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{
  "typeOfReport": {
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    "label": "Single Flat"
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    "RVDSValues": true,
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  "leadFrom": {
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    "label": "Non SARFAESI"
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  "toAssess": {
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  "creditOfficer": {
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    },
    "firstName": "Pushpa",
    "type": "CREDITOFFICER",
    "_id": "64cb7e0add0a6d4cc439286c",
    "lastName": "Potinde",
    "mobileNo": "",
    "workMobileNo": "9403511861",
    "email": "cs.ho@bankofbaroda.com"
  },
  "fees": {
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    "propertyValue": "",
    "discussWithPerson": "",
    "expectedFees": null,
    "quotedAmount": "2500"
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"organization": {
  "_id": "643a5bee108b68389ed736e5",
  "name": "Nashik Branch",
  "shortName": "NSK",
  "email": "nashik@vastukala.org",
  "address": "4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra - Nandur Naka Link
Road, Adgaon, Nashik - 422003",
  "city": "Nashik"
},
"client": {
  "_id": "5fc6a0d8da3c631ed41d180c",
  "type": "BANK",
  "name": "Bank Of Baroda",
  "displayName": "Bank Of Baroda",
  "initial": "BOB",
  "remark": "Temp",
  "status": true
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"branch": {
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  "branchCode": "",
  "mobileNo": "02225140903",
  "alternateMobileNo": "",
  "email": "rlf.nashik@bankofbaroda.com",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "BSNL Building, Data Mandir Road, Nashik Road, Nashik 422101\n"
},
"assetsClass": {
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  "label": "Land & Building / Immovable Property"
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"propertyType": {
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  "value": "Residential"
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"zone": {
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  "zoneName": "Nashik Zone"
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"role": "FRONTDESK",
"firstName": "Rushikesh",
"email": "rushipingle2201@gmail.com",
"lastName": "Pingle",
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"shortName": "RUP",
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},
"siteEngineer": {
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"_id": "636a29b64d42487767af43ea",
"role": "NASHIK (LEAD + VISIT + RATE)",
"firstName": "Sachin",
"email": "sachinraundal9021@gmail.com",
"lastName": "Raundal",
"mobileNo": "9021337843",
"designation": "Site Engg",
"shortName": "Sachin",
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"lastName": "Pingle",
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"firstName": "Binumon",
"email": "binu@vastukala.org",
"lastName": "Moozhickal",
"mobileNo": "9930252906",
"designation": "Back Office Team Leader",
"shortName": "BS",
"workWithDocumentMaker": "5ffe92d27737ca4d986b6453",
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{
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],
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"role": "VALUER",
"firstName": "Manoj",
"email": "manoj@vastukala.org",
"lastName": "Chalikwar",
"mobileNo": "9819597579",
"designation": "Registered Valuer",
"registrationNo": [
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"_id": "60af80072ffdf65bcd658651",
"number": "IBBI/RV/07/2018/10366"
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  "number": "CAT-I-F-1763"
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    "label": "Chartered Engineer"
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  "_id": "60af80072ffdf65bcd658653",
  "number": "AM161706-3"
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    "value": "Registered_Valuer",
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"shortName": "MBC",
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\\profilePhoto_1622114310919_Manoj C.jpeg",
"PANNo": "AERPC9086P",
"fatherName": "Baburao"
}
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},
"clientType": {
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  "label": "BANK"
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  "longitude": "73.79725066769028"
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    {
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      "dateTime": "19/09/2024 12:00 am"
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    {
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      "dateTime": "2024-09-19",
      "remark": "MANUAL_IN_TASK"
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    {
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      "dateTime": "2024-09-19",
      "remark": "MANUAL_IN_TASK"
    }
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"marketAnalysisAndRemark": {
  "audioNotes": []
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"compositionFlatType": {
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  "label": true
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  "label": true
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  "value": "Nashik",
  "label": true
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  "key": "plotNo",
  "value": "36+37",
  "label": true
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  "key": "buildingName",
  "value": "Arfat Heights ",
  "label": false
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  "value": "",
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  "label": false
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  "key": "landmark",
  "value": "Behind Ashoka Universal School, Near Nisarga Park",
  "label": false
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  "value": "",
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  "name": "Project Name",
  "key": "projectName",
  "value": "",
  "label": false
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  "key": "newSurveyNumber",
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  "value": "",
  "label": true
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  "value": "203",
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  "value": "",
  "label": false
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  "label": true
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  "value": "422006",
  "label": false
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  "value": "",
  "label": false
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  "roof": {
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    "label": "R. C. C. Slab"
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  "flooring": {
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    "label": "Proposed Vitrified tiles flooring"
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  "doors": {
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    "label": "Proposed Powder Coated Aluminum Sliding Windows"
  }
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  "label": "Proposed Powder coated aluminium sliding windows"
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  "label": "Proposed Concealed plumbing with C.P. fittings. Proposed Electrical wiring with Concealed."
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"finishing": {
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  "label": "Building Under Construction"
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    "label": "Upper Class"
  },
  "populationGroupList": {
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    "label": "Urban"
  },
  "townplanApprovedByList": {
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    "label": "Nashik Municipal Corporation "
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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    "west": "Adj. Survey No. 9/ 1P",
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    "east": "Plot No. 38"
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    "east": "Flat No. 202",
    "south": "Front Marginal Space",
    "west": "Side Marginal Space"
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  "asPerDocument": {
    "north": "Lobby, Lift, Duct & Flat No. 204",
    "east": "Flat No. 202",
    "south": "Front Marginal Space",
    "west": "Side Marginal Space"
  },
  "isDisplay": true,
  "title": "Boundaries of The Flat"
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  "buses": {
    "title": "Buses"
  },
  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "Copy of Approved Building Plan No.RBP/ 197/ 2023
Dated 19.10.2023 issued by Executive Engineer Town Planning Nashik Municipal
Corporation, Nashik.",
"approvePlanVerified": "Yes",
"empanelledOfApprovePlan": "NA",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
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"landAndBuildingDetails": {
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  "documentsBuildingBoundaries": []
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  "salvageValue": "",
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  "depreciatedBuildingRate": ""
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  "rate": "36400",
  "landRate": "12200",
  "igrImage": "cases/66ebf59aa1f1577e0b28082a/igr_1726740252350_Image.png",
  "squareMeterGuideLineRate": "36400.00",
  "squareFeetGuideLineRate": "3382.00"
},
"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "0",
  "rate": "36400.00",
  "squareMeterGuideLineRate": "36400.00",
  "squareFeetGuideLineRate": "3382.00"
},
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    "value": "I_Class",
    "label": "I Class"
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  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Building_Under_Construction",
    "label": "Building Under Construction"
  },
  "monthlyRent": "NA",
  "assessmentNo": "Building is Construction",
  "taxPaidHolderName": "Building is Construction",
  "taxAmount": "Building is Construction",
  "electricityServiceConnectionNo": "Building is Construction",
  "meterCardHolderName": "Building is Construction",
  "undividedAreaOfLandAsPerSaleDeed": "NA",
  "floorSpaceIndex": "As Per NMC Norms",
  "tenantName": ""
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"maintenanceOfFlat": "Building is Construction"
},
"marketability": {
  "marketabilityList": {
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    "label": "Average"
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  "anyFavouringForExtraPotentialValue": "NA",
  "negativeFactorsOfAffectMarketValue": "NA"
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"siteMeasurement": {
  "roof": {
    "value": "Proposed_RCC_SLab",
    "label": "Proposed RCC SLab"
  },
  "partitions": {
    "value": "Building_Under_Construction",
    "label": "Building Under Construction"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Building_Under_Construction",
    "label": "Building Under Construction"
  },
  "carParking": "Open Car Parking - Proposed",
  "constructionWorkStatus": {
    "value": "InProgress",
    "label": "Under Construction"
  },
  "asthetikLook": {
    "value": "Proposed_Plain_Looking",
    "label": "Proposed Plain Looking"
  },
  "dateOfConstruction": {
    "date": "",
    "month": "1",
    "year": "2024",
    "fullDate": "1/1/2024"
  },
  "planningArea": {
    "value": "Residential",
    "label": "Residential"
  },
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"typeOfStructure": {
  "value": "Proposed_RCC_Slab",
  "label": "Proposed RCC Slab"
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"typeOfFoundation": {
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  "label": "Proposed R.C.C. Foundation"
},
"qualityOfConstruction": {
  "value": "UnderConstruction",
  "label": "Building Under Construction"
},
"materialUsedList": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
},
"buildingSpecification": {
  "value": "Proposed_Standard",
  "label": "Proposed Standard"
},
"structuralSafety": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
},
"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
"sewerageSystem": {
  "value": "Proposed_Connected_to_Municipal_Sewerage_System_",
  "label": "Proposed Connected to Municipal Sewerage System "
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"walls": {
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  "label": "Building Under Construction"
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"appearanceOfTheBuilding": {
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  "label": "Building Under Construction"
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"maintenanceOfTheBuilding": {
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  "label": "Building Under Construction"
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"maintenanceIssues": {
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"label": "Building Under Construction"
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"visibleDamageInBuilding": {
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  "label": "Building Under Construction"
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"systemOfAirConditioning": {
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  "label": "Building Under Construction"
},
"provisionOfFirefighting": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
},
"groundStilt": {
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  "label": "Ground"
},
"yearOfConstructionAsPer": {
  "value": "as_per_site_information",
  "label": "As per site information"
},
"isSiteVisitAllowed": true,
"ageOfBuilding": "0",
"totalLifeBuilding": "60",
"estimatedAge": "0",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "6",
"flatFloorNo": "2",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
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"finalPlinthArea": {
  "area": "643.20",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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"routeMap": {
  "routeMapDetail": {
    "routeMapImg": "cases/66ebf59aa1f1577e0b28082a/
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    "routeLat": "19.976444",
    "routeLng": "73.797250",
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"stationName": "Nashik Road ",
"routeDistance": "7.6",
"routeStation": {
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  "label": "Railway Station"
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},
"finalLatLng": {
  "coordinates": [
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    0
  ],
  "type": "Point"
},
"showLocation": {
  "latLng": false,
  "finallatLng": false
},
"locationMapImg": [
  {
    "id": "mom94",
    "name": "mom94",
    "image": "cases/66ebf59aa1f1577e0b28082a/
routeMap_1726741396241_Image.png"
  }
]
},
"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "",
    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
  "kitchenArrangementsQty": "0",
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  "superfineFinishQty": "0",
  "superfineFinishRate": "0",
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  },
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  "Seller": "Mrs. Rabiya Mughaziz Kokni",
  "to": {
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  },
  "buyer": "Mr. Maniyar Shaikh Ashfaque Shaikh Isa & Mrs. Shahista Ashfaque
Maniyar ",
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"number": {
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  "ratePerUnit": "0.00",
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  "ratePerUnit": "0.00",
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"status": true,
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  "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
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  "value": "LEAD"
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"paymentStatus": "PENDING",
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"ownerPhoneNo": "8446537610",
"fullAddress": "Residential Flat No. 203, 2nd Floor, Arfat Heights , Behind Ashoka Universal School, Near Nisarga Park, Plot No. 36+37, Tirumla Nagar, Pakhal Road, Village - Wadala, Taluka - Nashik, District - Nashik, Nashik, 422006, State -
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    },
  },
  "inputs": {
    "documentDate": "13/09/2024",
    "amount": "2250000",
    "from": {
      "value": "Seller",
      "label": "Seller"
    },
  },
  "Seller": "Mrs. Rabiya Mughaiz Kokni",
  "to": {
    "value": "buyer",
    "label": "buyer"
  },
  "buyer": "Mr. Maniyar Shaikh Ashfaque Shaikh Isa & Mrs. Shahista Ashfaque
Maniyar ",
  "number": {
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    "label": "No"
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  "No": "9269/2024"
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  "inputs": {
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    "nameOfApprovingAuthority": {
      "value": "Nashik_Municipal_Corporation",
```

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    "label": "Nashik Municipal Corporation"
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  "number": {
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    "label": "No"
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  "No": "LND/ BP/ A4/ RBP/ 197/ 2023 "
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  "inputs": {
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    "nameOfApprovingAuthority": {
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      "label": "Nashik Municipal Corporation"
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    "number": {
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      "label": "No"
    },
    "No": "RBP/ 197/ 2023 "
  },
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  "displayStatus": true,
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  "uploadedBy": "63f9ed37ce84bf289ba991ac",
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    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Thu Sep 19 2024 15:27:46 GMT+0530 (India Standard Time)"
  }
],
"owners": [
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    "name": "Mr. Maniyar Shaikh Ashfaque Shaikh Isa & Mrs. Shahista Ashfaque
Maniyar ",
    "phone": "8446537610",
    "ownershipShare": "",
    "email": "",
    "id": "239082"
  }
],
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"composition": [
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      "value": "Square_Feet",
      "label": "Square Feet"
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    "length2": "4",
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    "width1": "10",
    "width2": "00",
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    "extraAreas": [],
    "finalArea": "153.33"
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      "value": "Square_Feet",
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  "name": "Kitchen",
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  "length1": "8",
  "length2": "6",
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  "width1": "13",
  "width2": "00",
  "totalArea": "110.50",
  "images": [],
  "extraAreas": [],
  "finalArea": "110.50"
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    "label": "Square Feet"
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  "name": "Bedroom",
  "length": "10.00",
  "length1": "10",
  "length2": "00",
  "width": "10.00",
  "width1": "10",
  "width2": "00",
  "totalArea": "100.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "100.00"
},
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
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  "name": "Bedroom",
  "length": "10.50",
  "length1": "10",
  "length2": "6",
  "width": "10.50",
  "width1": "10",
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"totalArea": "110.25",
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  "length": "3.50",
  "length1": "3",
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  "width": "3.50",
  "width1": "3",
  "width2": "6",
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  "images": [],
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  "finalArea": "12.25"
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    "label": "Square Feet"
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  "name": "Toilet",
  "length": "3.50",
  "length1": "3",
  "length2": "6",
  "width": "3.50",
  "width1": "3",
  "width2": "6",
  "totalArea": "12.25",
  "images": [],
  "extraAreas": [],
  "finalArea": "12.25"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
}
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"id": "6",
"name": "Balcony",
"length": "3.00",
"length1": "3",
"length2": "00",
"width": "10.00",
"width1": "10",
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"extraAreas": [],
"finalArea": "30.00"
}
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"otherComposition": [],
"externalReport": [],
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  "typeOfDocument": {
    "value": "60ae1245aa6d152c1801b2e1",
    "label": "Agreement To Sale"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "id": "714575",
  "selectAreaTypeDocument": "Carpet",
  "totalAreaDocument": "536",
  "squareMeterArea": "49.8",
  "docFinalBuiltUp": "643.2",
  "docFinalBuiltUpSquareMeter": "59.76",
  "docBultupPercentage": "20",
  "docSaleablePercentage": "20",
  "docFinalSaleable": "771.84",
  "docFinalSaleableSquareMeter": "71.712"
}
],
"images": [],
"indicatorArr": [
{
  "carpetArea": {
    "area": "920.00",
    "squareMeterArea": "85.47",
    "expectedRate": "5434.78",
    "percentage": ""
  }
}
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},
"builtUpArea": {
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  "squareMeterArea": "102.57",
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  "percentage": "20"
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  "squareMeterArea": "123.08",
  "expectedRate": "3774.15",
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"expectedPrice": "5000000",
"expectedRate": "5434.78",
"builtUpExpectedRate": "4528.99",
"image": "cases/66ebf59aa1f1577e0b28082a/
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"squareMeter": "85.47",
"id": "438480"
},
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    "squareMeterArea": "83.23",
    "expectedRate": "5246.53",
    "percentage": ""
  },
  "builtUpArea": {
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    "squareMeterArea": "99.87",
    "expectedRate": "4372.09",
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  "saleableArea": {
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  "saleablePercentage": "20",
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  "floor": "",
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  "expectedRate": "5246.53",
  "builtUpExpectedRate": "4700000",
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  "id": "270840"
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Name	Length	Width	Total
Composition :			
Living Room	15'4"	10'00"	153.33
Kitchen	8'6"	13'00"	110.50
Bedroom	10'00"	10'00"	100.00
Bedroom	10'6"	10'6"	110.25
Bathroom	3'6"	3'6"	12.25
Toilet	3'6"	3'6"	12.25
Balcony	3'00"	10'00"	30.00
Other Composition :			