CIN: U74120MH2010PTC207869 MSME Reg. No.: UDYAM-MH-18-0083617 An ISO 9001:2015 Certified Company



Consultants (I) Pvt. Ltd. Think.Innovate.Create Valuation Report Prepared For: SBI/ RACC Nashik Branch / Shri. Rajendra Narayan Patil (006129/ 2304350) Page 2 of 24

> Vastu/Nashik/01/2024/006129/ 2304350 05/5-52 -RYBS

> > Date: 05.01.2023

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Row House No. 04, Ground + First Floor, " Shreejay Houses ", Survey No. 946/ 3A+B+4A +6+7, Plot No. 2+3+4+5, Near Raj International School, Laxmi Nagar, Cidco Road, Village - Nashik, Taluka & District - Nashik, PIN Code - 422 010, State - Maharashtra, Country -India. belongs Name of Proposed Purchaser: Shri. Rajendra Narayan Patil & Sau. Vandana Rajendra Patil . Name of Owner: Shri. Rajendra Pandharinath Mali.

Boundaries of the property.

	Plot	Row House
North	Open Plot	Duplex Row House No. 05
South	Row Houses	Duplex Row House No. 03
East	Row Houses	Row Houses
West	Road	Road

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 ` 44,33,720.00 (Rupees Forty-Four Lakh Thirty-Three Thousand Seven Hundred Twenty 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

Think.Innovate.Create

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Manoj Chalikwar Digitally signed by Manoj Chalikwar DN: cn=Manoj Chalikwar, o=Vastukala Consultants (I) Pvt. Ltd., ou=Mumbai email=manoj@vastukala.org, c=IN Date: 2024.01.05 15:12:49 +05'30'

Director

Auth. Sign.

Manoj B. Chalikwar

Registered Valuer Chartered Engineer (India) Reg. No. CAT-I-F-1763

SBI Empanelment No.: SME/TCC/2021-22/86/3

Nashik: 4, 1st Floor, Madhusha Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik - 422 003, (M.S.) E-mail: nashik@vastukala.org, Tel.: +91 253 4068262 / 9890380564

Our Pan India Presence at:

💡 Aurangabad 💡 Pune Mumbai 💡

♀ Nanded

Rajkot R Raipur 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

www.vastukala.org

Thane P Delhi NCR P Nashik

💡 Ahmedabad 💡 Jaipur

PROFORMA INVOICE

Vastukala Consultants (I) Pvt Ltd B1-001,U/B FLOOR,			Invoice	No.		Dated		
			PG-4129/23-24				5-Dec-23	
BC	OMERANG, CHANDIVALI FARM R	OAD,	Deliver	y Note		Mode/Ter	ms of Payment	
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	ate Name : Maharashtra, Code : 27							
	Mail : accounts@vastukala.org		Buver's	Order No).	Dated		
	yer (Bill to)		,					
	ate Bank of India		Dispato	ch Doc No		Delivery N	Note Date	
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