

PRACTICAL VALUATION

VOLUME - 24

GENERAL TOPICS



B. KANAGA SABAPATHY

PRACTICAL VALUATION - Volume 24

CONTENTS

01. What must be your first question?
02. How the valuer is pressurised?
03. Primary security and collateral security
04. Cost and market value
05. Mortgage valuation
06. Book value, fair market value, distress value and realisable value
07. Guideline value and market value
08. 4 way test
09. Whether the bank can auction the agricultural lands - Purpose and user test
10. Validity of a valuation report
11. Consequence of undervaluation
12. Occasions when the valuer has to defend his valuation reports
13. Valuation for Visa vs Bank - A comparison
14. Questions and opinions
15. Valuation of flats - Practical doubts
16. Value of incomplete flats
17. Reasonable rent and fair rent
18. Share value in case of partition among brothers

19. Practical doubts in capital gains
20. Long term and short term capital gains
21. How to calculate the cost index?
22. MADR
23. A few study books on valuation

*

*

*