

VALUATION OPINION REPORT

This is to certify that the property bearing Commercial Office No. 803, 8th Floor, "Shekhar Central", Plot No. 04 & 05, (Block, Plot No. 1 Paiki Part), Manoramaganj, A. B. Road, Tehsil & District - Indore, PIN - 452 001, State - Madhya Pradesh, Country - India belongs to **Shri. Deepak Leelani S/o. Shri. Darshan Leelani.**

Boundaries of the property

Boundaries	:	Building	Office
North	:	Panjab National Bank	Office No. 804
South	:	Sanghi Motors	Office No. 802
East	:	Backline	Common Passage
West	:	A.B. Road	Open Space

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 specifications ₹ 1,37,11,250.00 (Rupees One Crore Thirty Seven Lakh Eleven Thousand Two Hundred Fifty Only).

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.

**MANOJ BABURAO
CHALIKWAR**

Digitally signed by MANOJ BABURAO CHALIKWAR
DN: c=IN, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,
ou=admn,
2.5.4.20=98027b6c4fnd35dc034pc39a26865013490cf2d33d413
53115279b17918b5652, postalCode=400069, st=Maharashtra,
serialNumber=41a56a586ab8cc80d6b2a55a8fca3dfeb31f31bd2
e394e2872e29a377b623bfc, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.11.23 12:14:50 +05'30'

Director

Auth. Sign.

Manoj B. Chalikwar
Registered Valuer
Chartered Engineer (India)
Reg. No. IBBI / RV / 07/2018/10366
Reg. No. CAT-I-F-1763
SBI Empanelment No.: TCC/ 2022-23/1121/NSVN/1
Encl: Valuation report.

