

B. Tech Degree VIII Semester Examination April 2011

CE 801 A/B QUANTITY SURVEYING AND VALUATION

(2002 Scheme)

Time : 3 Hours

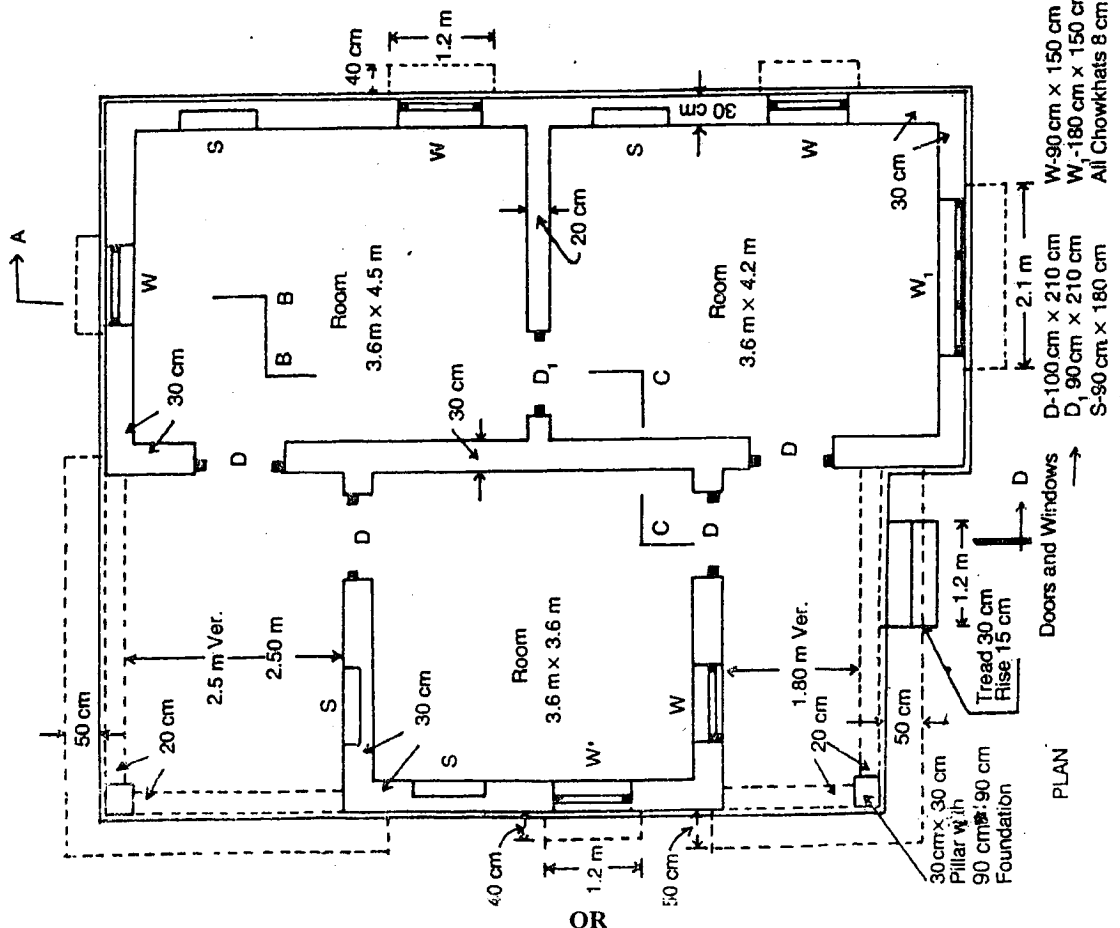
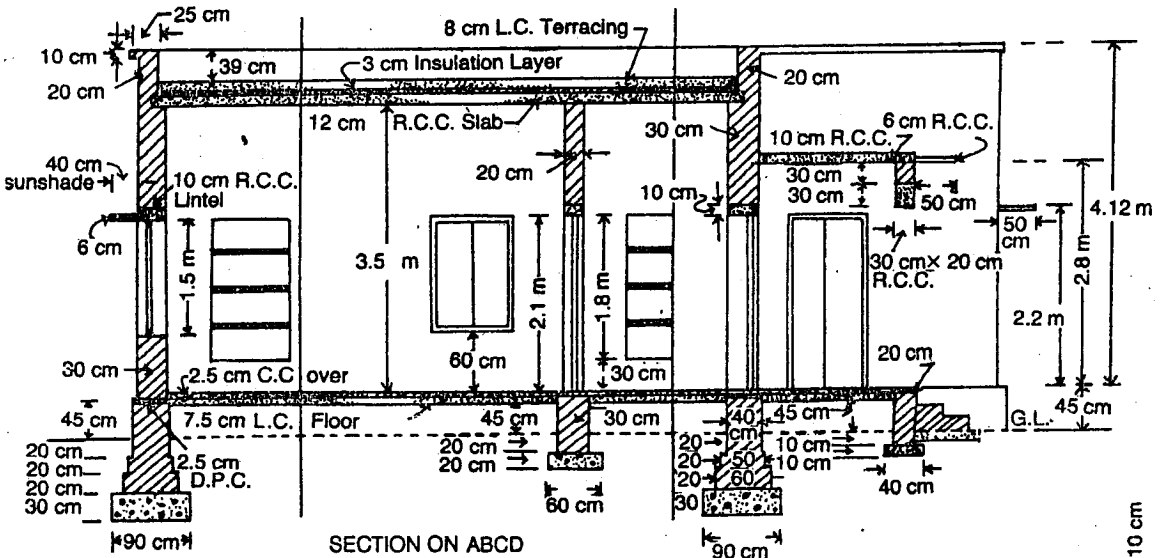
Maximum Marks : 100

I. (a) Estimate the quantities of the following items of work of the building whose plan and section are given in the figure:

- (i) PCC in foundation 1:3:6
- (ii) Brick work in CM 1:6 for super structure
- (iii) RCC work for roof slab, lintel and sunshade
- (iv) Filling in basement with sand.

(40)

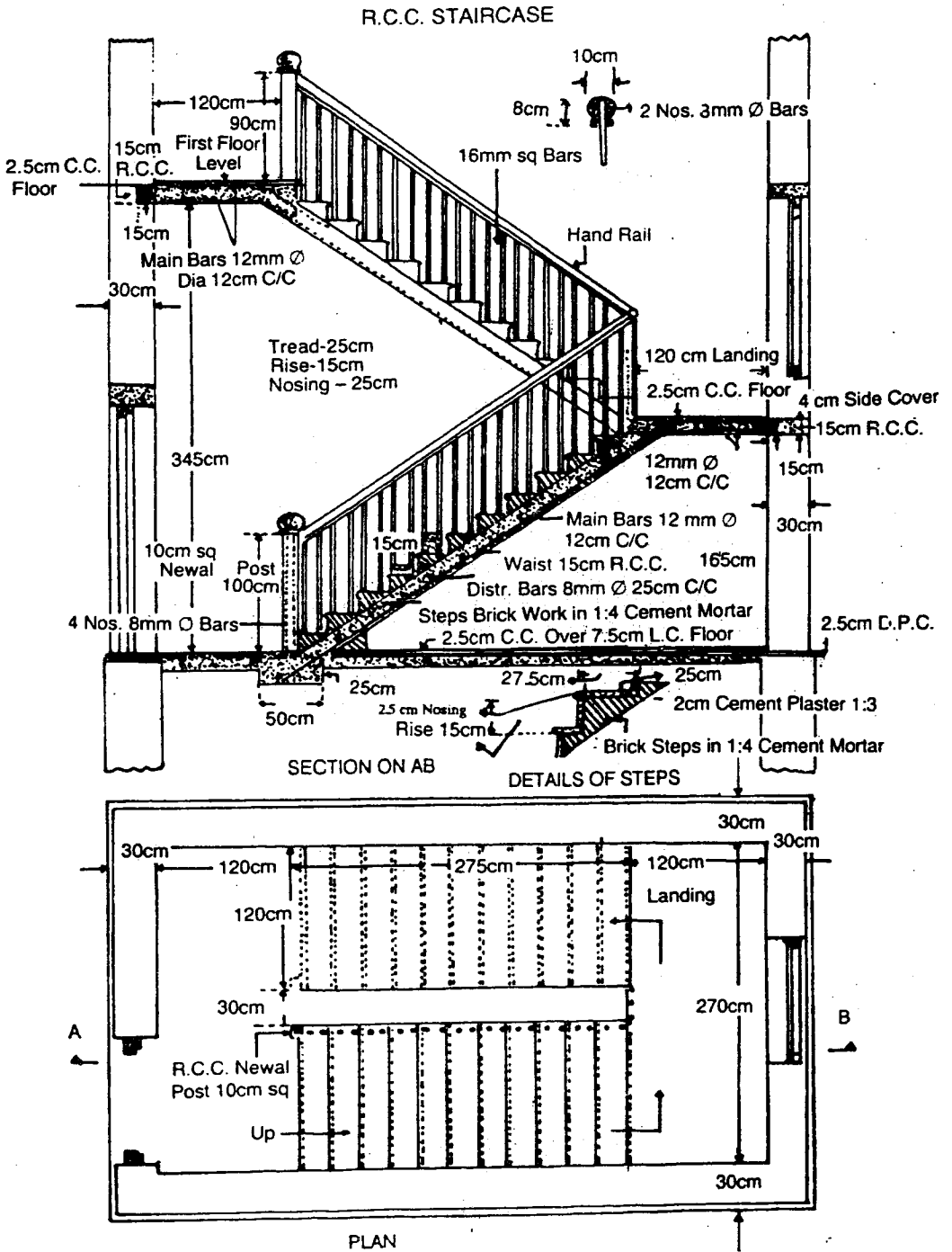
THREE ROOMED BUILDING WITH FRONT AND BACK VERANDAH



OR

(P.T.O)

II. Prepare a complete bar bending schedule for the RCC staircase shown in figure. Also calculate the quantities of RCC. (40)



- III. (i) Write down the specification for brick work in CM 1:6.
 (ii) Write down the specification for plastering in CM 1:5.
 (iii) What are the objectives of specifications?
 (iv) Write down the specification for RR masonry in CM 1:8. (20)

OR

- IV. Calculate the materials required for the following items of work per m³:
 (i) Random rubble masonry in C.M 1:6.
 (ii) PCC 1:3:6 using 40mm aggregate. (20)

- V. (a) Define the following:
 (i) Depreciation
 (ii) Sinking fund
 (iii) Gilt edged securities
 (iv) Easement (10)
- (b) Calculate the depreciation percentage based on sinking fund method for a building having a life of 60 years and age of 15 years at 3.50%. (10)

OR

- VI. (a) Enumerate the various methods of valuation of real properties and explain any one method in detail. (10)
- (b) A man purchased a leasehold property for Rs.12 lakhs producing a net annual income of Rs.1.4 lakhs. The lease is run for 30 years. Calculate the sum that he should place annually in a sinking fund which will accumulate at 4% compound interest so that he can redeem his purchase money at the termination of his lease. (10)

- VII. An investor purchased a leasehold residential flat for Rs.9lakhs. The term of lease is 40 years. He now intends to let out at a monthly rent in such a way that he receives a return of 15% on his capital and a sinking fund is accumulated at 3.5%. Calculate the monthly rent he will charge for the flat. (20)

OR

- VIII. A freehold commercial property is let at Rs.3000/- per month for the first 3 years. The rent is to be increased to Rs.5000/- per month thereafter. Calculate the value of the property at the yield of 8%. (20)