

## VALUATION OPINION REPORT

This is to certify that the Commercial Plot at Khasra No. 15 & 16 (Part), Ward No. 38, Vijaya Road, Dewas Senior, Tehsil & District - Dewas, PIN - 455 001, State – Madhya Pradesh, Country – India belongs to **Mr. Pranjai Jaiswal S/o. Mr. Kishore Jaiswal.**

Boundaries of the property.

North : House No. 14  
 South : House No. 17  
 East : Street  
 West : Vijaya 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

Particulars	Fair Market Value In (₹)	Realizable Value In (₹)	Distress Sale Value In (₹)
Commercial Land	87,89,000/-	79,10,100/-	70,31,200/-

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.**