Er.RAKESH RANJAN SINGH
B.E.(Civil), F.I.V., M.I.E.(India)
Consultant Engineer / Charted Engineer / Valuer
Empanelled Valuer--Income Tax Dept.(Govt. Of India)
Employees Provident Fund Organization (Govt. Of India)
State Bank of India, **Bank of India**, Union Bank Of India, Bank Of Baroda , Canara Bank, Jharkhand Gramin Bank , Punjab National Bank, Indian Bank(Allahabad Bank.), IDBI, Bank Of Maharastra, Export-Import Bank of India, J.S.C.I td. Bank & Indian oil Corporation.

Addi Bangla Road, Jhumri Telaiya.
Dist.-Kodarma.-825409

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Dt.-25/07/2024.

To ,
The Branch Manager.
Bank of India.
Charadih Branch.
Dist.-Kodarma.

Sub:- Valuation Report of Fixed Assets(Flat).

Dear Sir,

With response to your telephonic order , I am enclosing ,herewith, the valuation report .

I am giving below , in brief , the value of the property for your ready reference.

REPORT No. -- VR/RR/24-25/93. Total Nos. of pages-06.

Name & Address of the owner (s) and his / their address (es) with Phone no. (details of share of each owner in case of joint ownership)	Smt. Anshu Devi, W/O Sri Mukesh Kumar Singh. R/O-Vill.-Moriyanwa, Tola-Maruatand, Ward No.-28, Jhumritelaiya Distt.-Kodarma.

Summery of Valuation-

1)Market Value----------= Rs.20,75,000/= (Rs Twenty Lac , seventy five thousand only)

2)Realizable Value---------= Rs .18,70,000/=(Rs. Eighteen Lac, seventy thousand only)

3)Distress Sale Value ------= Rs 17,60,000/=(Rs. Seventeen Lac , sixty thousand only)

4) Value as per Govt. rate = Rs .44,11,000/=(Rs. Forty four Lac , eleven thousand only)

Remarks- 1) Here, Govt. value, is higher than Market value, only, because off– The Govt. value of residential flat on other road is Rs.5850/= per Sft. is same in entire Jhumritelaitya Nagar Parisad limit with out considering it's location & specification. it is too higher side for this 6.0 years old flat as per it's location & specification .

Thanking You

Your Faithfully

25/07/2024

(Er. Rakesh Ranjan Singh)
Panel valuer –Bank Of India

NOTE- Pl. see the Site Photographs on back of page No.-01 to 03 & Google map on back of page No.-04.

Er. RAKESH RANJAN SINGH
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BANK OF INDIA CODE 5885 Charadih Branch

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