumed that the construction is as per sanctioned plan.",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A."
},
"compositeRate": {
  "remark": "At the time of visit, internal inspection was not allowed hence our report is based on external site visit and documents provided by the bank.",
  "depreciationPercentage": "9",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "24748",
  "depreciatedBuildingRate": "2548"
},
"igrRate": {
  "propertyName": "Hiranandani Estate",
  "rate": "153400",
  "landRate": "47700",
  "igrImage": "cases/65181b3f2c6c0778ddf1763f/igr_1696656513909_Image.png",
  "squareMeterGuideLineRate": "176410.00",
  "squareFeetGuideLineRate": "16389.00"
},
"igrFinalRate": {
  "depreciationPercentage": "94",
  "rate": "15672.00",
  "squareFeetGuideLineRate": "15672.00",
  "squareMeterGuideLineRate": "168687.00"
},
"outgoingDetail": {
  "areaStatusList": {
    "value": "Medium",
    "label": "Medium"
  }
},

```

```
"propertyTypeOfUseList": {
  "value": "Residential_Purpose",
  "label": "Residential Purpose"
},
"propertyOccupiedByList": {
  "value": "External_Site_Visit_Only",
  "label": "External Site Visit Only"
},
"monthlyRent": "80,000",
"assessmentNo": "Details not available",
"taxPaidHolderName": "Details not available",
"taxAmount": "Details not available",
"electricityServiceConnectionNo": "Details not available",
"meterCardHolderName": "Details not available",
"undividedAreaOfLandAsPerSaleDeed": "Details not available",
"floorSpaceIndex": "As per TMC norms",
"tenantName": "",
"maintenanceOfFlat": "External visit done"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
  },
  "anyFavouringForExtraPotentialValue": "Located in developed area",
  "negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
  "roof": {
    "value": "rcc_Slab",
    "label": "R. C. C. Slab"
  },
  "partitions": {
    "value": "6\"_Thk._Brick_Masonry",
    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Along with Two Covered Car Parking Space ",
  "constructionWorkStatus": {
```

```
"value": "Completed",
"label": "Completed"
},
"asthetikLook": {
"value": "Plain_Looking",
"label": "Plain Looking"
},
"dateOfConstruction": {
"date": "1",
"month": "1",
"year": "2017",
"fullDate": "1/1/2017"
},
"planningArea": {
"value": "Residential",
"label": "Residential"
},
"typeOfStructure": {
"value": "R.C.C._Framed_Structure",
"label": "R.C.C. Framed Structure"
},
"typeOfFoundation": {
"value": "rcc",
"label": "R.C.C. Foundation"
},
"qualityOfConstruction": {
"value": "Good",
"label": "Good"
},
"materialUsedList": {
"value": "Good",
"label": "Good"
},
"buildingSpecification": {
"value": "Information_Not_Available",
"label": "Information Not Available"
},
"structuralSafety": {
"value": "Good",
"label": "Good"
},
"protAgainstNatDis": {
"value": "Information_not_available",
"label": "Information not available"
},
"sewerageSystem": {
```

```
"value": "MunicipalSewerageSystem",
"label": "Connected to Municipal Sewerage System"
},
"walls": {
"value": "1",
"label": "Yes"
},
"appearanceOfTheBuilding": {
"value": "Good",
"label": "Good"
},
"maintenanceOfTheBuilding": {
"value": "Good",
"label": "Good"
},
"maintenanceIssues": {
"value": "Information_not_available",
"label": "Information not available"
},
"visibleDamageInBuilding": {
"value": "0",
"label": "No"
},
"systemOfAirConditioning": {
"value": "Information_not_available",
"label": "Information not available"
},
"provisionOfFirefighting": {
"value": "Information_not_available",
"label": "Information not available"
},
"groundStilt": {
"value": "stilt",
"label": "Stilt"
},
"yearOfConstructionAsPer": {
"value": "as_per_occupancy_certificate",
"label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "54",
"ageOfBuilding": "6",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
```

```
"noOfFloors": "32",
"flatFloorNo": "",
"noOfLifts": "4",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "1560.00",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area As per Agreement for sale"
},
"routeMap": {
  "routeMapDetail": {
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    },
    "routeMapImg": "cases/65181b3f2c6c0778ddf1763f/
routeMap_1696662833468_Image.png",
    "routeLat": "19.260500",
    "routeLng": "72.986083",
    "stationName": "Thane",
    "routeDistance": "11.4 Km."
  },
  "finalLatLng": {
    "coordinates": [
      null,
      null
    ],
    "type": "Point"
  },
  "showLocation": {
    "latLng": true,
    "finallatLng": true
  },
  "locationMapImg": [
    {
      "id": "xr7ts9",
      "name": "xr7ts9",
      "image": "cases/65181b3f2c6c0778ddf1763f/
routeMap_1696662738952_Image.png"
    }
  ]
},
"valuation": {
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
```



```
"wardrobesQty": "0",
"showcasesQty": "0",
"showcasesRate": "0",
"totalshowcasesRate": "0",
"kitchenArrangementsQty": "0",
"kitchenArrangementsRate": "0",
"totalkitchenArrangementsRate": "0",
"superfineFinishQty": "0",
"superfineFinishRate": "0",
"totalsuperfineFinishRate": "0",
"interiorDecorationsQty": "0",
"interiorDecorationsRate": "0",
"totalinteriorDecorationsRate": "0",
"electricityDepositsQty": "0",
"electricityDepositsRate": "0",
"totalelectricityDepositsRate": "0",
"extraCollapsibleGatesQty": "0",
"extraCollapsibleGatesRate": "0",
"totalextraCollapsibleGatesRate": "0",
"potentialValueQty": "0",
"potentialValueRate": "0",
"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "32172400.00",
"distressValuePercentage": "70",
"realizableValuePercentage": "85",
"bookValue": "0",
"finalValue": "32172400.00"
},
"outward": {
  "status": false,
  "remark": "SYSTEM_GENERATED"
},
"rateVerify": {
  "status": false
},
"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  }
},
```

```
"rccPlinth": {
  "label": "RCC Plinth",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"fullBuildingRcc": {
  "label": "Full Building Rcc",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"internalBrickWork": {
  "label": "Internal Brick Work",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalBrickWork": {
  "label": "External Brick Work",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"internalPlastering": {
  "label": "Internal Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPlastering": {
  "label": "External Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"door": {
  "label": "Door",
  "floorsCompleted": "",
  "percentage": "0.00",
```

```
"isHideFloor": false,
"status": false
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"flooringTilingKitchenPlatform": {
  "label": "Flooring, Tiling, Kitchen Platform",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"internalPainting": {
  "label": "Internal Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPainting": {
  "label": "External Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"passageStaircaseLobbyDevelopment": {
```

```
"label": "Passage, Staircase & Lobby Development",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": true,
"status": false
},
"externalDevelopmentFinalFinishing": {
"label": "External Development & Final Finishing",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": true,
"status": false
},
"workCompleted": {
"label": "Work Completed (%)",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": true,
"status": true
}
},
"guidelineDetails": {
"finalGuidelineValue": "24448320.00",
"selectedBuildUpValue": "1560.00",
"selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
"frontPageImages": [
{
"status": false,
"_id": "651fe82e119cca234ddbdbda",
"name": "externalImg_r_1696589858986_1696589769765_image_3.jpg",
"path": "cases/65181b3f2c6c0778ddf1763f/
externalImg_r_1696589858986_1696589769765_image_3.jpg",
"orientation": "portrait"
}
],
"selfieWithSiteVisitImages": [
{
"status": false,
"_id": "651fe82e119cca234ddbdbde",
"name": "externalImg_r_1696589861734_1696589769765_image_5.jpg",
"path": "cases/65181b3f2c6c0778ddf1763f/
externalImg_r_1696589861734_1696589769765_image_5.jpg",
"orientation": "landscape"
}
]
```

```
],
"externalPhotos": [
  {
    "status": false,
    "_id": "651fe82e119cca234ddbdbd9",
    "name": "externallmg_r_1696589857612_1696589769765_image_2.jpg",
    "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589857612_1696589769765_image_2.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "651fe82e119cca234ddbdbdb",
    "name": "externallmg_r_1696589854147_1696589769765_image_0.jpg",
    "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589854147_1696589769765_image_0.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "651fe82e119cca234ddbdbdd",
    "name": "externallmg_r_1696589860626_1696589769765_image_4.jpg",
    "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589860626_1696589769765_image_4.jpg",
    "orientation": "portrait"
  }
],
"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "23351",
    "max": "30000"
  },
  "builtUpRateRange": {
    "min": "19459",
    "max": "25000"
  }
},
"detailsOfValuation": {
  "presentValueOfFlat": {
    "title": "Present value of the flat (incl. car parking, if provided)",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
```

```
"estimatedValue": "0.00",
"status": true,
"isEditable": false
},
"wardrobes": {
  "title": "Wardrobes",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"showcases": {
  "title": "Showcases",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"kitchenArrangements": {
  "title": "Kitchen arrangements",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"superfineFinish": {
  "title": "Superfine finish",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"interiorDecorations": {
  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
```

```
"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
},
"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"potentialValue": {
  "title": "Potential value, if any",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"others": {
  "title": "Others / Car Parking",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"totalValues": {
  "title": "Total",
  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
},
"taskStatus": {
  "SITE_INSPECTION": true,
  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
```

```
"SIGN": false,
"SIGNED_REPORT_UPLOAD": false,
"DELIVERY": false,
"PAYMENT_COLLECT": false,
"COMPLETED": false
},
"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "PARTIAL",
"isSiteMeasurementAllowed": true,
"finalValuationArea": "1300.00",
"empanelmentNo": [
  "SME/TCC/2021-22/85/13"
],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "RATEVERIFICATIONCOMPLETED",
"paymentId": [],
"_id": "65181b3f2c6c0778ddf1763f",
"ownerName": "Himanshu Kumar Pandey & Sayantani Kar",
"ownerPhoneNo": "0000000000",
"appAddress": "Flat no. 2904, 29th Floor, Building no. 20, Phillipa, Rodas Enclave,
Kavesar, Ghodbundar Road, Thane West ",
"remark": "",
"documents": [
  {
    "documentType": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "inputs": {
      "documentDate": "31/07/2017",
      "from": {
        "value": "Promoter",
        "label": "Promoter"
      },
      "Promoter": "Roma Builders Pvt. Ltd.",
      "to": {
        "value": "Purchasers",
        "label": "Purchasers"
      },
      "Purchasers": "Himanshu Kumar Pandey & Sayantani Kar",
```



```
"number": {
  "value": "No",
  "label": "No"
},
"No": "9169 / 2017"
},
"isHardCopy": false,
"displayStatus": true,
"id": "165720",
"path": "cases/65181b3f2c6c0778ddf1763f/
document_1696172198454_Racpc_Sion_Himanshu_Pandey_NPA.pdf",
"fileName": "document_1696172198454_Racpc_Sion_Himanshu_Pandey_NPA.pdf"
},
{
  "documentType": {
    "value": "60ae124baa6d152c1801b2fd",
    "label": "Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "05/05/2017",
    "nameOfApprovingAuthority": {
      "value": "Thane_Municipal_Corporation",
      "label": "Thane Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "S06 / 0063 / 2010 / TMC / TDD / OCC / 0355 / 17"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1696661989557_OC.pdf",
  "path": "cases/65181b3f2c6c0778ddf1763f/document_1696661989557_OC.pdf",
  "id": "729606",
  "uploadedBy": "60eebe33f3dd69653a5837ae",
  "createdAt": "Sat Oct 07 2023 12:29:49 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "25/10/2010",
    "nameOfApprovingAuthority": {
```

```
    "value": "Thane_Municipal_Corporation",
    "label": "Thane Municipal Corporation"
  },
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "S06 / 0063 / 2010 / TMC / TDD / 388"
},
"isHardCopy": false,
"displayStatus": false,
"fileName": "document_1696662042065_CC.pdf",
"path": "cases/65181b3f2c6c0778ddf1763f/document_1696662042065_CC.pdf",
"id": "243161",
"uploadedBy": "60eebe33f3dd69653a5837ae",
"createdAt": "Sat Oct 07 2023 12:30:42 GMT+0530 (India Standard Time)"
}
],
"caseNumber": "004132",
"createdBy": "60b7177d2ffdf65bcd65882a",
"caseHistory": [
  {
    "id": "524420",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Sat Sep 30 2023 18:27:35 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Himanshu Kumar Pandey & Sayantani Kar",
    "phone": "0000000000",
    "ownershipShare": "",
    "email": "",
    "id": "356242"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "label": "Agreement For Sale",
```

```
    "value": "60ae1254aa6d152c1801b326"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "selectAreaTypeDocument": "Carpet",
  "squareMeterArea": "120.77",
  "totalAreaDocument": "1300",
  "docBUILTUPPercentage": "20",
  "docFinalBUILTUP": "1560.00",
  "docFinalBUILTUPSquareMeter": "144.93",
  "docSaleablePercentage": "",
  "docFinalSaleable": "0.00",
  "docFinalSaleableSquareMeter": "0.00",
  "id": "411098"
}
],
"images": [],
"indicatorArr": [
  {
    "printlnReport": true,
    "_id": "6520ef16119cca234ddcc158",
    "property": "Hiranandani Estate, Thane West",
    "area": "1250",
    "builtUpPercentage": "20",
    "saleablePercentage": "0",
    "rateType": "price_Indicator",
    "areaType": "Carpet",
    "floor": "18",
    "source": "https://www.99acres.com/",
    "expectedPrice": "37500000",
    "expectedRate": "30000.00",
    "builtUpExpectedRate": "25000.00",
    "image": "cases/65181b3f2c6c0778ddf1763f/indicator_1696656069873_Image.png",
    "squareMeter": "116.13",
    "id": "702011"
  },
  {
    "printlnReport": true,
    "_id": "6520ef16119cca234ddcc159",
    "property": "Hiranandani Estate , Thane West",
    "area": "1251",
    "builtUpPercentage": "20",
    "saleablePercentage": "0",
    "rateType": "price_Indicator",
```

```
"areaType": "Carpet",
"floor": "9",
"source": "https://www.99acres.com/",
"expectedPrice": "37500000",
"expectedRate": "29976.02",
"builtUpExpectedRate": "24980.02",
"image": "cases/65181b3f2c6c0778ddf1763f/indicator_169665611935_Image.png",
"squareMeter": "116.22",
"id": "481425"
},
{
  "printlnReport": true,
  "_id": "6520ef16119cca234ddcc15a",
  "property": "Hiranandani Estate, Thane West",
  "area": "1251",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "Middle",
  "source": "Housing.Com",
  "expectedPrice": "32700000",
  "expectedRate": "26139.09",
  "builtUpExpectedRate": "21782.57",
  "image": "cases/65181b3f2c6c0778ddf1763f/indicator_1696656177653_Image.png",
  "squareMeter": "116.22",
  "id": "829310"
},
{
  "printlnReport": true,
  "_id": "6520ef16119cca234ddcc15b",
  "property": "Hiranandani Estate, Thane West",
  "area": "1324",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "Middle",
  "source": "Housing.Com",
  "expectedPrice": "35000000",
  "expectedRate": "26435.05",
  "builtUpExpectedRate": "22029.20",
  "image": "cases/65181b3f2c6c0778ddf1763f/indicator_1696656240128_Image.png",
  "squareMeter": "123.00",
  "id": "258312"
},
```

```
{
  "printlnReport": true,
  "_id": "6520ef16119cca234ddcc15c",
  "property": "Hiranandani Estate, Thane West",
  "area": "1152",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
  "areaType": "Carpet",
  "floor": "5",
  "source": "Index_no.2",
  "expectedPrice": "26900000",
  "expectedRate": "23350.69",
  "builtUpExpectedRate": "19458.91",
  "image": "cases/65181b3f2c6c0778ddf1763f/indicator_1696657156878_Image.png",
  "squareMeter": "107.02",
  "id": "530844"
}
],
"externalImages": [
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "651fe82e119cca234ddbdbd9",
    "name": "externalimg_r_1696589857612_1696589769765_image_2.jpg",
    "path": "cases/65181b3f2c6c0778ddf1763f/
externalimg_r_1696589857612_1696589769765_image_2.jpg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "651fe82e119cca234ddbdbda",
    "name": "externalimg_r_1696589858986_1696589769765_image_3.jpg",
    "path": "cases/65181b3f2c6c0778ddf1763f/
externalimg_r_1696589858986_1696589769765_image_3.jpg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "651fe82e119cca234ddbdbdb",
    "name": "externalimg_r_1696589854147_1696589769765_image_0.jpg",
    "path": "cases/65181b3f2c6c0778ddf1763f/
externalimg_r_1696589854147_1696589769765_image_0.jpg",
    "orientation": "portrait"
  }
]
```

```
    },
    {
      "type": "EXTERNAL_IMAGES",
      "status": false,
      "_id": "651fe82e119cca234ddbdbc",
      "name": "externallmg_r_1696589856005_1696589769765_image_1.jpg",
      "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589856005_1696589769765_image_1.jpg",
      "orientation": "portrait"
    },
    {
      "type": "EXTERNAL_IMAGES",
      "status": false,
      "_id": "651fe82e119cca234ddbddd",
      "name": "externallmg_r_1696589860626_1696589769765_image_4.jpg",
      "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589860626_1696589769765_image_4.jpg",
      "orientation": "portrait"
    },
    {
      "type": "EXTERNAL_IMAGES",
      "status": false,
      "_id": "651fe82e119cca234ddbdbde",
      "name": "externallmg_r_1696589861734_1696589769765_image_5.jpg",
      "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589861734_1696589769765_image_5.jpg",
      "orientation": "landscape"
    },
    {
      "type": "MEASUREMENT_IMAGE",
      "status": false,
      "_id": "651fe82e119cca234ddbdbdf",
      "name": "externallmg_r_1696589835395_1696589751943_image_1.png",
      "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589835395_1696589751943_image_1.png",
      "orientation": "portrait"
    },
    {
      "type": "MEASUREMENT_IMAGE",
      "status": false,
      "_id": "651fe82e119cca234ddbdbde0",
      "name": "externallmg_r_1696589833139_1696589751943_image_0.jpg",
      "path": "cases/65181b3f2c6c0778ddf1763f/
externallmg_r_1696589833139_1696589751943_image_0.jpg",
      "orientation": "portrait"
    }
  }
}
```

```
],
"externalDocuments": [],
"processingDocuments": [
  {
    "originalname": "Calculation.xlsx",
    "filename": "1696506175899_Calculation.xlsx",
    "path": "cases/65181b3f2c6c0778ddf1763f/
processingDocuments/1696506175899_Calculation.xlsx",
    "size": "2344412",
    "createdAt": "Thu Oct 05 2023 17:12:57 GMT+0530 (India Standard Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  },
  {
    "originalname": "1696506175899_Calculation.xlsx",
    "filename": "1696657187100_1696506175899_Calculation.xlsx",
    "path": "cases/65181b3f2c6c0778ddf1763f/
processingDocuments/1696657187100_1696506175899_Calculation.xlsx",
    "size": "2731771",
    "createdAt": "Sat Oct 07 2023 11:09:47 GMT+0530 (India Standard Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  }
],
"remarks": [
  {
    "createdBy": {
      "_id": "60f915d3f3dd69653a592199",
      "role": "MAKER + RATE VERIFIER + CHEAKER",
      "firstName": "Shobha",
      "lastName": "Kuperkar",
      "profilePhoto": "users/60f915d3f3dd69653a592199/
profilePhoto_1668059695582_WhatsApp_Image_20221110_at_112058_AM.jpeg"
    },
    "workType": "RATE_VERIFY",
    "display": true,
    "status": true,
    "_id": "651bc4ee2c6c0778ddf26e7d",
    "note": "Rate verification done - 27000 on carpet - Visit pending",
    "taskId": "651ba0fd2c6c0778ddf1c81b",
    "createdAt": "2023-10-03T07:38:22.300Z"
  }
],
"createdAt": "2023-09-30T12:57:35.937Z",
"updatedAt": "2023-10-07T07:19:37.214Z",
"__v": 0,
"updatedBy": "60eebe33f3dd69653a5837ae",
"fullAddress": "Residential Flat No. 2904, 29th Floor, Building No 20, Phillipa, Rodas
```

Enclave, Hiranandani Estate, Plot No. A, Behind Municipal Commissioner Bungalow, Patilpada, Ghodbunder Road, Village - Kavesar, Taluka - Thane, District - Thane, Thane (West), PIN - 400 607, State - Maharashtra, India",

```
"addressForMap": "",
"caseReferredBy": "60b7177d2ffdf65bcd65882a",
"contactPersonName": "External site visit done only",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "self",
"siteVisitContactNo": "0000000000",
"buildingServicesRate": "2800.00",
"finalAreaType": "Carpet Area",
"finalAsPerArea": "Agreement For Sale",
"finalBuiltUpPercentage": "20",
"finalCarpetConvertToBuiltUpPer": "20",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Carpet Area in Sq. Ft. = 1300.00",
"flatRate": "25000",
"landOtherRate": "22200",
"builtupPercentage": "10",
"carpetTotal": "0",
"extendOfSiteRemark": "",
"finalBuiltupArea": "0.00",
"finalCarpetArea": "0.00",
"finalSalableArea": "0.00",
"otherCarpetTotal": "0",
"salablePercentage": "10",
"siteMeasurementRemark": "",
"toBeAdded": "",
"finalSaleablePercentage": "",
"landDetails": {
  "holdType": {
    "label": "Free Hold",
    "value": "Free_Hold"
  },
},
"leaseDetails": {
  "lessorName": "",
  "lesseeName": "",
  "leasePremium": "",
  "leaseRent": "",
  "leasePeriod": 0,
  "leaseFrom": "",
  "leaseTo": "",
```



```
"remainingLeasePeriod": 0,  
"leaseDate": ""  
}  
}  
}
```

<b>Name</b>	<b>Length</b>	<b>Width</b>	<b>Total</b>
<hr/>			
Composition :			
<hr/>			
Other			
Composition :			
<hr/>			