

Valuation Report Prepared For: UBI / Nashik Road Branch/ Shri.Vijay Tukaram Kale (007813/2305630)

Vastu/Nashik/03/2024/007813/2305630
19/30-378-CCBS
Date: 19.03.2024

VALUATION OPINION REPORT

This is to certify that the property bearing South Side Residential Bungalow on Plot No.27, Ground + First Floor, "Wagheshwari Co.Op Hsg.Soc.Ltd.Nashikroad", Survey No.41/1+2+42/5B+42/3/1+3/2/1/2,C.T.S No.938, Behind Chandrakala Medical, Canal Road, Pawar Wadi, Village - Panchak, Taluka & District - Nashik - 422 101, State - Maharashtra, Country - India belongs to **Shri.Vijay Tukaram Kale**.
Boundaries of the property.

Boundaries	Bungalow
North	Property of Mr.Jagdish Tukaram Kale
South	Plot No.26
East	Road
West	Part of Plot No.27

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 and valued for **SARFAESI Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002** purpose at ₹ 37,98,870.00 (Rupees Thirty Seven Lakh Ninety Eight Thousand Eight Hundred Seventy 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.**

Sharadkumar

B. Chalikwar

Director

Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. (N) CCIT/1-14/52/2008-09

UBI Emp No.

ROS:ADV:Valuer/033:008:2021-22

Digitally signed by Sharadkumar B. Chalikwar
DN: cn=Sharadkumar B. Chalikwar, o=Vastukala Consultants (I) Pvt. Ltd., ou=CMD, email=cmd@vastukala.org, c=IN
Date: 2024.03.19 17:58:16 +05'30'

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