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{
  "typeOfReport": {
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    "RVDSValues": true,
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  "toAssess": {
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    },
    "firstName": "Sagar",
    "type": "CREDITOFFICER",
    "_id": "64d2280087258203eaae5058",
    "lastName": "Sir",
    "mobileNo": "",
    "workMobileNo": "8999588878",
    "email": "rlf.nasik@bankofbaroda.co.in"
  },
  "fees": {
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  "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",
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"branch": {
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  "name": "RO Nashik\t",
  "branchCode": "",
  "mobileNo": "02225140903",
  "alternateMobileNo": "",
  "email": "rlf.nashik@bankofbaroda.com",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "BSNL Building, Data Mandir Road, Nashik Road, Nashik 422101\n"
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"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
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"propertyType": {
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  "value": "Residential"
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"zone": {
  "_id": "63fda060ce84bf289baace4c",
  "zoneName": "Nashik Zone"
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"role": "MAKER + RATE VERFIER",
"firstName": "Chintamani",
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"lastName": "Chaudhari",
"mobileNo": "8007230780",
"shortName": "cc",
"workWithDocumentMaker": "62724142afd7d55eddede405",
"profilePhoto": "users/63f9ebf9ce84bf289ba990ff/
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"siteEngineer": {
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"firstName": "Sachin",
"email": "sachinraundal9021@gmail.com",
"lastName": "Raundal",
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"designation": "Site Engg",
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    "firstName": "Rashmi",
    "lastName": "Jadhav",
    "shortName": "RJ",
    "email": "rashmijadhav14feb@gmail.com",
    "designation": "Back Office Coordination",
    "mobileNo": "7738144625",
    "role": "FRONTDESK",
    "type": "EMPLOYEE",
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  "longitude": "73.774787"
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  "label": true
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  "key": "landmark",
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  "value": "D",
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  "value": "",
  "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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"selectNo": {
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  "key": "selectNo",
  "value": "304",
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  "value": "",
  "label": false
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  "value": "",
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    "label": "Proposed Vitrified tiles flooring"
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    "label": "Proposed Concealed plumbing with C.P. fittings. Concealed wiring"
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},
"populationGroupList": {
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  "label": "Urban"
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  "label": "Nashik Municipal Corporation "
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"whetherCoveredUnderAnyState": {
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  "south": "7.50 Meter Road",
  "east": "Jogging Track & DP Road"
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  "west": "Survey No.792",
  "south": "7.50 Meter Road",
  "east": "Jogging Track & DP Road"
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    "south": "Flat No.D-301",
    "west": "Flat No.D-303"
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  "auto": {
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  "privateCars": {
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"dateOfIssusApprovePlan": "Copy of Building Plan Document No.B2/BP/633/2022
Dated 31.03.2022,Issued by Nashik Municipal Corporation, Nashik",
"approvePlanVerified": "Yes",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
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"landAndBuildingDetails": {
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  "documentsBuildingBoundaries": []
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"apfDetails": {
  "buildings": [],
  "compositions": []
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"compositeRate": {
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  "depreciationPercentage": "",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "",
  "depreciatedCostOfConstruction": "",
  "depreciatedBuildingRate": ""
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"igrRate": {
  "propertyName": "Flat",
  "rate": "40000",
  "landRate": "19000",
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  "squareMeterGuideLineRate": "40000.00",
  "squareFeetGuideLineRate": "3716.00"
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"igrFinalRate": {
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  "depreciationPercentage": "0",
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    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
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    "label": "Building Under Construction"
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  "monthlyRent": "N.A",
  "assessmentNo": "Details not available",
  "taxPaidHolderName": "Details not available",
  "taxAmount": "Details not available",
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  "meterCardHolderName": "Details not available",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available",
  "floorSpaceIndex": "As per NMC Norms",
  "tenantName": "",
  "maintenanceOfFlat": "Details not available"
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"marketability": {
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  "negativeFactorsOfAffectMarketValue": "NA"
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    "label": "Proposed 6\" Thk. Brick Masonry"
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  "waterTank": {
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"label": "Proposed Municipal Water Supply"
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  "label": "Under Construction"
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  "value": "Plain_Looking",
  "label": "Plain Looking"
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"dateOfConstruction": {
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  "year": "2028",
  "fullDate": "1/1/2028"
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  "label": "Residential"
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"typeOfStructure": {
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  "label": "Proposed RCC Slab"
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  "label": "R.C.C. Foundation"
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"qualityOfConstruction": {
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  "label": "Building Under Construction"
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"materialUsedList": {
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  "label": "Proposed Standard"
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"protAgainstNatDis": {
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"sewerageSystem": {
"value": "MunicipalSewerageSystem",
"label": "Connected to Municipal Sewerage System"
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"walls": {
"value": "1",
"label": "Yes"
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"appearanceOfTheBuilding": {
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},
"maintenanceOfTheBuilding": {
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"maintenanceIssues": {
"value": "1",
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"visibleDamageInBuilding": {
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"systemOfAirConditioning": {
"value": "1",
"label": "Yes"
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"provisionOfFirefighting": {
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"groundStilt": {
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"yearOfConstructionAsPer": {
"value": "As_per_RERA_Certificate",
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
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"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "7",
"flatFloorNo": "3",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "1317.80",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
},
"routeMap": {
  "routeMapDetail": {
    "routeMapImg": "cases/67138194853e2039d8466e4a/
routeMap_1729334596596_Image.png",
    "routeLat": "19.983323",
    "routeLng": "73.774787",
    "stationName": "Nashik Road",
    "routeDistance": "9.7",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
  }
},
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    0
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  "type": "Point"
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"showLocation": {
  "latLng": false,
  "finallatLng": false
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"locationMapImg": [
  {
    "id": "zxe1sj",
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    "name": "zxe1sj",
    "image": "cases/67138194853e2039d8466e4a/
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  }
]
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    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
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  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
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  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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  "totalkitchenArrangementsRate": "0",
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  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
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  "totalinteriorDecorationsRate": "0",
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  "totalelectricityDepositsRate": "0",
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  "totalextraCollapsibleGatesRate": "0",
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  "totalpotentialValueRate": "0",
  "othersQty": "0",
  "othersRate": "0",
  "totalothersRate": "0",
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  "bookValue": "0",
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  "dayCount": "13",
  "monthCount": "256",
  "generatedBy": "64cde526dc9f3034f3fefa49"
},
"rateVerify": {
  "status": false
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"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "InProgress",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "fullBuildingRcc": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "internalBrickWork": {
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    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
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  "status": false
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "status": false
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
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"passageStaircaseLobbyDevelopment": {
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  "isHideFloor": true,
  "status": false
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  "status": false
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  "percentage": "5.00",
  "isHideFloor": true,
  "status": true
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    "max": "182071.00"
  },
  "builtUpRateRange": {
    "min": "5000.00",
    "max": "178501.00"
  },
  "saleableRateRange": {
    "min": "4167.00",
    "max": "148751.00"
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    "quantity": "0.00",
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  "isEditable": true
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  "isEditable": true
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  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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"estimatedValue": "0.00",
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"isEditable": true
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"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",
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"value": "LEAD"
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siteVisitType": "FULL",
"isExternalReport": false,
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"empanelmentNo": [],
"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "PENDING",
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"paymentIds": [],
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"ownerPhoneNo": "9021337843",
"fullAddress": "Residential Flat No. 304, 3rd Floor, Wing - D, Shreeji Calestia, Opposite
Mahindra Club Nashik, Near Jogging Track , Sadguru Nagar, Old Canal Link Road,
Village - Nashik, Taluka - Nashik, District - Nashik, 422009, State - State-Maharashtra,
Country-India",
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    "label": "Draft Agreement"
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  "inputs": {
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      "value": "Developers",
      "label": "Developers"
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    "Developers": "M/s.D.K.H Business Corporation LLP",
    "to": {
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      "label": "purchaser"
    },
    "purchaser": "Ms.Priya Laxminarayan"
  },
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  "path": "cases/67138194853e2039d8466e4a/
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    "label": "Commencement Certificate"
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  "inputs": {
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    "nameOfApprovingAuthority": {
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    "value": "Nashik_Municipal_Corporation",
    "label": "Nashik Municipal Corporation"
  },
  "number": {
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    "label": "No"
  },
  "No": "LND/BP/B2/633/2022"
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"displayStatus": false,
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"createdAt": "Sat Oct 19 2024 15:23:24 GMT+0530 (India Standard Time)"
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    "label": "RERA Certificate"
  },
  "inputs": {
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      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    }
  },
  "No": "P51600034613"
},
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"displayStatus": false,
"fileName": "document_1729321929725_RERA.pdf",
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"id": "470979",
"uploadedBy": "636a1ad14d42487767af3f91",
"createdAt": "Sat Oct 19 2024 15:23:24 GMT+0530 (India Standard Time)"
},
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    "label": "Building Plan"
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},
"inputs": {
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  "nameOfApprovingAuthority": {
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    "label": "Nashik Municipal Corporation"
  },
  "number": {
    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "B2/BP/633/2022"
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"isHardCopy": false,
"displayStatus": false,
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"id": "100478",
"uploadedBy": "636a1ad14d42487767af3f91",
"createdAt": "Sat Oct 19 2024 15:23:24 GMT+0530 (India Standard Time)"
}
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  "label": "Commercial"
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"createdBy": "636a1ad14d42487767af3f91",
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    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Sat Oct 19 2024 15:23:24 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "M/s.D.K.H Business Corporation LLP",
    "phone": "9021337843",
    "ownershipShare": "",
    "email": "",
    "id": "137195"
  }
],
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"proposePurchasers": [
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    "name": "Ms.Priya Laxminarayan",
    "phone": "",
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],
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"composition": [],
"otherComposition": [],
"externalReport": [],
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      "label": "Draft Agreement"
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    },
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    "docSaleablePercentage": "",
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    "docFinalSaleableSquareMeter": "0.00",
    "id": "755444"
  }
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"images": [],
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      "squareMeterArea": "683.75",
      "expectedRate": "182070.17",
      "percentage": ""
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      "area": "7507.00",
      "squareMeterArea": "697.42",
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    "expectedRate": "178500.07",
    "percentage": "2"
  },
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    "area": "9008.40",
    "squareMeterArea": "836.91",
    "expectedRate": "148750.06",
    "percentage": "20"
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  "area": "7507",
  "builtUpPercentage": "2",
  "saleablePercentage": "20",
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  "areaType": "Built_Up",
  "floor": "",
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  "expectedPrice": "1340000010",
  "expectedRate": "182070.17",
  "builtUpExpectedRate": "1340000010",
  "image": "cases/67138194853e2039d8466e4a/
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  "squareMeter": "697.42",
  "id": "398336"
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{
  "carpetArea": {
    "area": "916.67",
    "squareMeterArea": "85.16",
    "expectedRate": "5999.98",
    "percentage": ""
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  "builtUpArea": {
    "area": "1100.00",
    "squareMeterArea": "102.19",
    "expectedRate": "5000.00",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "1320.00",
    "squareMeterArea": "122.63",
    "expectedRate": "4166.67",
    "percentage": "20"
  },
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"areaType": "Built_Up",
"floor": "",
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"expectedPrice": "5500000",
"expectedRate": "5999.98",
"builtUpExpectedRate": "5500000",
"image": "cases/67138194853e2039d8466e4a/
indicator_1729332104263_Image.png",
"squareMeter": "102.19",
"id": "670767"
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{
  "carpetArea": {
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    "squareMeterArea": "125.50",
    "expectedRate": "7995.08",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "1621.00",
    "squareMeterArea": "150.60",
    "expectedRate": "6662.55",
    "percentage": "20"
  },
  "saleableArea": {
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    "squareMeterArea": "180.72",
    "expectedRate": "5552.13",
    "percentage": "20"
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    "expectedRate": "7995.08",
    "builtUpExpectedRate": "10800000",
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    "id": "753867"
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    "orientation": "landscape"
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externallmg_1729334621842_WhatsApp_Image_20241018_at_50100_PM.jpeg",
    "orientation": "portrait"
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    "orientation": "landscape"
  },
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    "path": "cases/67138194853e2039d8466e4a/
externallmg_1729334621908_WhatsApp_Image_20241018_at_50116_PM_2.jpeg",
    "orientation": "landscape"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "67138d5ec6eb1c39d992d17d",
    "name":
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    "path": "cases/67138194853e2039d8466e4a/
externallmg_1729334621941_WhatsApp_Image_20241018_at_50116_PM.jpeg",
    "orientation": "landscape"
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    "orientation": "landscape"
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    "path": "cases/67138194853e2039d8466e4a/
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    "orientation": "landscape"
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    "type": "EXTERNAL_IMAGES",
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  "orientation": "landscape"
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  "path": "cases/67138194853e2039d8466e4a/
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  "orientation": "portrait"
}
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"processingDocuments": [],
"leadRemarks": [],
"audioRemarks": [],
"remarks": [],
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"updatedAt": "2024-10-19T12:20:25.764Z",
"__v": 0,
"updatedBy": "64cde526dc9f3034f3fefa49",
"addressForMap": "",
"caseReferredBy": "636a29b64d42487767af43ea",
"contactPersonName": "Ms.Priya Laxminarayan",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "Ms.Priya Laxminarayan",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "self",
"rerald": "",
"siteVisitContactNo": "9021337843",
"buildingServicesRate": "2000",
"finalAreaType": "Carpet Area",
"finalAsPerArea": "Draft Agreement",
"finalBuiltUpPercentage": "10",
"finalCarpetConvertToBuiltUpPer": "10",
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"builtupPercentage": "10",
"carpetTotal": "0",
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"otherCarpetTotal": "0",
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"reportGeneratedDate": "Sat Oct 19 2024 15:54:21 GMT+0530 (India Standard Time)",
"siteVisitDate": "2024-10-19",
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Name	Length	Width	Total
Composition :			

Other
Composition :
