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B.Tech. Degree VII Semester Special Supplementary Examination
May 2017

CE 1704 A/B QUANTITY SURVEYING AND VALUATION
(2012 Scheme)

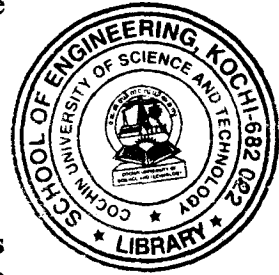
Time : 3 Hours

Maximum Marks : 100

PART A
(Answer ALL questions)

(8 × 5 = 40)

- I. (a) Explain purpose of estimates.
 (b) Calculate the unit rate of cement concrete 1:4:8 with 40 mm nominal size aggregates using prevailing rates.
 (c) Distinguish between scrap value and salvage value.
 (d) Distinguish between depreciation and obsolescence.
 (e) Explain belting method of valuation.
 (f) The gross rent acquired to a property is ₹20,000/- per annum. Allowing 10% as deductions for repair, maintenance and management of the property, estimate the rental value of the property @ $i=7%$. Assume the rent to be realized for a very long period.
 (g) Define outgoings. Discuss the major outgoings in a building.
 (h) Write notes on gilt edged securities.



PART B

(4 × 15 = 60)

- II. Estimate the quantity of earth work for a road between two stations A and B with the following details. (15)
 Width of road - 10 m at formation surface
 Side slope - 2 : 1
 The field book data for the portion of the road are as follows:

Station	0	1	2	3	4	5	6
Reduced level	123.900	125.000	124.600	122.900	121.600	121.000	120.400
Formation level	123.200	123.600	124.000	123.600	123.200	122.800	122.400

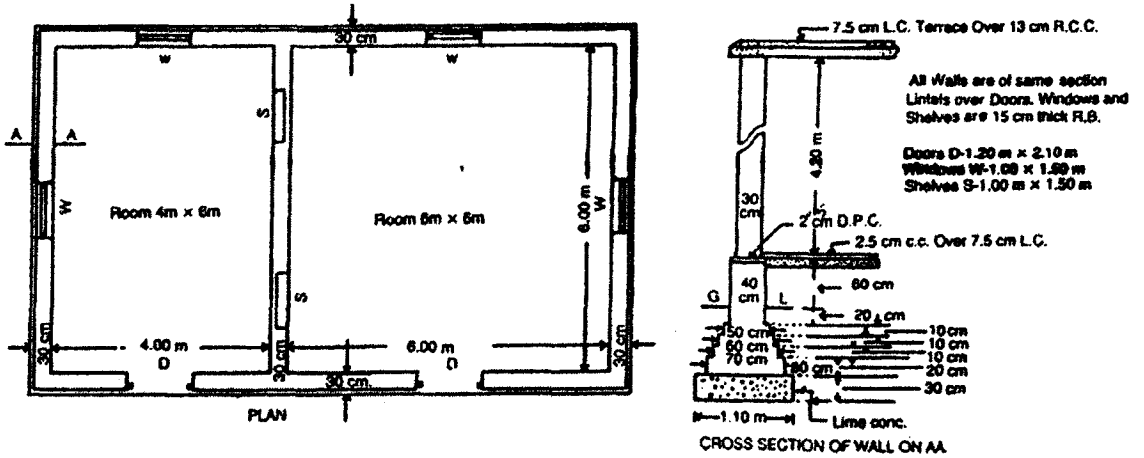
One chain = 30 m

OR

(P.T.O.)

III. Figure shows the plan and sectional details of a two roomed building. Estimate the quantities of the following items. (15)

- (i) Earthwork in excavation in foundation.
- (ii) Lime concrete in foundation.
- (iii) 1st class brick work in cement mortar 1 : 6 in foundation and plinth.
- (iv) 2.5 cm c.c damp proof course.
- (v) 1st class brickwork in lime mortar in super structure.



IV. Write down the detailed specifications for the following works. (3 × 5 = 15)

- (i) RCC work 1:1.5:3.
- (ii) 1st class brick masonry work.
- (iii) Random rubble masonry work.

OR

V. Calculate the unit rate of (i) cement concrete 1:4:8 with 40 mm nominal size aggregates using prevailing rates (ii) brick work in cement mortar 1:4 with wire cut bricks 19 × 9 × 9 cm for foundation and basement (iii) flooring with cement concrete 1:4:8, 75 mm thick using 40 mm broken stone and plastered over with thick cm 1:3 and trowelled smooth. (15)

VI. (a) Define the following items. (5 × 2 = 10)

- (i) Sinking fund.
- (ii) Book value.
- (iii) Capitalized value.
- (iv) Years purchase.
- (v) Sentimental value.

(b) The cost of a new building is ₹20,00,000/-. Work out the depreciated cost of the building after 10 years using straight line method. Assume the life of the building as 100 years. Scrap value is ₹60,000/-. (5)

OR

VII. A motor car was purchased at ₹3,00,000/-. Assuming its salvage value to be ₹1,60,000/- at the end of 5 years, work out the depreciation for each year adopting (i) constant percentage method and (ii) sinking fund method considering 4% interest (iii) straight line method. (15)

VIII. A developed plot of open land measuring 240 sqm is situated in a residential area containing a number of two storied tenanted houses. Determine the value of the land by hypothetical building scheme method. Assume the construction period to be 2 years and plinth area rate ₹1,900/- per sqm for a two-storied house. (15)

OR

IX. A property consists of a south facing plot of land having south-east and north sides in due directions which measures 60 m, 180 m and 80 m respectively. Determine the value of the property considering the cost of front belt land as ₹100/- per sqm. Take the depth of front belt land as 25 m. (15)