

FORM O-2

[See rule 8D]

Report of valuation for agricultural lands other than coffee, tea, rubber and cardamom plantations

ALL QUESTIONS TO BE ANSWERED BY THE REGISTERED VALUER. IF ANY PARTICULAR QUESTION DOES NOT APPLY TO THE PROPERTY UNDER VALUATION, HE MAY INDICATE SO. IF THE SPACE PROVIDED IS NOT SUFFICIENT, DETAILS MAY BE ATTACHED ON SEPARATE SHEETS

<i>Name of registered valuer</i>	<i>Registration No.</i>
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1. Purpose for which valuation is made

2. Date as on which valuation is made

3. Name of the owner/owners of agricultural land

4. If the agricultural land is under joint ownership/co-ownership, share of each owner. Are the shares undivided ?

5. Particulars of agricultural land:

<i>Sl. No.</i>	<i>Survey No.(s) of land(s)</i>	<i>Village, tehsil and district in which situated</i>	<i>Area of the land (in hectares)</i>	<i>Classification of land(s) as given in the land revenue records such as Nehri, Chanhi, Banjar, etc.</i>	<i>Crops grown during the year</i>	<i>Annual land revenue, if any</i>
(1)	(2)	(3)	(4)	(5)	(6)	(7)

6. Does the land fall in an area included in any Town Planning Scheme or any Development Plan of Government or any statutory body ? If so, give particulars

7. Special features of the land such as quality and fertility of the land, mode of irrigation available (i.e., whether by wells, electric tube-wells or canal), nearness to village, town and markets, approach roads available and facilities and means of transportation of the produce of the land to the market, whether cultivated by self or tenants. Any other features which affect the value of the land should be specifically stated

8. Any comparable case of sale relied upon :

(a) whether closely similar property or generally similar property [Give details of similarity or difference]

(b) in the same locality or if in a different locality how far distant

(c) date of transaction

(d) sale price and unit value

9. Unit value adopted [here the registered valuer should discuss in detail his approach to valuation of the land and indicate how the value has been arrived at]

10. Value of land(s)

11. I hereby declare that-

- (a) the information furnished above is true and correct to the best of my knowledge and belief;
- (b) I have no direct or indirect interest in the land valued;
- (c) I have personally inspected the land(s) and I have examined the revenue records of village/tehsil

Date

Place

Signature of registered valuer