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{
  "typeOfReport": {
    "value": "Single_Flat",
    "label": "Single Flat"
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  "reportInformation": {
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    "proposePurchaser": true,
    "RVDSValues": true,
    "proportionateValue": false
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  "purposeOfValuation": {
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    "label": "Housing Loan"
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  "masterTypeOfPurpose": {
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    "label": "Non SARFAESI"
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  "toAssess": {
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    "label": "Fair Market Value"
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  "creditOfficer": {
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      "_id": "65e9933cf9222577acbec45d"
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    "type": "CREDITOFFICER",
    "_id": "65e9933cf9222577acbec45f",
    "firstName": "Himanshu",
    "lastName": "Tiwari",
    "mobileNo": "",
    "workMobileNo": "8878307622",
    "email": "himanshu.tiwari1@sbi.co.in"
  },
  "fees": {
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    "propertyValue": "",
    "discussWithPerson": "",
    "expectedFees": null,
    "quotedAmount": ""
  },
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"organization": {
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  "name": "Mumbai",
  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
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  "type": "BANK",
  "name": "State Bank of India",
  "displayName": "State Bank of India",
  "initial": "SBI",
  "remark": "Temp",
  "status": true
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"branch": {
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  "name": "RBO KATNI",
  "branchCode": "000405",
  "mobileNo": "0000000000",
  "alternateMobileNo": "",
  "email": "himanshu.tiwari1@sbi.co.in",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "Pb NO. 138, Katni, Madhya Pradesh\n\n"
},
"assetsClass": {
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  "label": "Land & Building / Immovable Property"
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"propertyType": {
  "label": "Residential",
  "value": "Residential"
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"zone": {
  "_id": "641831ac96b58848585f5124",
  "zoneName": "Indore Zone"
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"role": "ADMIN",
"firstName": "Jagdish ",
"email": "jagdish.bhatt@vastukala.org",
"lastName": "Bhatt",
"mobileNo": "8425864014",
"shortName": "JB",
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\profilePhoto_1622372166238_Jagdish Photo (2).jpg"
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"siteEngineer": {
"type": "EMPLOYEE",
"_id": "62ea09ea4e679b264caf07d7",
"role": "SITEENGINEER",
"firstName": "Suraj",
"email": "suraj@vastukala.org",
"lastName": "Zore",
"mobileNo": "8652448654",
"designation": "",
"shortName": "SZ",
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"rateVerifier": {
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"_id": "5fc78e26625ecd20ec1f88e9",
"role": "MAKER+CHECKER",
"firstName": "Vaishali",
"email": "v.sarmalkar@vastukala.org",
"lastName": "Sarmalkar",
"mobileNo": "9004437379",
"shortName": "VS",
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"_id": "60f91b6f344e052188ffd1fc",
"role": "MAKER",
"firstName": "Jayaraja",
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"designation": "",
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"lastName": "Sarmalkar",
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{
"valuersRegistrationNumber": [
{
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"type": "EMPLOYEE",
"_id": "5ffe92d27737ca4d986b6453",
"role": "VALUER",
"firstName": "Manoj",
"email": "manoj@vastukala.org",
"lastName": "Chalikwar",
"mobileNo": "9819597579",
"designation": "Registered Valuer",
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"number": "IBBI/RV/07/2018/10366"
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    "label": "Chartered Engineer"
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  "number": "IBBI/RV/07/2018/10366"
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"shortName": "MBC",
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\\profilePhoto_1622114310919_Manoj C.jpeg",
"PANNo": "AERPC9086P",
"fatherName": "Baburao"
}
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  "label": "BANK"
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"location": {
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      "dateTime": "2024-04-11",
      "remark": "MANUAL_IN_TASK"
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  "audioNotes": []
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  "value": "3BHK",
  "label": "3 BHK"
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"externalReportDetails": {
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  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
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"address": {
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    "label": true
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  "key": "village",
  "value": "Bhayanderpada",
  "label": true
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  "label": true
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  "label": true
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  "value": "",
  "label": true
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  "key": "buildingName",
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  "label": false
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  "name": "Sector",
  "key": "selectArea",
  "value": "",
  "label": true
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  "name": "Street 1",
  "key": "street1",
  "value": "Ghodbunder Road",
  "label": false
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  "key": "street2",
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  "label": false
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  "name": "Wing",
  "key": "wing",
  "value": "A",
  "label": true
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  "key": "projectName",
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  "label": false
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  "key": "oldSurveyNumber",
  "value": "Old S. No. 197/1, 3/9, 108/8, 107/3, 3/6, 106/1, 109/14 ",
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  "value": "100/1",
  "label": true
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  "value": "",
  "label": true
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  "value": "",
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  "label": false
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  "label": false
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  "label": true
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  "key": "GUTNo",
  "value": "",
  "label": true
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  "key": "postalCode",
  "value": "PIN - 400 615",
  "label": false
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"suburb": {
  "status": true,
  "name": "Suburb",
  "key": "suburb",
  "value": "Thane (West)",
  "label": false
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"flatSpecifications": {
  "roof": {
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    "label": "R.C.C. slab"
  },
  "flooring": {
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    "label": "Italian Marble Flooring"
  },
  "doors": {
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    "label": "Teak wood door frame with flush shutters"
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    "label": "Powder coated Aluminum sliding windows"
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  "fittings": {
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"finishing": {
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  "label": "Cement Plastering"
}
},
"general": {
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    "label": "Middle Class"
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  "populationGroupList": {
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    "label": "Semi Urban"
  },
  "townplanApprovedByList": {
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    "label": "Thane Municipal Corporation"
  },
  "whetherCoveredUnderAnyState": {
    "value": "No",
    "label": "No"
  },
  "asPerActualAgreement": {
    "north": "Garden Area",
    "west": "Vivant B Tower",
    "south": "Internal Road",
    "east": "'B' Wing of Platino"
  },
  "asPerDocumentAgreement": {
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    "west": "Information not available",
    "south": "Information not available",
    "east": "Information not available"
  },
  "unitBoundaries": {
    "asPerActual": {
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      "west": "",
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    "south": "",
    "east": ""
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  "asPerDocument": {
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    "west": "",
    "south": "",
    "east": ""
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  "isDisplay": false,
  "title": "Boundaries of The Flat"
},
"extraDetailOfProperty": "+ Dry Balcony Area.",
"dateOfIssusApprovePlan": "As Occupancy Certificate is received it may be assumed
that the construction is as per Sanctioned Plan.",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": ""
},
"compositeRate": {
  "remark": "",
  "depreciationPercentage": "12",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "14140",
  "depreciatedBuildingRate": "2640"
},
"igrRate": {
  "propertyName": "Flat",
  "rate": "84400",
  "landRate": "22400",
  "igrImage": "cases/661607ba834794131c1c9f74/igr_1712836588028_Image.png",
  "squareMeterGuideLineRate": "92840.00",
  "squareFeetGuideLineRate": "8625.00"
},
"igrFinalRate": {
  "floorRatePercentage": "10",
  "depreciationPercentage": "92",
  "rate": "8102.00",
  "squareFeetGuideLineRate": "8102.00",
  "squareMeterGuideLineRate": "87205.00"
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    "label": "Medium"
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"propertyTypeOfUseList": {
  "value": "Residential_Purpose",
  "label": "Residential Purpose"
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  "label": "Vacant"
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"monthlyRent": "30,000/- Expected rental income per month",
"assessmentNo": "Information not available",
"taxPaidHolderName": "Information not available",
"taxAmount": "Information not available",
"electricityServiceConnectionNo": "Information not available",
"meterCardHolderName": "Information not available",
"undividedAreaOfLandAsPerSaleDeed": "Information not available",
"floorSpaceIndex": "As per TMC norms",
"tenantName": "",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
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},
"anyFavouringForExtraPotentialValue": "Located in developed area",
"negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
  "roof": {
    "value": "R.C.C._slab",
    "label": "R.C.C. slab"
  },
  "partitions": {
    "value": "6\"_Thk._Brick_Masonry",
    "label": "6\" Thk. Brick Masonry"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
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  "pavementLaid": {
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    "label": "Yes"
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  "carParking": "1 Car Parking No. P2-205",
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"constructionWorkStatus": {
  "value": "Completed",
  "label": "Completed"
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  "label": "Plain Looking"
},
"dateOfConstruction": {
  "date": "1",
  "month": "1",
  "year": "2016",
  "fullDate": "1/1/2016"
},
"planningArea": {
  "value": "Residential",
  "label": "Residential"
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"typeOfStructure": {
  "value": "R.C.C._Framed_Structure",
  "label": "R.C.C. Framed Structure"
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"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
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"qualityOfConstruction": {
  "value": "Good",
  "label": "Good"
},
"materialUsedList": {
  "value": "Information_Not_Available",
  "label": "Information Not Available"
},
"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
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"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
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"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "value": "1",
  "label": "Yes"
},
"appearanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceIssues": {
  "value": "0",
  "label": "No"
},
"visibleDamageInBuilding": {
  "value": "0",
  "label": "No"
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"systemOfAirConditioning": {
  "value": "0",
  "label": "No"
},
"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "ground",
  "label": "Ground"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "52",
"ageOfBuilding": "8",
"noOfBasement": "",
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"noOfAmenityFloors": "",
"noOfFloors": "31",
"flatFloorNo": "17",
"noOfLifts": "3",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "1017.60",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
},
"routeMap": {
  "routeMapDetail": {
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    },
    "routeMapImg": "cases/661607ba834794131c1c9f74/
routeMap_1712838687652_Image.png",
    "routeLat": "19.284503",
    "routeLng": "72.955216",
    "stationName": "Thane",
    "routeDistance": "11.9 km."
  },
  "finalLatLng": {
    "coordinates": [
      null,
      null
    ],
    "type": "Point"
  },
  "showLocation": {
    "latLng": true,
    "finallatLng": true
  },
  "locationMapImg": [
    {
      "id": "r8xqh",
      "name": "r8xqh",
      "image": "cases/661607ba834794131c1c9f74/
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    }
  ]
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"valuation": {
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"totalshowcasesRate": "0",
"kitchenArrangementsQty": "0",
"kitchenArrangementsRate": "0",
"totalkitchenArrangementsRate": "0",
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"superfineFinishRate": "0",
"totalsuperfineFinishRate": "0",
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"totalinteriorDecorationsRate": "0",
"electricityDepositsQty": "0",
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"extraCollapsibleGatesRate": "0",
"totalextraCollapsibleGatesRate": "0",
"potentialValueQty": "0",
"potentialValueRate": "0",
"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "11990720.00",
"finalValue": "11990720.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValueDocument": null,
"purchaseValueDocument": null,
"bookValue": "0"
},
"outward": {
  "status": true,
  "remark": "SYSTEMGENERATED",
  "date": "Fri Apr 12 2024 11:34:53 GMT+0530 (India Standard Time)",
  "number": "2305946",
  "dayCount": "4",
  "monthCount": "85",
  "generatedBy": "5fc78e26625ecd20ec1f88e9"
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"rateVerify": {
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"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "fullBuildingRcc": {
    "label": "Full Building Rcc",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "internalBrickWork": {
    "label": "Internal Brick Work",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
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  "externalBrickWork": {
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    "isHideFloor": false,
    "status": false
  },
  "internalPlastering": {
    "label": "Internal Plastering",
    "floorsCompleted": "",
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    "isHideFloor": false,
    "status": false
  },
  "externalPlastering": {
    "label": "External Plastering",
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"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
"status": false
},
"door": {
  "label": "Door",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"flooringTilingKitchenPlatform": {
  "label": "Flooring, Tiling, Kitchen Platform",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"internalPainting": {
  "label": "Internal Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPainting": {
  "label": "External Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
}
```

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},
"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
},
"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
},
"workCompleted": {
  "label": "Work Completed (%)",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
}
},
"guidelineDetails": {
  "finalGuidelineValue": "8244595.00",
  "selectedBuildUpValue": "1017.60",
  "selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
  "frontPageImages": [
    {
      "status": false,
      "_id": "6617b59653f88c65a60b1d21",
      "name": "externalimg_r_1712829801574_1712829585208_image_0.jpg",
      "path": "cases/661607ba834794131c1c9f74/
externalimg_r_1712829801574_1712829585208_image_0.jpg",
      "orientation": "portrait"
    }
  ]
},
],

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"selfieWithSiteVisitImages": [
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d1f",
    "name": "externallmg_r_1712829812465_1712829585208_image_3.jpg",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829812465_1712829585208_image_3.jpg",
    "orientation": "landscape"
  }
],
"externalPhotos": [
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d1e",
    "name": "externallmg_r_1712829806548_1712829585208_image_2.jpg",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829806548_1712829585208_image_2.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d20",
    "name": "externallmg_r_1712829805984_1712829585208_image_1.jpg",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829805984_1712829585208_image_1.jpg",
    "orientation": "portrait"
  }
],
"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": [
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d22",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829822722_1712829585208_image_6.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d23",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829820410_1712829585208_image_5.jpg",
    "orientation": "portrait"
  }
]
```

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  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d25",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829823880_1712829585208_image_7.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d29",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829830931_1712829585208_image_11.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d2a",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829834886_1712829585208_image_12.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d2b",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829837988_1712829585208_image_13.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d24",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829815060_1712829585208_image_4.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d28",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829829434_1712829585208_image_10.jpg",
```

```
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6617b59653f88c65a60b1d2c",
    "name": "Living Room",
    "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829839991_1712829585208_image_14.jpg",
    "orientation": "portrait"
  }
]
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "13131.00",
    "max": "14926.00"
  },
  "builtUpRateRange": {
    "min": "10942.00",
    "max": "12438.00"
  }
},
"detailsOfValuation": {
  "presentValueOfFlat": {
    "title": "Present value of the flat (incl. car parking, if provided)",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
  },
  "wardrobes": {
    "title": "Wardrobes",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "showcases": {
    "title": "Showcases",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  }
}
```



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},
"kitchenArrangements": {
  "title": "Kitchen arrangements",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"superfineFinish": {
  "title": "Superfine finish",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"interiorDecorations": {
  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"potentialValue": {
  "title": "Potential value, if any",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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"status": true,
"isEditable": true
},
{others": {
"title": "Others / Car Parking",
"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
},
totalValues": {
"title": "Total",
"quantity": "",
"ratePerUnit": "",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
}
},
taskStatus": {
"SITE_INSPECTION": true,
"RATE_VERIFY": false,
"MAKER": false,
"CHECKER": false,
"PREPARE_INVOICE": false,
"PRINT": false,
"SIGN": false,
"SIGNED_REPORT_UPLOAD": false,
"DELIVERY": false,
"PAYMENT_COLLECT": false,
"COMPLETED": false
},
createCase": "true",
type": "CASE",
leadType": {
"label": "Lead",
"value": "LEAD"
},
siteVisitType": "PARTIAL",
"isSiteMeasurementAllowed": true,
finalValuationArea": "848.00",
empanelmentNo": [
"TCC/2022-23/1121/NSV/11",
"TCC/2022-23/1120/E2"
],
}
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"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORDELIVERY",
"invoices": [],
"paymentIds": [],
"_id": "661607ba834794131c1c9f74",
"ownerName": "Mr. Hemant Shah",
"ownerPhoneNo": "0000000000",
"ownershipShare": "",
"email": "",
"siteVisitContactNo": "9819881623",
"contactPersonName": "Mr. Kamlesh Raut ",
"purchaseValueAsPerDocument": "0",
"owners": [
  {
    "name": "Mr. Hemant Shah",
    "phone": "0000000000",
    "ownershipShare": "",
    "email": "",
    "id": "960723"
  },
  {
    "name": "Mrs. Krina Shah",
    "phone": "",
    "email": "",
    "ownershipShare": "",
    "id": "924913"
  }
],
"caseReferredBy": "6006d4ce5080a310ac1fdcf2",
"relationWithOwner": "Estate Agent (John Real State Lodha)",
"fullAddress": "Residential Flat No. 1703, 17th Floor, Wing - A, Platino A B, Vivant G
Co-op. Hsg. Soc. Ltd., Lodha Splendora , Ghodbunder Road, Next to Bafna Motor
Workshop, Village - Bhayanderpada, Thane (West), Taluka - Thane, District - Thane,
PIN - 400 615, State - Maharashtra, India",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60ae1247aa6d152c1801b2ea",
      "label": "Commencement Certificate"
    },
    "inputs": {
      "documentDate": "24/12/2013",
      "nameOfApprovingAuthority": {
        "value": "Thane_Municipal_Corporation",
```

```
    "label": "Thane Municipal Corporation"
  },
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "S06/0032/09/TMC/TDD/1048/13"
},
"isHardCopy": false,
"displayStatus": true,
"id": "564646",
"path": "cases/661607ba834794131c1c9f74/
document_1712719535525_other_property_documents.pdf",
"fileName": "document_1712719535525_other_property_documents.pdf"
},
{
  "documentType": {
    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "inputs": {
    "documentDate": "16/01/2014",
    "from": {
      "value": "Company",
      "label": "Company"
    },
    "Company": "Lodha Developers Private Limited",
    "to": {
      "value": "Purchasers",
      "label": "Purchasers"
    },
    "Purchasers": "Shah Hemant & Shah Krina",
    "number": {
      "value": "Registration_No",
      "label": "Registration No"
    },
    "Registration_No": "790/2014"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1712898537440_Sale_Deed__2014.pdf",
  "path": "cases/661607ba834794131c1c9f74/
document_1712898537440_Sale_Deed__2014.pdf",
  "id": "384689",
  "uploadedBy": "60f91b6f344e052188ffd1fc",
  "createdAt": "Fri Apr 12 2024 10:38:57 GMT+0530 (India Standard Time)"
}
```

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},
{
  "documentType": {
    "value": "60ae1264aa6d152c1801b371",
    "label": "Share Certificate "
  },
  "inputs": {
    "remark": "bearing Nos. 341 to 345 having 5 Shares of Rs. 50/- each dated
01.09.2018 in the name of Shah Hemant & Mrs. Krina issued by Platino A B, Vivant G
Co-op. Hsg. Soc. Ltd. ",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "69"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1712898659400_Share_Certificate.pdf",
  "path": "cases/661607ba834794131c1c9f74/
document_1712898659400_Share_Certificate.pdf",
  "id": "580717",
  "uploadedBy": "60f91b6f344e052188ffd1fc",
  "createdAt": "Fri Apr 12 2024 10:40:59 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae124baa6d152c1801b2fd",
    "label": "Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "30/09/2016",
    "nameOfApprovingAuthority": {
      "value": "Thane_Municipal_Corporation",
      "label": "Thane Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "S06/0032/09/TMC/TDD/OCC / 0285 / 16"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1712898714984_OC.pdf",
  "path": "cases/661607ba834794131c1c9f74/document_1712898714984_OC.pdf",
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"id": "662384",
"uploadedBy": "60f91b6f344e052188ffd1fc",
"createdAt": "Fri Apr 12 2024 10:41:55 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "652fb0397e32132d40945dbe",
    "label": "Draft Memorandum of Understanding"
  },
  "inputs": {
    "documentDate": "02/04/2024",
    "from": {
      "value": "Transferor",
      "label": "Transferor"
    },
    "Transferor": "Mr. Hemant Shah & Mrs. Krina Shhah",
    "to": {
      "value": "Transferee",
      "label": "Transferee"
    },
    "Transferee": "Mr. Harish Kumar Bajaj & Mrs. Poonam Bajaj"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1712898834871_MOU.pdf",
  "path": "cases/661607ba834794131c1c9f74/document_1712898834871_MOU.pdf",
  "id": "215313",
  "uploadedBy": "60f91b6f344e052188ffd1fc",
  "createdAt": "Fri Apr 12 2024 10:43:55 GMT+0530 (India Standard Time)"
}
],
"isUrgent": "false",
"isExternal": "false",
"proposePurchaserName": "Mr. Harish Kumar Bajaj",
"assignmentType": {
  "value": "Commercial",
  "label": "Commercial"
},
"scheduleSiteVisitDate": "Invalid date",
"caseNumber": "008165",
"createdBy": "6006d4ce5080a310ac1fd2",
"caseHistory": [
  {
    "id": "400438",
    "title": "Create Case",
    "description": "Create Case",
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"datetime": "Wed Apr 10 2024 09:00:02 GMT+0530 (India Standard Time)"
}
],
"proposePurchasers": [
{
"name": "Mr. Harish Kumar Bajaj",
"phone": "",
"email": "",
"ownershipShare": ""
},
{
"name": "Mrs. Poonam Bajaj",
"phone": "",
"email": "",
"ownershipShare": ""
}
],
"siteInspection": [],
"composition": [
{
"measurementType": {
"value": "Square_Feet",
"label": "Square Feet"
},
"id": "532356",
"name": "Living Room",
"length": "19.83",
"length1": "19",
"length2": "10",
"width": "10.58",
"width1": "10",
"width2": "7",
"totalArea": "209.90",
"images": [],
"extraAreas": [],
"finalArea": "209.90"
},
{
"measurementType": {
"value": "Square_Feet",
"label": "Square Feet"
},
"id": "13",
"name": "Passage",
"length": "3.83",
"length1": "3",
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"length2": "10",
"width": "8.33",
"width1": "8",
"width2": "4",
"totalArea": "31.94",
"images": [],
"finalArea": "31.94",
"extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "name": "Kitchen",
  "length": "7.33",
  "length1": "7",
  "length2": "4",
  "width": "9.33",
  "width1": "9",
  "width2": "4",
  "totalArea": "68.44",
  "images": [],
  "extraAreas": [],
  "finalArea": "68.44"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Toilet",
  "length": "4.42",
  "length1": "4",
  "length2": "5",
  "width": "7.75",
  "width1": "7",
  "width2": "9",
  "totalArea": "34.23",
  "images": [],
  "extraAreas": [],
  "finalArea": "34.23"
},
{
```



```
"measurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"id": "4",
"name": "Toilet",
"length": "4.75",
"length1": "4",
"length2": "9",
"width": "9.00",
"width1": "9",
"width2": "00",
"totalArea": "42.75",
"images": [],
"extraAreas": [],
"finalArea": "42.75"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "13",
  "name": "Bedroom",
  "length": "",
  "length1": "9",
  "length2": "11",
  "width": "",
  "width1": "11",
  "width2": "11",
  "totalArea": "118.17",
  "images": [],
  "finalArea": "118.17",
  "extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "13",
  "name": "Bedroom",
  "length": "",
  "length1": "10",
  "length2": "11",
  "width": "",
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```
"width1": "9",
"width2": "11",
"totalArea": "108.26",
"images": [],
"finalArea": "108.26",
"extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "7",
  "name": "Bedroom",
  "length": "7.00",
  "length1": "7",
  "length2": "00",
  "width": "8.42",
  "width1": "8",
  "width2": "5",
  "totalArea": "58.92",
  "images": [],
  "extraAreas": [],
  "finalArea": "58.92"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "8",
  "name": "Cupboard",
  "length": "7.33",
  "length1": "7",
  "length2": "4",
  "width": "1.83",
  "width1": "1",
  "width2": "10",
  "totalArea": "13.44",
  "images": [],
  "extraAreas": [],
  "finalArea": "13.44"
},
{
  "measurementType": {
    "value": "Square_Feet",
```

```
    "label": "Square Feet"
  },
  "id": "9",
  "name": "Cupboard",
  "length": "1.92",
  "length1": "1",
  "length2": "11",
  "width": "4.25",
  "width1": "4",
  "width2": "3",
  "totalArea": "8.15",
  "images": [],
  "extraAreas": [],
  "finalArea": "8.15"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "10",
  "name": "Cupboard",
  "length": "1.92",
  "length1": "1",
  "length2": "11",
  "width": "2.83",
  "width1": "2",
  "width2": "10",
  "totalArea": "5.43",
  "images": [],
  "extraAreas": [],
  "finalArea": "5.43"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "13",
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  "width1": "18",
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  "length": "5.50",
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  "width1": "4",
  "width2": "6",
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"otherComposition": [
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    "toBeAdded": {
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      "value": "Carpet"
    },
    "name": {
      "label": "Dry Balcony Area",
      "value": "Dry_Balcony_Area"
    },
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"label": "Draft Memorandum of Understanding"
},
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"selectAreaTypeDocument": "Carpet",
"totalAreaDocument": "848",
"squareMeterArea": "78.78",
"docFinalBuiltUp": "1017.60",
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"docBuiltupPercentage": "20",
"docSaleablePercentage": "0",
"docFinalSaleable": "0.00",
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}
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"area": "994",
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"source": "Nobroker.com",
"expectedPrice": "14000000",
"expectedRate": "14084.51",
"builtUpExpectedRate": "11737.09",
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"image": "cases/661607ba834794131c1c9f74/
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  "expectedRate": "11737.09",
  "percentage": "20",
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  "builtUpExpectedRate": "11887.78",
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```

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  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "",
  "source": "https://www.99acres.com/",
  "expectedPrice": "13000000",
  "expectedRate": "14925.37",
  "builtUpExpectedRate": "12437.81",
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    "expectedRate": "14925.37",
    "percentage": "",
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  "builtUpArea": {
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```

```
    "squareMeterArea": "97.10",
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    "percentage": "20",
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      "orientation": "portrait"
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      "path": "cases/661607ba834794131c1c9f74/
externallmg_r_1712829839991_1712829585208_image_14.jpg",
      "orientation": "portrait"
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  },
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  "status": false,
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    },
  },
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],
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    "createdAt": "2024-04-22T09:40:00.513Z"
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"updatedAt": "2024-04-22T09:50:54.960Z",
"__v": 0,
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"finalAsPerArea": "Draft Memorandum of Understanding",
"finalBuiltUpPercentage": "20",
"finalCarpetConvertToBuiltUpPer": "20",
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"flatRate": "14500",
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"briefDescOfProperty": "3 Bedroom + Living Room + Kitchen + 2 Passage + 2 Toilet +
3 Cupboard + Store Room",
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"otherCarpetTotal": "30.46",
"otherCompositionBuiltUpTotal": "0.00",
"otherCompositionCarpetTotal": "30.46",
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"otherCompositionSaleableTotal": "0.00",
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"finalCarpetArea": "815.24",
"finalSalableArea": "978.29",
"salablePercentage": "0",
"toBeAdded": "",
"extendOfSiteRemark": "\nAll the above areas are within 4% of the Agreement for Sale Area. The above calculations and detail measurements taken by us prove that the Agreement for Sale are is not exorbitantly inflated. Hence, valuation is based on the Agreement for Sale area",
"siteMeasurementRemark": "Capet Area in Sq. Ft. = 784.78\nDry Balcony Area in Sq. Ft. = 30.46 \n<br />",
"finalSaleablePercentage": "0",
"reportGeneratedDate": "Fri Apr 12 2024 10:33:08 GMT+0530 (India Standard Time)",
"siteVisitDate": "2024-04-11",
"landDetails": {
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Name	Length	Width	Total
Composition :			
Living Room	19'10"	10'7"	209.90
Passage	3'10"	8'4"	31.94
Kitchen	7'4"	9'4"	68.44
Toilet	4'5"	7'9"	34.23

Toilet	4'9"	9'00"	42.75
Bedroom	9'11"	11'11"	118.17
Bedroom	10'11"	9'11"	108.26
Bedroom	7'00"	8'5"	58.92
Cupboard	7'4"	1'10"	13.44
Cupboard	1'11"	4'3"	8.15
Cupboard	1'11"	2'10"	5.43
Passage	3'3"	18'7"	60.40
Store Room	5'6"	4'6"	24.75
Other Composition :			
Dry Balcony Area	4'3"	7'2"	30.46