



VASTUKALA
Unlocking Excellence

MSME Reg No: UDYAM-MH-18-008361

An ISO 9001 : 2015 Certified Company

CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

www.vastukala.co.in

Valuation Report / BOB / R.O Nashik Branch / Mr. Kamlakant Karunakar Naik & Others (014532/ 2310724) Page 1 of 3

Vastu/Nashik/02/2025/014532/ 2310724

24/10-374 -RYSP

Date: 24.02.2025

To,
The Branch Manager,
Bank of Baroda
Regional Office
BSNL Building, Datta Mandir Road, Nashik Road,
Nashik, PIN – 422 101, State - Maharashtra, Country - India.

Sub: Vetting of Extra Work

Sir,

With reference to above subject, we have evaluated the Extra Work For Residential Row Bungalow No. 01, Ground Floor + First Floor, " **Sai Row Bungalow** ", Survey No. 98/ D, Plot No. 13/ 14/ 15/ 16/ 1, Near Sant Tukaram Maharaj Jogging Track, Shivaji Nagar, Gangapur - Satpur Link Road, Village - Gangapur, Taluka & District - Nashik, PIN Code – 422 007, State – Maharashtra, Country – India. belongs **Mr. Kamlakant Karunakar Naik & Mrs. Pratibha Kamalkant Naik.**

We have verified the rates quoted as per current market rates. Details of Extra Work considered as per copy of Extra Work Agreement between **Mr. Kamlakant Karunakar Naik & Mrs. Pratibha Kamalkant Naik** (First Party). **Mr. Kiran Dilip Kharmare** (Second Party) received on dated.20.02.2025 The Extra Work amount is **Rs. 9,00,000/- (Rupees Nine Lakh Only)**

The said Cost Vetting Certificate is valid upto next 6 months Only.

Thanking you

Sincerely yours

For VASTUKALA CONSULTANTS (I) PVT. LTD.
Sharadkumar
Chalikwar

Digitally signed by Sharadkumar Chalikwar
DN: cn=Sharadkumar Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=C.M.D, email=cmd@vastukala.org, c=IN
Date: 2025.02.24 16:21:59 +05'30'

Auth. Sign.



Director

Sharadkumar B. Chalikwar
Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. (N) CCIT/1-14/52/2008-09
Encl: Valuation report.

Nashik: 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik-422003 (M.S.), INDIA
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Our Pan India Presence at :

📍 Nanded 📍 Thane 📍 Ahmedabad 📍 Delhi NCR
📍 Mumbai 📍 Nashik 📍 Rajkot 📍 Raipur
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Regd. Office

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Agreement for Extra Work

hereinafter referred to as the PURCHASER/S (which expenses shall unless it be repugnant to the context or meaning thereof mean and include their heirs executors, administrators, representative and



महाराष्ट्र MAHARASHTRA 2024 23AB 706507

अने 2/222 दि. 30-10-2024, रु. 100, पेकी रु. 100
 श्री श्रीमती चौ. मे. Bank of Baroda
 पत्तः - Narimbh Nagar Branch Gangapur Road, Nashik
 कारण - Extra Work
 हस्त - Goksha Bhuge
 साठी

TREASURY OFFICE NASIK

15 FEB 2024

STPHC ATC

NOTARY

NOTED & REGISTERED

at Serial No. 29

DATE 02/02/2024

This Document Contains

Total 7 Pages

AGREEMENT FOR EXTRA WORK

THIS AGREEMENT FOR EXTRA WORK MADE AND EXECUTED AT NASHIK 20th February 2025

Mr. KAMALAKANT KARUNAKAR NAYAK

Occupation - SERVICE

PAN No- AEHPN5516P

ADHAR NO - 5412 2500 5538

MRS. PRATIBHA KAMALAKANT NAYAK

Occupation - HOUSE WIFE

PAN NO :- AMLPN3503C / ADHAR NO - 5921 9666 3975



Mr. KIRAN DILIP KHARMARE

AGE:- 35

ADHAR NO. :- 3990 3342 7297

OCCUPATION : - BUSINESS

Whereas from the Vendor One se SAI ROW BANGLOW was constructed and out of it Family Unit Bearing Row Banglow No 1 At Gangapur shiwar Dhruvanagar Nashik Admeasuring carpet area 61.80 Sq.Mtr plotted area 74.12 Sqmtr & bounded as under.

East - COLONY ROAD

West - S.R.NO 107

South - PLOT NO 12

North - PLOT NO 12/13/14/15/16/2 (Row Banglow No 2)

2. At present the extra work of the flat in the said Unit including the aforesaid Unit is going on. The Contractor has agreed to furnish the aforesaid agreement. However, upon the request of the purchaser the Contractor has agreed to furnish additional amenities in the flat at the cost of the purchaser

Sr. No.	DESCRIPTION	QTY.	AMOUNT
1.	Kitchen Trolley	1	130000/-
2.	POP Work	100 Sq.Mtrs	110000/-
3.	Wall Techier paint at selling	150 Sq.Mtrs	160000/-
4.	M.S.Grill Door Main Door & Gallery		320000/-
5.	Extra Electric Points & Fitting		50000/-
6.	Royal Paint In Leaving Room	50.60 sqr mtr	130000 /-

TOTAL RS.- 9,00,000/-

MR. KAMALAKANT NAYAK & MRS.PRATIBHA NAYAK has agreed to pay a sum of Rs 900000/- (NINE LAKHS ONLY) towards extra work the contractor Mr. KIRAN DILIP KHARMARE



Since 1989


Vastukala Consultants (I) Pvt. Ltd.

An ISO 9001 : 2015 Certified Company




THIS AGREEMENT IS EXECUTED AT NASHIK ON THIS DAY OF 20 TH FEBRUARY 2025


SIGNED, SEALED AND DELIVERED BY
THE WITH IN NAMED CONTRACTOR


(Mr. KIRAN DILIP KHARMARE)


SIGNED, SEALED AND DELIVERED BY
THE WITH IN NAMED PURCHASER



(MR.KAMALAKANT K. NAYAK)

SIGNED, SEALED AND DELIVERED BY
THE WITH IN NAMED PURCHASER


(MRS. PRATIBHA K.NAYAK)

Parties are Identified by me


TESTED
M. K. THORE
Assistant & Deputy Govt. Engineer
Water Supply Department



The Extra Work amount is **Rs. 9,00,000/- (Rupees Nine Lakh Only)**