

Tax 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 CIN: U74120MH2010PTC207869 E-Mail : accounts@vastukala.org	Invoice No. MUM/2324/DEC/048	Dated 7-Dec-23
Buyer (Bill to) Whitefield Bio Products Private Limited 9TH FLOOR, 91, KUBER TOWER, , AVN Marg, Prabhadevi, Mumbai, Maharashtra, 400025 GSTIN/UIN : 27AADCW0063D1ZO State Name : Maharashtra, Code : 27	Delivery Note	Mode/Terms of Payment AGAINST REPORT
	Reference No. & Date.	Other References
	Buyer's Order No. 005222/2303801	Dated Delivery Note Date
Dispatched through		Destination
Terms of Delivery		

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	VALUATION FEE <i>Delongana</i> <i>Dr Dr.</i> <i>12112123</i> <i>M29347636</i>	997224	18 %	9,000.00 810.00 810.00
Total				₹ 10,620.00

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

Indian Rupee Ten Thousand Six Hundred Twenty Only

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	9,000.00	9%	810.00	9%	810.00	1,620.00
Total			810.00		810.00	1,620.00

Tax Amount (in words) : **Indian Rupee One Thousand Six Hundred Twenty Only**

Remarks:
 005222/2303801 "Mr. Pankaj M. Baliga & Mrs. Neelima P. Baliga - Residential Flat No. 91, 9th Floor, Wing - A, ""Kuber Tower Co-op. Hsg. Soc. Ltd."" , A. V. Nagvekar Road, Prabhadevi, Mumbai - 400 025, 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

Company's Bank Details
 Bank Name : **ICICI BANK**
 A/c No. : **123105000319**
 Branch & IFS Code : **MIG Colony, Bandra (E.), Mumbai & ICIC0001231**



UPI Virtual ID : vastukala@ICICI

for **VASTUKALA CONSULTANTS (I) PVT LTD**
Pooja Dagare

Authorised Signatory

SUBJECT TO MUMBAI JURISDICTION

This is a Computer Generated Invoice



Vastukala Consultants (I) Pvt. Ltd.

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An ISO 9001:2015 Certified Company

www.vastukala.org





Vastu/Mumbai/12/2023/005222/2303801

04/6-30 -BHSK

Date: 04.12.2023

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 91, 9th Floor, Wing – A, "Kuber Tower Co-op. Hsg. Soc. Ltd.", A. V. Nagvekar Road, Prabhadevi, Mumbai – 400 025, State – Maharashtra, Country – India belongs to **Mr. Pankaj M. Baliga & Mrs. Neelima P. Baliga**.

Boundaries of the property.

North	:	A. V. Nagvekar Road
South	:	Chawl
East	:	Chawl & Kishor Villa
West	:	Chawl

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 ₹ 3,38,98,500.00 (Rupees Three Core Thirty-Eight Lakh Ninety-Eight Thousand Five Hundred 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
Chalikwar
Director

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2023.12.04 15:45:41 +05'30'

Auth. Sign.



Manoj B. Chalikwar

Registered Valuer
Chartered Engineer (India)
Reg. No. CAT-I-F-1763
Encl: Valuation report.



Our Pan India Presence at :

- | | | | |
|-----------|------------|-----------|--------|
| Mumbai | Aurangabad | Pune | Rajkot |
| Thane | Nanded | Indore | Raipur |
| Delhi NCR | Nashik | Ahmedabad | Jaipur |

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

**DTDC Express Limited**Regd Office: No-3 Victoria Road
Bengaluru - 560047**ORIGIN****DEST.****POUCH NO.****DATE**

12/12/23

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Non Negotiable Consignment Note / Subject to Bengaluru Jurisdiction.

The consignment note is not a tax invoice. A tax invoice will be made available by DTDC or its channel partner as the case may be, upon request.

1 Sender's (Consignor) Name: Vastu Kalle Ph: _____
 Company Name & Address: _____
 City: M State: - PIN Code: n
 Sender's GSTIN*: _____ *Where Applicable

2 Recipient's (Consignee) Name: _____ Ph: _____
 Company Name & Address: White Field
 City: Hyd State: - PIN Code: 500016
 Recipient's GSTIN*: _____ *Where Applicable

3 Nature of consignment (✓) <input checked="" type="checkbox"/> Dox <input type="checkbox"/> Non-Dox <input type="checkbox"/>	Total Num Pcs:
DIM 1: L cm X B cm X H cm X Pcs	Actual Wt.: kg
DIM 2: L cm X B cm X H cm X Pcs	Volumetric Wt.: kg
DIM 3: L cm X B cm X H cm X Pcs	Chargeable Wt.: kg

4 Description of Content _____
 Total Value of consignment for carriage / E-Way Bill
 ₹ _____

5 Paper Work Enclosures _____

6 Type of consignment (✓) Commercial Non Commercial
7 Value Added Services Not Available
 CN Expiry Date _____

10 I/We declare that this consignment does not contain personal mail, cash, jewellery, contraband, illegal drugs, any prohibited items and commodities which can cause safety hazards while transporting

9 Charges	Amount(₹)
a) Tariff (incl. Of FSC + Taxes)	
b) Risk Surcharge	120/-
c) Total amount (a+b)	

8 Mode (✓) Surface Air Cargo Express

Sender's Signature & Seal _____
 Date: _____ Time: _____ AM/PM
 I have read and understood terms & conditions printed overleaf of this consignment note and I agree to the same.

Above charges are inclusive of GST & other taxes applicable
 Mode of Payment: Cash Card W/Let
11 Booking Branch / Franchisee Code _____
 Courier Signature _____

Consignment Number: _____

M29347636

12 Risk Surcharge _____
 Owner _____
 Carrier _____

<http://www.dtdc.in>

customersupport@dtdc.com

+91-7305770577

SENDER COPY

March 2023

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Available at select cities & pin codes

Vendor Code: 107245

Form: LDR Consignment - 6/2023

Terms & Conditions.

Applicability. These conditions apply to the carriage by DTDC of the consignment insured under this Consignment Note from and between specific locations within the territory of India by airway, single or multimodal transport arrangements. These conditions supersede any other terms, conditions, and agreements and/or printed. The Consignor certifies that he does not intend to claim any other terms, conditions, limitations or representations relating to the use of the services provided by DTDC. Rights and liabilities of DTDC and the Parties are governed by the laws and regulations of all border crossing and transit countries as limited contract between DTDC and the Parties.

1. Definitions:
 a) "Delivery" means transferring of a Consignment to a recipient or information about arrival of the Consignment to a recipient at the destination.
 b) "DTDC" means DTDC Express Limited.
 c) "Parties" means and includes Sender & Recipient, or their authorized representatives.
 d) "Sender" means the person or organization tendering a Consignment to DTDC for delivery and "Recipient" means the person or an organization entitled to receive the Consignment.
 e) "Document" or "Consignment" means a document or a non document issued under a Consignment Note by the parties irrespective of the number of packages, items, components etc.
 f) "Weight" means the transportation charges alone, and it includes 0.5% and 5% specific charges applicable for any special services.
 g) "Declared value for carriage" shall mean the value assigned by the sender for his consignment or uncorrected damage to or loss of Consignment when the same is under custody of DTDC. "Declared value for Damage" shall be applicable when the sender insures the goods externally and choosing "Owner Risk" and also when the Consignment is in "Carrier Risk".

2. The Parties confirm that this Consignment Note is prepared at the instance of the Sender or by a DTDC agent acting as agent under the supervision of the Parties and contents are binding on the Parties.

3. This consignment Note is issued strictly based on the declaration given by the parties at the time of booking. The Parties shall remain solely liable for any consequences arising out of any false or wrong declaration.

4. The sender shall provide complete and correct details and shall remain jointly and severally liable for any consequences arising out of any false or wrong declaration. The sender shall remain jointly and severally liable for any consequences arising out of any false or wrong declaration. The sender shall remain jointly and severally liable for any consequences arising out of any false or wrong declaration.

5. The Parties agree to indemnify the Sender and Recipient for any loss or damage payable as required by the Consignment Note.

6. The Parties shall pay all such payments as may be required to be made in accordance with the provisions of State/Central Government agencies with respect to any Consignment during transit and at the time of delivery.

7. If any discrepancy in weight is found just acceptable of a Consignment, and the difference weight of item(s) is greater than the declared weight, then the difference applicable charges shall be calculated from the Parties.

8. In the event of any Consignment being held up by any customs authorities substantially not limited to Sales Tax and/or Customs Check-Post Duties, Excise, Entry Tax, etc., DTDC shall not be responsible for any consequence of delay or for re-shipment through charges. Further, the Parties agree to indemnify DTDC for any costs incurred by DTDC, in the form of fines and penalties levied by

statutory authorities arising out of insufficiency of documents or wrong declaration.

9. Packing and Labeling. It is the sender's obligation to ensure adequate packing for purpose of carriage with normal care in handling.
 10. Items not acceptable for carriage. The Parties hereby declare that the Consignment covered under this Consignment Note shall not include any articles that are prohibited or restricted under Indian Customs, or any commodities which require special handling or special treatment of air DC regulations.
 11. Perishable Articles. Parties shall not tender for transportation any Consignment containing perishable articles having shelf life of less than 7 days.

DTDC shall not be liable for any loss or damage in any such Consignment arising from any reason in India.

12. Inspection of consignment. DTDC has the right at its option and at the request of the Consignor to inspect the consignment at any time to inspect the contents of the Consignment as part of the appropriate process and/or at various DTDC Consignment handling points and/or at airfield security gates and/or on request by any statutory, regulatory or security agencies.

13. DTDC shall not deliver Consignments to PG Govt addresses, wherever DTDC carries but ship side deliveries such as in military, official, armed forces establishments, certain government offices & high security zones, etc. DTDC shall not be providing point of delivery and the parties shall accept the information provided as final.

14. Limited liability for Delay. In the event of any delay in delivery of a Consignment, DTDC shall not be liable for any consequential or indirect losses or damages, including but not limited to loss of income, profits or claims by the parties or any other entity affected because of the delay.

15. DTDC Liability in the event of damage or loss in delivery of a Consignment, the maximum liability assumed by DTDC on a Consignment is limited to Rs. 100 (one hundred rupees) higher than its "Declared Value for Carriage" and 100% of the applicable Risk Surcharge as stated as "Carrier Risk" at the time of tendering the Consignment.

16. Risk Surcharges
 a) If the sender has availed of external insurance, the same shall, as declared in the Consignment Note as "Owner Risk", and the applicable surcharge thereon shall be paid at the time of tendering the Consignment. In addition DTDC will cover the T.C.P. - Certificate of Risk if the Consignment gets damaged or lost while in transit. In case of external insurance by the Parties, in the event of recovery of the same amount or any part thereof from the insurers, the Parties agree not to subrogate their rights or those of the Insurer.

b) In the event of no or insufficient coverage under "Owner Risk" then the sender shall pay Risk Surcharge in accordance with the rates mentioned below. The Risk Surcharge for "Owner Risk" or "Carrier Risk" shall be calculated as per the maximum charges or percentages of the Declared Value for Carriage, whichever is higher.
 20. DTDC shall be responsible for the following Risk Surcharges:
 a) "Owner Risk" Minimum Risk surcharge shall be Rs. 2% or 0.2% of the Declared Value for Carriage (DTDC whichever is higher) up to a value of Rs. 1,00,000/- and between Rs. 1,00,000/- and Rs. 5,00,000/- the same shall be 1% or the 0.1% DTDC shall be responsible for Consignments having a DVC above Rs. 1,00,000/- under "Owner Risk".
 b) "Carrier Risk" Minimum Risk surcharge shall be Rs. 5% or 0.5% of the DVC

Declared Value for Carriage OR percentage of the Declared Value for Carriage whichever is higher	Owner Risk			Carrier Risk		
	Owner Risk	Carrier Risk	Not Rated for any Risk Cover	Carrier Risk	Carrier Risk	Not Rated for any Risk Cover
0 to ₹ 1,00,000	2.0%	0.2%	0%	5.0%	0.5%	0%
1,00,000 to ₹ 1 Lakh	1.5%	0.15%	0%	4.0%	0.4%	0%
1 Lakh to ₹ 2 Lakh	1.0%	0.1%	0%	3.0%	0.3%	0%
2 Lakh to ₹ 5 Lakh	0.75%	0.075%	0%	2.0%	0.2%	0%
Above ₹ 5 Lakh	0.5%	0.05%	0%	1.5%	0.15%	0%

whichever is higher and between Rs. 1,00,000/- and Rs. 2,00,000/- of DVC the risk surcharge shall be calculated at 1% of the DVC. DTDC shall not accept Consignments having DVC above Rs. 2,00,000/- under "Carrier Risk".
 21. In the absence of having "Declared Value for Carriage" or the Consignment Note at the time of tendering a Consignment to DTDC, DTDC's maximum liability shall be limited to a maximum of Rs. 100/- per Consignment or value of goods whichever is lower.

22. Fragile/Invaluable articles such as TV sets, articles made of glass or porcelain, glassware, and items of great ordinary value such as crystals, paintings, articles, etc., and commodities which are prohibited or restricted shall be covered under "Carrier Risk". DTDC's liability shall be limited to a maximum of Rs. 100/- while shipping such commodities.

23. The Declared Value for Carriage must be less than or equal to the value of goods.
 24. It is agreed that in any event DTDC shall not be liable for any consequential or indirect losses or damages, including but not limited to loss of income, profits or claims by the parties or any other entity affected because of the delay.

25. All consignments of loss or damage or insurance shall be made within a period of 30 days from the date of tendering a Consignment to DTDC. Any claim requests received after this period shall not be entertained. Similarly freight refund requests shall not be entertained beyond 30 days from the date of shipping.

26. Freight/Weight. The weight of freight shall not be entertained if a service invoice is received from any Party. Parties must accurately state as weight, benefits, discounts, rates, taxes, etc., in printed or other material documents and any other goods such as boxes or cartons or crates or other material documents during transit. Parties shall be responsible for any loss or damage payable as required by the Consignment Note. The weight of freight shall not be entertained if a service invoice is received from any Party. Parties must accurately state as weight, benefits, discounts, rates, taxes, etc., in printed or other material documents and any other goods such as boxes or cartons or crates or other material documents during transit. Parties shall be responsible for any loss or damage payable as required by the Consignment Note.

27. The Parties shall pay the freight and other charges at the time of booking or within the stated period mentioned in case of non payment of freight and other charges within the stipulated time, and Parties shall be liable for penalties of interest at the rate of 20% per annum. The freight amounts will be raised in per cent increments up to 10% monthly thereby levied on the outstanding amount.

28. If the Parties do not take delivery of the Consignment or it remains undelivered due to any reason such as wrong or incomplete address or refusal by recipient to pay the applicable duties/taxes (the goods collecting prior to

items or if the packaging of a Consignment is damaged to the extent that re-packing is not possible resulting in non-delivery of the consignment, then the Parties shall be liable to pay freight charges and all other dues and charges to DTDC. In case of the Consignment remain undelivered beyond 48 hours from the date of tendering the Consignment for delivery, then demurrage / warehouse charges at the rate of 0.1% of the Consignment Invoice value per day will be charged or at such other rates as may be fixed by DTDC from time to time. If the Consignment is not received or loaded within a month (30 days) after the date of booking of the Consignment for the first time, then the DTDC shall have the right to proceed with the sale of the goods to realize its dues.

29. The Parties shall not be entitled to deduct or set off any amount due to DTDC on the ground of claims arising out of reasons including, usage of aircraft, loading, unloading, delivery, etc. However, DTDC will insure all reasonable compensation to the extent to help them to recover the duplicate copies of such Documents, whenever provisions are available.

30. DTDC shall have a general lien (along with Carrier's lien) on all Consignments in its possession, custody or control for any payment whatsoever due from the Parties or from a owner of a Consignment and such lien shall extend to freight charges, duties & GST, or any other charges arising out of transaction hereunder.

31. Drivers, owners, partners and users holders of DTDC shall not be personally liable for any claims or liabilities arising out of service failures resulting out of situations, circumstances, omissions, errors, failures, misleading statements/guidance from any employees of DTDC or if its external partners or its authorized agents.

32. All disputes or differences or claims arising in respect of the Consignment hereunder or regarding the rights and obligations under transaction hereunder or regarding meaning or interpretation of these terms between the Parties and DTDC are agreed to be referred to adjudication by the sole two arbitrators by mutual consent appointing a third arbitrator. The venue of arbitration shall be at BANGALORE only. Courts at Bangalore shall have the exclusive jurisdiction to adjudicate all claims arising in respect of the Consignment under this agreement.

33. The consignment Note is for a use invoice. A tax invoice will be made available by DTDC or it's chosen partner, as of case may be, upon request.