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    "firstName": "Dhananjay",
    "type": "CREDITOFFICER",
    "_id": "659fcfa402c44c777bb0fd32",
    "lastName": "Varande",
    "mobileNo": "",
    "workMobileNo": "8369188639",
    "email": "dhananjay.varande@janatabankpune.com"
  },
  "fees": {
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    "expectedFees": 2923.8450000000003,
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  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
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  "initial": "JSB"
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"branch": {
  "_id": "659fcfa402c44c777bb0fd30",
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  "alternateMobileNo": "",
  "email": "kandivali@janatabankpune.com",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
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"firstName": "Sunil",
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"lastName": "Shaikh",
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"email": "rashmijadhav14feb@gmail.com",
"lastName": "Jadhav",
"mobileNo": "7738144625",
"designation": "Back Office Coordination",
"shortName": "RJ",
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    "label": true
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  "value": "Palghar",
  "label": true
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  "key": "city",
  "value": "Virar (East)",
  "label": false
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  "label": false
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  "value": "",
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  "value": "",
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  "label": true
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  "key": "newSurveyNumber",
  "value": "30, Hissa No. 8/1, 8/2, Survey No. 30, Hissa No. 2, 3 & 1/4",
  "label": true
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  "key": "hissaNo",
  "value": "",
  "label": true
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    "label": "R.C.C. slab"
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  "flooring": {
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    "label": "MS Rolling Shutter"
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  "windows": {
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    "label": "RCC Ventilation"
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    "label": "Concealed Electrical Wiring"
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  "finishing": {
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    "label": "Cement Plastering"
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"label": "Vasai Virar City Municipal Corporation"
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"whetherCoveredUnderAnyState": {
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"north": "Road",
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"south": "Open Plot",
"east": "Puja Apartment & Veer Savarkar Marg"
},
"asPerDocumentAgreement": {
"north": "Railway Line",
"west": "Survey No. 30, Hissa No. 8/1 and 8/2",
"south": "Property belongs to Shri Keshav Waman Patil",
"east": "Chandansar Road"
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"south": "Marginal Space",
"west": "Unit No. 21"
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"east": "Unit No. 19",
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"buses": {
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  },
  "extraDetailOfProperty": "As per site inspection, the composition of Industrial Unit is having Large Working Area used for storage pupose and mezzanine area.",
  "dateOfIssusApprovePlan": "Approved Building Plan were not provided and not verified.",
  "approvePlanVerified": "No",
  "empanelledOfApprovePlan": "No",
  "unauthorizedConstruction": "",
  "extraDetailOfBuilding": "",
  "compoundWall": ""
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"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
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"compositeRate": {
  "remark": "1) As per Site Inspection, Actual Carpet area 524.85 Sq. Ft. & Mezzanine Area = 230.79 Sq. Ft. is more than Carpet Area 495.0 Sq. Ft. mentioned in the Society Letter / Title Search Report provided to us. We have considered least area mentioned in the Society Letter / Title Search Report. <br />n2) We have not considered the mezzanine floor area separately in the valuation report since no document or plans have not been provided to us.",
  "depreciationPercentage": "45",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "8875",
  "depreciatedBuildingRate": "1375"
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  "rate": "59100",
  "landRate": "14500",
  "igrImage": "cases/6700d7a4554d3e0d46312032/igr_1728996011254_Image.png",
  "squareMeterGuideLineRate": "59100.00",
  "squareFeetGuideLineRate": "5491.00"
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"igrFinalRate": {
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  "squareMeterGuideLineRate": "45720.00"
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  "propertyTypeOfUseList": {
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    "label": "Industrial"
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  "propertyOccupiedByList": {
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    "label": "Tenant Occupied"
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  "monthlyRent": "Rs. 20,000/- (present rental income per month)",
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  "taxPaidHolderName": "Information not available",
  "taxAmount": "Information not available",
  "electricityServiceConnectionNo": "Information not available",
  "meterCardHolderName": "Information not available",
  "undividedAreaOfLandAsPerSaleDeed": "Information not available",
  "floorSpaceIndex": "As per VVCMC norms",
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  "maintenanceOfFlat": "Normal"
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"marketability": {
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  "negativeFactorsOfAffectMarketValue": "No"
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"label": "6\" Thk. Brick Masonery"
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"waterTank": {
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  "label": "Plain Looking"
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  "month": "1",
  "year": "1994",
  "fullDate": "1/1/1994"
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  "label": "R.C.C. Framed Structure"
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  "label": "R.C.C. Foundation"
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  "label": "Information Not Available"
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"structuralSafety": {
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"label": "Information not available"
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"label": "Connected to Municipal Sewerage System"
},
"walls": {
"value": "1",
"label": "Yes"
},
"appearanceOfTheBuilding": {
"value": "Normal",
"label": "Normal"
},
"maintenanceOfTheBuilding": {
"value": "Normal",
"label": "Normal"
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"maintenancelssues": {
"value": "0",
"label": "No"
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"visibleDamageInBuilding": {
"value": "0",
"label": "No"
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"systemOfAirConditioning": {
"value": "0",
"label": "No"
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"provisionOfFirefighting": {
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"groundStilt": {
"value": "ground",
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"yearOfConstructionAsPer": {
  "value": "As_Per_Society_Letter",
  "label": "As Per Society Letter"
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "30",
"ageOfBuilding": "30",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "2",
"flatFloorNo": "Ground",
"noOfLifts": "",
"noOfDwellingUnitsInBuilding": "25"
},
"finalPlinthArea": {
  "area": "594.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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"routeMap": {
  "routeMapDetail": {
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routeMap_1729077987464_Image.png",
    "routeLat": "19.462072",
    "routeLng": "72.814115",
    "stationName": "Virar",
    "routeDistance": "750m",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
  }
},
"finalLatLng": {
  "coordinates": [
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    0
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  "type": "Point"
},
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  "latLng": false,
  "finallatLng": false
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  {
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    "name": "ewhkti",
    "image": "cases/6700d7a4554d3e0d46312032/
routeMap_1729077892034_Image.png"
  }
]
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"valuation": {
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    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
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  "totalkitchenArrangementsRate": "0",
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  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
  "interiorDecorationsRate": "0",
  "totalinteriorDecorationsRate": "0",
  "electricityDepositsQty": "0",
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  "totalelectricityDepositsRate": "0",
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  "totalpotentialValueRate": "0",
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"finalValue": "4393125.00"
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  "number": "2308671",
  "dayCount": "20",
  "monthCount": "211",
  "generatedBy": "64cde526dc9f3034f3fefa49"
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"rateVerify": {
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    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
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    "isHideFloor": false,
    "status": false
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    "status": false
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"label": "External Brick Work",
"floorsCompleted": "",
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"isHideFloor": false,
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  "isHideFloor": false,
  "status": false
},
"externalPlastering": {
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"door": {
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  "status": false
},
"window": {
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  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"internalPainting": {
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  "floorsCompleted": "",
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"status": false
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  "label": "External Painting",
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"electrificationPlumbingSanitaryInstallation": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"liftInstallation": {
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  "floorsCompleted": "",
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  "status": false
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"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"workCompleted": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
}
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"guidelineDetails": {
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"finalGuidelineValue": "2523312.00",
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      "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077365875_extern
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mage_20241003_at_164202_1.jpeg",
      "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077378810_extern
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      "orientation": "portrait"
    }
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mage_20241003_at_164159_1.jpeg",
      "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077365926_extern
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      "orientation": "portrait"
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      "status": false,
      "_id": "670fa07697568e0b99ddf024",
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      "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077365880_extern
allmg_1728112004652_WhatsApp_Image_20241003_at_164157_1.jpeg",
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    }
  ],
}
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mage_20241003_at_164159_2.jpeg",
  "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077365928_extern
allmg_1728112004660_WhatsApp_Image_20241003_at_164159_2.jpeg",
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"societyNameBoardImage": [],
"compositionImages": [
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    "name": "Working Area",
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    "name": "Working Area",
    "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077378770_extern
allmg_1728112004671_WhatsApp_Image_20241003_at_164201_1.jpeg",
    "orientation": "portrait"
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    "name": "Working Area",
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allmg_1728112004673_WhatsApp_Image_20241003_at_164201_2.jpeg",
    "orientation": "portrait"
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    "status": false,
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    "name": "Working Area",
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allmg_1728112004681_WhatsApp_Image_20241003_at_164202.jpeg",
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    "status": false,
    "_id": "670fa0c747c6f80b8c4ed570",
    "name": "Working Area",
    "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077447254_extern
allmg_1728112004682_WhatsApp_Image_20241003_at_164203_1.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "670fa0c747c6f80b8c4ed571",
    "name": "Working Area",
    "path": "cases/6700d7a4554d3e0d46312032/externallmg_1729077447255_extern
allmg_1728112004684_WhatsApp_Image_20241003_at_164203_2.jpeg",
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    "status": false,
    "_id": "670fa0c747c6f80b8c4ed572",
    "name": "Working Area",
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allmg_1728112004686_WhatsApp_Image_20241003_at_164203.jpeg",
    "orientation": "portrait"
  }
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"indicatorRange": {
  "carpetRateRange": {
    "min": "7134.00",
    "max": "12500.00"
  }
},
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"builtUpRateRange": {
  "min": "5945.00",
  "max": "10417.00"
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"saleableRateRange": {
  "min": "0.00",
  "max": "0.00"
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"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": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "showcases": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "kitchenArrangements": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "superfineFinish": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
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"estimatedValue": "0.00",
"status": true,
"isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"extraCollapsibleGates": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"others": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"totalValues": {
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"ratePerUnit": "",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
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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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"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "FULL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "495.00",
"empanelmentNo": [],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
"_id": "6700d7a4554d3e0d46312032",
"ownerName": "Mr. Vijay Radheshyam Sonthalia",
"ownerPhoneNo": "8369188639",
"appAddress": "Unit no 20 Ground floor Asha Industrial Estate Virar East dist Thane ",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60ae124faa6d152c1801b30f",
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    "label": "Article of Agreement"
  },
  "inputs": {
    "documentDate": "22/08/1986",
    "from": {
      "value": "Builder",
      "label": "Builder"
    },
    "Builder": "M/s. Asha Builders",
    "to": {
      "value": "Purchaser",
      "label": "Purchaser"
    },
    "Purchaser": "Mr. Vijay Radheshyam Santhalia"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "244872",
  "path": "cases/6700d7a4554d3e0d46312032/
document_1728108304568_1728108302183_Agreement_for_Sale.pdf",
  "fileName": "document_1728108304568_1728108302183_Agreement_for_Sale.pdf"
},
{
  "documentType": {
    "value": "60ae1252aa6d152c1801b31d",
    "label": "Society Letter"
  },
  "inputs": {
    "documentDate": "18/10/2008",
    "remark": " regarding Carpet area statement issued by Asha Heavy Industrial,
Premises Co-op. Soc. Ltd."
  },
  "isHardCopy": false,
  "displayStatus": false,
  "id": "311263",
  "path": "cases/6700d7a4554d3e0d46312032/
document_1728108342509_1728108340212_Society_Certificate_Carpet_Area.pdf",
  "fileName":
"document_1728108342509_1728108340212_Society_Certificate_Carpet_Area.pdf"
},
{
  "documentType": {
    "value": "60ae12a8aa6d152c1801b4a7",
    "label": "Title Search Report"
  },
  "inputs": {
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"documentDate": "03/10/2024",
"remark": " Ref. No. LEA/JABL/TSR/0622 issue d by Legaleye Associates"
},
"isHardCopy": false,
"displayStatus": false,
"id": "327745",
"path": "cases/6700d7a4554d3e0d46312032/
document_1728112772607_1728112770127_Janta_Unit_no_2_Legal_report.pdf",
"fileName":
"document_1728112772607_1728112770127_Janta_Unit_no_2_Legal_report.pdf"
},
{
"documentType": {
"value": "60ae12a9aa6d152c1801b4b0",
"label": "Tax Invoice"
},
"inputs": {
"documentDate": "01/04/2024",
"remark": " Property Tax No. VR19/133/30, Bill No. 235023 issued by Vasai Virar
City Municipal Corportion."
},
"isHardCopy": false,
"displayStatus": false,
"id": "622098",
"path": "cases/6700d7a4554d3e0d46312032/
document_1728112791821_1728112785319_Unit_no_2_Other_documents.pdf",
"fileName":
"document_1728112791821_1728112785319_Unit_no_2_Other_documents.pdf"
},
{
"documentType": {
"value": "60ae1264aa6d152c1801b371",
"label": "Share Certificate "
},
"inputs": {
"remark": "bearing Nos. 56 to 60 having 5 Shares of Rs. 50/- each dated
01/01/1995 in the name of Shri. Vijay R. Sonthalia issued by Asha Heavy Industrial
Premises Co-op. Soc. Ltd.",
"number": {
"value": "No",
"label": "No"
},
"No": " 012"
},
"isHardCopy": false,
"displayStatus": false,
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    "id": "753910",
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document_1729079539516_Share_Cedrtificate.pdf",
    "fileName": "document_1729079539516_Share_Cedrtificate.pdf"
  }
],
"caseNumber": "011636",
"createdBy": "60af6ae22ffdf65bcd65861d",
"caseHistory": [
  {
    "id": "640436",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Sat Oct 05 2024 11:37:32 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mr. Vijay Radheshyam Sonthalia",
    "phone": "8369188639",
    "ownershipShare": "",
    "email": "",
    "id": "949803"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "265311",
    "name": "Working Area",
    "length": "15.25",
    "length1": "15",
    "length2": "3",
    "width": "34.42",
    "width1": "34",
    "width2": "5",
    "totalArea": "524.85",
    "images": [],
    "extraAreas": [],
    "finalArea": "524.85"
  }
]
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],
"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Mezzanine",
      "value": "Mezzanine"
    },
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "0",
    "length": "",
    "length1": "15",
    "length2": "11",
    "width": "",
    "width1": "14",
    "width2": "6",
    "totalArea": "230.79",
    "images": [],
    "extraAreas": [],
    "finalArea": "230.79",
    "percentageBeforeTotal": "230.79",
    "percentage": "100"
  }
],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "value": "60ae1252aa6d152c1801b31d",
      "label": "Society Letter"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "470590",
    "selectAreaTypeDocument": "Carpet",
    "totalAreaDocument": "495",
    "squareMeterArea": "45.99",
    "docFinalBuiltUp": "594",
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"docFinalBuiltUpSquareMeter": "55.188",
"docBuiltupPercentage": "20",
"docSaleablePercentage": "0",
"docFinalSaleable": "0",
"docFinalSaleableSquareMeter": "0"
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],
"images": [],
"indicatorArr": [
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"carpetArea": {
"area": "500",
"squareMeterArea": "46.45",
"expectedRate": "11400.00",
"percentage": ""
},
"builtUpArea": {
"area": "600.00",
"squareMeterArea": "55.74",
"expectedRate": "9500.00",
"percentage": ""
},
"saleableArea": {
"area": "0.00",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
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"printlnReport": true,
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"property": "Residential Flat ",
"area": "600",
"builtUpPercentage": "0",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Built_Up",
"floor": "",
"source": "Nobroker.com",
"expectedPrice": "5700000",
"expectedRate": "11400.00",
"builtUpExpectedRate": "5700000",
"image": "cases/6700d7a4554d3e0d46312032/
indicator_1728995307168_Image.png",
"squareMeter": "55.74",
"id": "633098"
},
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{
  "carpetArea": {
    "area": "400",
    "squareMeterArea": "37.16",
    "expectedRate": "12500.00",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "480.00",
    "squareMeterArea": "44.59",
    "expectedRate": "10416.67",
    "percentage": ""
  },
  "saleableArea": {
    "area": "0.00",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
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  "property": "Residential Flat",
  "area": "480",
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  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Built_Up",
  "floor": "",
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  "expectedPrice": "5000000",
  "expectedRate": "12500.00",
  "builtUpExpectedRate": "5000000",
  "image": "cases/6700d7a4554d3e0d46312032/
indicator_1728995385488_Image.png",
  "squareMeter": "44.59",
  "id": "390508"
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{
  "carpetArea": {
    "area": "658",
    "squareMeterArea": "61.13",
    "expectedRate": "8176.29",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "790.00",
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"squareMeterArea": "73.39",
"expectedRate": "6810.13",
"percentage": ""
},
"saleableArea": {
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  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
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"printlnReport": true,
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"property": " Residential Flat",
"area": "790",
"builtUpPercentage": "0",
"saleablePercentage": "0",
"rateType": "sale_Instance",
"areaType": "Built_Up",
"floor": "",
"source": "Index_no.2",
"expectedPrice": "5380000",
"expectedRate": "8176.29",
"builtUpExpectedRate": "5380000",
"image": "cases/6700d7a4554d3e0d46312032/
indicator_1728995440767_Image.png",
"squareMeter": "73.39",
"id": "248954"
},
{
  "carpetArea": {
    "area": "300",
    "squareMeterArea": "27.87",
    "expectedRate": "7133.33",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "360.00",
    "squareMeterArea": "33.45",
    "expectedRate": "5944.44",
    "percentage": ""
  },
  "saleableArea": {
    "area": "0.00",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  }
}
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    },
    "printlnReport": true,
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    "property": "Residential Flat",
    "area": "360",
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    "saleablePercentage": "0",
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    "areaType": "Built_Up",
    "floor": "",
    "source": "https://www.99acres.com/",
    "expectedPrice": "2140000",
    "expectedRate": "7133.33",
    "builtUpExpectedRate": "2140000",
    "image": "cases/6700d7a4554d3e0d46312032/
indicator_1728995689641_Image.png",
    "squareMeter": "33.45",
    "id": "271079"
  }
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"externallImages": [
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    "type": "EXTERNAL_IMAGES",
    "status": false,
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Survey No. 30, Hissa No. 2, 3 & 1/4, Veer Savarkar Marg, Village - Virar, Taluka - Vasai,
District - Palghar, Virar (East), PIN - 401 303, State - Maharashtra, India",
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"email": "",
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"buildingServicesRate": "2500",
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"finalBuiltUpPercentage": "20",
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Name	Length	Width	Total
Composition :			
Working Area	15'3"	34'5"	524.85
Other Composition :			
Mezzanine	15'11"	14'6"	230.79