

FORM XIX (a)

[See rule 19(13)]

TOWN DEVELOPMENT SCHEME NO. TDS/BVP/205/2020


The BHOPAL DEVELOPMENT AUTHORITY

RAKSHA VIHAR PHASE - 3 VILLAGE MUBARKPUR

Redistribution and Valuation Statement


Sr. No.	Name of the owner	Khasra no.	Original Plot					Reconstituted Plot (Undeveloped)					Valuation of Reconstituted plot (Developed)					Compensation / contribution				Remark		
			Section 50(4)(a) and (d)			Section 50(4)(c) and (d)		Section 50(4)(f)					Section 50(4)(e)		Section 50(4)(f)									
			Area in Scheme in sqm	Value in Rupees as per guide line rates per sqm	Value of land without structures (Col. 4 multiplied with col. 5)	Value of structures	Total (Col. 6 + Col. 7)	Reconstituted plot %	Area of reconstituted plot (Col. 4 multiplied with col. 9)	Reconstituted plot Nos.	Undeveloped land value without structures (Col. 5 multiplied with col. 10)	Value of structures	Total (Col. 12 + Col. 13)	Increment factor {Rule 19(6)}	cost of developed land Rs/sqm (Col. 5 multiplied with col. 15)	Developed plot value without structures (Col. 10 multiplied with col. 16)	Value of structures	Total (Col. 17 + Col. 18)	Contribution (+) compensation to be paid (-) (Col. 14 -Col. 8)	Increment in value (Col. 17 - Col. 14)	Contribution up to 50% of Increment (+) {(50% of Col. 21)}			Net demand from (+) or (-) by owner (Col. 20 + Col. 22)
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	Location	Use
	COMMERCIAL																							
1	श्री अक्वेष अग्रवाल	185/2, 186/1	3590.00	880	3159200		3159200	50%	1795.00	205/2	1579600		1579600	4.00	3520	6318400		6318400	-1579600	4738800	2369400	789800	60 m road	COMMERCIAL
2	श्री अक्वेष अग्रवाल	197	18250.00	880	9812000		9812000	50%	5575.00	205/3	4906000		4906000	3.75	3300	18397500		18397500	-4906000	13491500	6745750	1839750	18 m road	COMMERCIAL
				880	6248000		6248000	50%	3550.00	205/4	3124000		3124000	3.75	3300	11715000		11715000	-3124000	8591000	4295500	1171500	18 m road	COMMERCIAL
3	श्रीमती लीला बाई पत्नी श्री विहारी लाल	289/198	890.00	880	783200		783200	50%	445.00	205/13	391600		391600	3.75	3300	1468500		1468500	-391600	1076900	538450	146850	18 m road	COMMERCIAL
4	श्रीमती लीला बाई पत्नी श्री विहारी लाल	198	10110.00	880	8896800		8896800	50%	5055.00		4448400		4448400	3.75	3300	16681500		16681500	-4448400	12233100	6116550	1668150	18 m road	COMMERCIAL
5	श्री भगवान सिंह आ. श्री हीरालाल	part 186/3, 195/1, 196	18717.00	880	6341280		6341280	50%	3603.00	205/10	3170640		3170640	3.75	3300	11889900		11889900	-3170640	8719260	4359630	1188990	18 m road	COMMERCIAL
6	श्री भगवान सिंह आ. श्री हीरालाल	part 236/1	653.00	880	574640		574640	50%	326.50	205/6	287320		287320	3.50	3080	1005620		1005620	-287320	718300	359150	71830	12 m road	COMMERCIAL
				880	5112800		5112800	50%	2905.00		2556400		2556400	3.50	3080	8947400		8947400	-2556400	6391000	3195500	639100	12 m road	COMMERCIAL
				880	5016880		5016880	50%	2850.50		205/9	2508440		2508440	3.75	3300	9406650		9406650	-2508440	6898210	3449105	940665	18 m road
7	श्री भगवान सिंह आ. श्री हीरालाल	part 186/3, 195/1, 196	952.00	880	837760		837760	50%	476.00	205/8	418880		418880	3.50	3080	1466080		1466080	-418880	1047200	523600	104720	12 m road	COMMERCIAL
8	श्री दीपक कुकरेजा आ. श्री विशुमल कुकरेजा	206/4/1/1	5401.00	880	4752880		4752880	50%	2700.50	205/18	2376440		2376440	4.00	3520	9505760		9505760	-2376440	7129320	3564660	1188220	66 m road	COMMERCIAL
9	श्री दीपक कुकरेजा आ. श्री विशुमल कुकरेजा	206/4/2	526.00	880	462880		462880	50%	263.00		231440		231440	4.00	3520	925760		925760	-231440	694320	347160	115720	66 m road	COMMERCIAL
10	श्री प्रियंक सावलानी आ. श्री परमानंद सावलानी	206/4/1/2	1060.00	880	932800		932800	50%	530.00	205/17	466400		466400	4.00	3520	1865600		1865600	-466400	1399200	699600	233200	66 m road	COMMERCIAL
11	श्री प्रियंक सावलानी आ. श्री परमानंद सावलानी		93.00	880	81840		81840	50%	46.50		40920		40920	4.00	3520	163680		163680	-40920	122760	61380	20460	66 m road	COMMERCIAL
12	श्रीमती अंशु अग्रवाल पत्नी श्री नितिन अग्रवाल	206/5/1	1330.00	880	1170400		1170400	50%	665.00	205/19	585200		585200	4.00	3520	2340800		2340800	-585200	1755600	877800	292600	66 m road	COMMERCIAL
13	श्रीमती अंशु अग्रवाल पत्नी श्री नितिन अग्रवाल एवं अन्य	206/5/2	5130.00	880	4514400		4514400	50%	2565.00		2257200		2257200	4.00	3520	9028800		9028800	-2257200	6771600	3385800	1128600	66 m road	COMMERCIAL
14	श्रीमती रेशम बाई पत्नी श्री लखन लाल एवं अन्य	206/6	6070.00	880	5341600		5341600	50%	3035.00	205/21	2670800		2670800	4.00	3520	10683200		10683200	-2670800	8012400	4006200	1335400	66 m road	COMMERCIAL
15	श्री मोहन सिंह मीना श्री नरेश मीना आ. श्री विरंजी लाल	206/7/1	5660.00	880	4980800		4980800	50%	2830.00	205/22	2490400		2490400	4.00	3520	9961600		9961600	-2490400	7471200	3735600	1245200	66 m road	COMMERCIAL
		206/7/2	930.00	880	818400		818400	50%	465.00		409200		409200	4.00	3520	1636800		1636800	-409200	1227600	613800	204600	66 m road	COMMERCIAL
			79362.00						39681.00										-34919280	98489270	49244635	14325355		


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