

ZONAL OFFICE-KOLHAPUR, CREDIT DEPARTMENT

Ref No: KZO/CR/19-20/582

Date:15.01.2020

Vastukala Consultants (I) Pvt Ltd

Office No.121,1st Floor,Acruti Star
,central Road ,MIDC,Andheri
(East),Mumbai-400093
9422171100

Dear Sir,

Re: Empanelment as valuer for Immovable and P&M for our Kolhapur Zone

We refer to your application in the subject matter.

2. We have pleasure in advising you that your application seeking empanelment on panel of our bank has been accepted by appropriate authority **for a period of three years w.e.f. 10.01.2020**. Your services will be utilized by our branches in Kolhapur Zone subject to the following-

- Your empanelment will be restricted to the field of-

Empanelled for	Category	Maximum Amount
Immovable and P&M	A	No Limit

- You will maintain secrecy of the business given to you by the bank.
- The bank is not charging any registration fee for empanelling you/your firm. However, in event of the bank deciding to charge fees for empanelment, you would be liable to be charged as and when such decision is taken.
- For each of the assignment given to you, fees payable would be negotiable, with the bank.

3. Your report should be addressed to the Branch and should be in enclosed format. You need to confirm in the report that you have visited the property as mentioned in the location map provided by the borrower. A photograph of the asset shall form an integral part of the report.

4. You are advised that under no circumstances, you should use any legend containing the bank's name or symbol on your letter heads, sign- boards, Name Plates, etc.



5. You should note that the approval for empanelment on the panel does not amount to an appropriation or right for an appointment to be made by the bank and bank is free to employ any Valuer/s of its choice and no right exists for an empanelled valuer to claim that they alone should be entrusted with bank's work.

6. The enlistment is for limited purpose of considering any specific assignment, as may be required, on case to case basis, in his/her area of specialization.

7. The bank will reserve the right to call for additional information/ reports etc. inspect the office of the valuer disclose his name to the others and also to delete and name from the approved list without assigning any reason.

8. You are requested to return duplicate copy of this letter duly signed by you, in token fo having accepted the above conditions.

Thanking You



- Revised format for valuation (Please obtain from branches)
- Declaration Format

Yours faithfully

(N.V.K. Mohan)

Chief Manager, Credit

DECLARATION FROM VALUERS

I hereby declare that-

- a. The information furnished in my valuation report dated ----- is true and correct to the best of my knowledge and belief and I have made an impartial and true valuation of the property.
- b. I have no direct or indirect interest in the property valued;
- c. I have personally inspected the property on ----- The work is not sub-contracted to any other valuer and carried out by myself.
- d. I have not been convicted of any offence and sentenced to a term of Imprisonment;
- e. I have not been found guilty of misconduct in my professional capacity.
- f. I have read the Handbook on Policy, Standards and Procedure for Real Estate Valuation, 2011 of the IBA and this report is in conformity to the "Standards" enshrined for valuation in the Part-B of the above handbook to the best of my ability.
- g. I have read the International Valuation Standards (IVS) and the report submitted to the Bank for the respective asset class is in conformity to the "Standards" as enshrined for valuation in the IVS in "General Standards" and "Asset Standards" as applicable.
- h. I abide by the Model Code of Conduct for empanelment of valuer in the Bank.
- i. I am registered under Section 34 AB of the Wealth Tax Act, 1957.
- j. I am the proprietor / partner / authorized official of the firm / company, who is competent to sign this valuation report.
- k. Further, I hereby provide the following information.

SI No.	Particulars	Valuer comment
1	background information of the asset being valued;	
2	purpose of valuation and appointing authority	
3	identity of the valuer and any other experts involved in the valuation;	

4	disclosure of valuer interest or conflict, if any;	
5	date of appointment, valuation date and date of report;	
6	inspections and/or investigations undertaken;	
7	nature and sources of the information used or relied upon;	
8	procedures adopted in carrying out the valuation and valuation standards followed;	
9	restrictions on use of the report, if any;	
10	major factors that were taken into account during the valuation;	
11	Caveats, limitations and disclaimers to the extent they explain or elucidate the limitations faced by valuer, which shall not be for the purpose of limiting his responsibility for the valuation report.	

Date:

Place:

Signature
**(Name of the Approved Valuer
and Seal of the Firm / Company)**