

Government Value

Plot No.	Area in Sq. M.	Full Rate per Sq. M.	Percentage	Rate per Sq. M.	Value in ₹
Survey No. 118, Hissa No. 6	500.00	10,850.00	100%	10,850.00	54,25,000.00
	1,500.00	10,850.00	90%	9,765.00	1,46,47,500.00
	2,000.00	10,850.00	80%	8,680.00	1,73,60,000.00
	2,576.15	10,850.00	60%	6,510.00	1,67,70,720.23
TOTAL	6,576.15				5,42,03,220.23

Plot No.	Area in Sq. M.	Full Rate per Sq. M.	Percentage	Rate per Sq. M.	Value in ₹
Survey No. 119, Hissa No. 3	500.00	10,850.00	100%	10,850.00	54,25,000.00
	1,500.00	10,850.00	90%	9,765.00	1,46,47,500.00
	2,000.00	10,850.00	80%	8,680.00	1,73,60,000.00
	5,611.29	10,850.00	60%	6,510.00	3,65,29,514.18
TOTAL	9,611.29				7,39,62,014.18

Plot No.	Area in Sq. M.	Full Rate per Sq. M.	Percentage	Rate per Sq. M.	Value in ₹
Survey No. 120, Hissa No. 2	500.00	10,850.00	100%	10,850.00	54,25,000.00
	1,500.00	10,850.00	90%	9,765.00	1,46,47,500.00
	2,000.00	10,850.00	80%	8,680.00	1,73,60,000.00
	6,000.00	10,850.00	60%	6,510.00	3,90,60,000.00
	1,533.55	10,850.00	50%	5,425.00	83,19,514.18
TOTAL	11,533.55				8,48,12,014.18

Particulars	Area	Area in Sq. M.	Government Value in ₹
Survey No. 118, Hissa No. 6	1 Acre 25 Gunta	6,576.15	5,42,03,220.23
Survey No. 119 Hissa No. 3	2 Acre 15 Gunta	9,611.29	7,39,62,014.18
Survey No. 120 Hissa No. 2	2 Acre 34 Gunta	11,533.55	8,48,12,014.18
TOTAL	6.85 Acre	27,720.99	21,29,77,248.58

3. TOTAL ABSTRACT OF THE ENTIRE PROPERTY

Part – A	Land	:	₹ 29,54,20,781.00
Part – B	Building	:	-
Part – C	Compound wall	:	-
Part – D	Amenities	:	-
Part – E	Pavement	:	-
Part – F	Services	:	-
	Total Fair Market Value	:	₹ 29,54,20,781.00
	Total Realizable value	:	₹ 25,11,07,664.00
	Total Distress value	:	₹ 20,67,94,547.00
Remarks	1. <u>For the purpose of valuation, we have considered the land area as per sale agreement.</u> 2. <u>At the time of site inspection, Land was un – demarcated and without any identification numbers & as per 7/12 Extract plots are coming under forest reservation</u> 3. <u>Land was Survey no. 118 Hissa No. 6 is landlocked.</u>		

