Er. Vivek Gaur

B.E., M.E. (Civil), M.Sc. (R.E. Val.), LL.B.
IBBI Regd. Valuer
Regd. Valuer U/s 34AB of Wealth Tax Act, 1957
Chartered Engineer

Mobile: 98297-96752
N-22, Opp. SBI and ICICI Bank
Near Jaljog Circle
Jodhpur –342001

Valuation

Sh. Balveer Singh S/o Sh. Bheru Singh Rajput
Industrial Land of Khasra No. 4127 (as per Bhunaksha) {New Khasra No. 1307/10 (Old Khasra No. 1307/1/2)}, Gram Borunda, Tehsil Pipar City,
Jodhpur.

Er. Vivek Gaur

B.E. M.E.(Civil), M.Sc. (R.E. Val.), LL.B.
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Chartered Engineer

Mobile : 98297
N-22, Opp. SBI and ICIC
Near Jaljog Circle, Jodhpur
Date: 21/09/

VALUATION REPORT

Borrower Name :-
1 M/s Nagnechaya Lime Industries 2 M/s Nagnechaya Lime & Chemicals 3 M/s Palak Lime Industries 4 M/s Dwarkaghich Lime Industries 5 M/s Gurukripa Lime Industries

Address:-
Industrial Land of Khasra No. 4127 (as per Bhunaksha) {New Khasra No. 1307/10 (Old Khasra No. 1307/1/2)}, Gram Borunda, Tehsil Pipar City, Jodhpur.

Total (Market Value)	Rs.	1,27,24,536 /-
Realizable Value	Rs.	1,08,15,855 /-
Distress Value:	Rs.	95,43,402 /-
Guideline/DLC Value	Rs.	69,54,739 /-

Er. VIVEK GAUR
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Income Tax & IBBI Regd. Valuer
IOV Approved Valuer(A-2716)

Date: 21.09.2026

Er. Vivek Gaur
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Near Jaljog Circle, Jodhpur –342001
Date: 21/09/2026

PUNJAB NATIONAL BANK
INTEGRATED RISK MANAGEMENT DIVISION (CREDIT POLICY SECTION)
HEAD OFFICE

Appendix – I

Sr No	Particulars	Content
I.	**Introduction**	
1	Name of Valuer	Er. Vivek Gaur
2	Date of Inspection	21.09.2026
	Title Deed Number & Date	N.A.
	Date of Valuation	21.09.2026
3	Purpose of Valuation	
4	Name of Property Owner/s (Mortgager) (Details of Share of each owner in case of joint & Co - Ownership)	**Sh. Balveer Singh S/o Sh. Bheru Singh Rajput**
	Borrower Name	1 **M/s Nagnechaya Lime Industries** 2 **M/s Nagnechaya Lime & Chemicals** 3 **M/s Palak Lime Industries** 4 **M/s Dwarkaghich Lime Industries** 5 **M/s Gurukripa Lime Industries**
5	Name of Bank/FI as applicable	Punjab National Bank
6	Name of Developer of Property	N.A.
7	Whether Occupied by the Owner/Tenant If Occupied by Tenant, since how long	In Possession of Owner
II	**Physical Characteristics of the Asset**	
1	Location of the property in the city	
	(a) Plot No./ Survey No.	**Industrial Land of Khasra No. 4127 (as per Bhunaksha) {New Khasra No. 1307/10 (Old Khasra No. 1307/1/2)}, Gram Borunda, Tehsil Pipar City, Jodhpur.**
	(b) Door No.	
	(c) T.S. No./Village	
	(d) Ward/ Taluka	
	(e) Mandal/ District	
2	Municipal ward No.	
3	City/ Town	Jodhpur
	Residential Area/Commercial Area/Industrial Area	Industrial Area
4	Classification of the area :	
	High / Middle / Poor	Middle
	Metro / Urban / Semi Urban / Rural	Rural
5	Coming under Corporation limit/ Village Panchayat/ Municipality	Gram Panchayat
6	Postal address of the property	Industrial Land of Khasra No. 4127 (as per Bhunaksha) {New Khasra No. 1307/10 (Old Khasra No. 1307/1/2)}, Gram Borunda, Tehsil Pipar City,

Er. VIVEK GAUR
BE., M.E.(CIVIL),M.Sc (R.E.Val.), LL.B.
Income Tax & IBBI Regd. Valuer
IOV Approved Valuer(A-27163)