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 <p><b>बैंक ऑफ महाराष्ट्र</b> <b>Bank of Maharashtra</b> भारत सरकार का उद्योग <b>एक परिवार एक बैंक</b></p> <p>प्रधान कार्यालय : 'लोकमंगल', 1501, शिवाजीनगर, पुणे - 411005. H. O. : 'Lokmangal', 1501, Shivajinagar, Pune - 411005.</p>	<p>नासिक अंचल कार्यालय <b>NASIK ZONAL OFFICE</b> टेलीफोन/TELE : (0253) 2314942 गृहनिर्माणभवन, पुराना आग्रारोड, गडकरीचौक, नासिक 422002 Gruha Nirman Bhavan, Old Agra Road, Gadakari Chowk, NASIK 422002</p>	
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AX-8/NZ/Panel Valuer/2022-23

DATE: 12/10/2022

Shreyansh Agrawal  
4, 1st Floor, Madhusa Elite, Vrundavan Nagar,  
Jatra Nandur Naka Link Road,  
Adgaon Nashik -422003  
9819597579; 22283719324  
mumbai@vastukala.org;

**Re: Empanelment on Bank's Panel as Valuer**

This has reference to your letter requesting empanelment as valuer on Bank's panel for valuation of assets. We are pleased to inform you that the said request was placed before ZLCC of ZM & committee recommend your name is approved by our HO letter no. AX1/CrMon/Panel Valuers/Cir-12/2022-23 dated 30.06.2022 on Bank's panel of valuers for valuation of **Immovable Properties ( Other than Agril Land).**

Your services will be utilized by the branches within your jurisdiction as and when the need arises, subject to following:

1. Summary of valuation report on the letter head must be invariably submitted along with your detailed valuation report.
2. Empanelment is for a period of 3 years from Jun 2022 to Jun 2025.
3. You will maintain secrecy of the business given to you by the Bank / Branch.
4. You will be responsible for valuation for the findings / suggestions / implications of you report on the assignment allotted to you.
5. Under no circumstances should you use any legend containing the Bank's name as symbol on your letter heads, sign boards, nameplates etc.
6. Please not that empanelment on Bank's panel does not amount to any right for an appointment to be made by the Bank. The Bank is free to employ any other person / firm of its choice and no right exist for empanelled person / firm to claim that they alone should be entrusted with Bank's work.
7. The Bank reserves the right to delete any name from the approved list without assigning any reasons.
8. Your opinion / certifications are being used as an input for our decision making from time to time. We would like to state that in the event of your opinion / certification turning out to be untrue and factually incorrect causing loss to the Bank, we may seek such clarifications as may be required to investigate the matter and fix the responsibility. In the event, it is established that there was gross negligence on your part or that you had colluded with the customer in causing pecuniary damage / loss to the Bank, we may recommend your name for inclusion in the Caution List being maintained by IBA for circulation amongst member Banks as per advice received from RBI. IBA has been mandated by RBI to do so.
9. The fees payable to valuers for each assignment shall be negotiable and will not exceed the scale of charges as prescribed by the institution of valuers from time to time **(Other than Retail Loans)**

S. No.	Value of the assets	Fees proposed for approved valuer
1	Upto Rs 5.00 lakhs	0.75% of the value, Maximum Rs 1000/-
2	From Rs 5.00 lakhs to Rs 25.00 lakhs	0.50% of the value, Maximum Rs 2500/-
3	Above Rs 25.00 lakhs to Rs 50.00 lakhs	0.25% of the value, Maximum Rs 5000/-
4	Above Rs 50.00 lakhs to Rs 100.00 lakhs	0.125% of the value, Maximum Rs 9000/-
5	Above Rs 100.00 lakhs	0.0625% of the value, Maximum Rs 12000/-



- In case of valuations of properties of above Rs 5.00 Crores fees upto Rs 20000/- shall be paid. Such valuation shall be entrusted to firms of valuers specially empanelled by the Bank.
- Applicable out of pocket expenses will be applicable on case to case basis

10. Uniform valuation charges for Retail Loans: -

As per our Head Office, Pune guidelines vide letter no. AX1/Credit Priority/Retail/Charges/Cir. 77/2019-20 dated 04.09.2019

S. No.	Job Works	Fees (Exclusive of GST)
1	Project Valuation	Rs 4000/- Consolidated
2	Supplementary valuation for approved project	Rs 900/- Consolidated
3	Valuation of property	Rs 2500/- Consolidated

- Bank will collect above mentioned fees from customer in advance. On receipt of valuation report & submission of bill to the branch, the fees will be paid to your firm on behalf of customer.
  - Please note that if captioned fees is not acceptable to you, Bank is free to appoint new valuer.
11. Report must be submitted maximum 10 days after conducting valuation or as specified in the letter assigning the work.
  12. The panel valuer is required to ensure that the Market value, Realizable value, distressed value as well as the Government value should be justified.
  13. If any deficiency is found in your services, your name will be depanelled and it will be informed to IBA for circulating to all Banks for inclusion in Cautionary List of Third Party Entities.

Kindly sign and return the duplicate copy of this letter as a token of having accepted the above conditions within 10 days of receipt of this letter.

Yours faithfully,

  
 (Dipak Patil)  
 Dy. Zonal Manager,  
 Nashik Zone

