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Project - Quarterly Progress Report (QPR)

Promoter's Name	:	A. Jenix Dev Singh Deluxe Apartments & Building Co.,
Project Name	:	Dahlia Villa
Project Registration No.	:	TN/01/Building/0116/2017
Project Registration Date	:	13.10.2017
Project Completion Date	:	30.08.2024
Quarter Ending	:	(September) Year 2024

RERA Separate Bank A/c Details

Bank Name	:	Axis Bank Ltd,
Bank Branch	:	Perungudi Branch, Chennai – 600 096.
Bank A/c No.	:	917020054416601

Amount collected from the allottees and deposited in the RERA A/c	:	Rs.8,77,83,348/-
Amount withdrawn from the RERA A/c datewise with percentage of physical completion	:	Rs.8,77,83,348/- (100% Completed)
Bank statement for the respective Quarter duly signed by the Bank to be enclosed	:	Bank Statement enclosed





A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area (Sq.m.)
1.	a) Flats Booked (As given in Carpet Area Statement while registration) Block / Tower Floor-wise	Block – 2 1 To 7 (7 Villas) Block – 8 36 To 39 (4 Villas) Total 11 Villas	1406.83 Sq.m
	b) UDS Registered	Villa No. 1 Villa No. 2 Villa No. 3 Villa No. 4 Villa No. 5 Villa No. 6 Villa No. 7 Villa No. 36 Villa No. 37 Villa No. 38 Villa No. 39	80.91 Sq.m. 79.71 Sq.m. 79.71 Sq.m. 79.71 Sq.m. 79.71 Sq.m. 79.71 Sq.m. 80.91 Sq.m. 73.67 Sq.m. 72.83 Sq.m. 72.83 Sq.m. 103.95 Sq.m.





2. Furnish the details Flat-wise

Sl. No.	Flat No. as in approved Plan	Flats Booked (Yes/No)	UDS Registered (Yes/No)
1.	Villa No.1	Yes	Yes
2.	Villa No.2	Yes	Yes
3.	Villa No.3	Yes	Yes
4.	Villa No.4	Yes	Yes
5.	Villa No.5	Yes	Yes
6.	Villa No.6	Yes	Yes
7.	Villa No.7	Yes	Yes
8.	Villa No.36	Yes	Yes
9.	Villa No.37	Yes	Yes
10.	Villa No.38	Yes	Yes
11.	Villa No.39	Yes	Yes





B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor-wise	Block – 2 Villa No. 1 Villa No. 2 Villa No. 3 Villa No. 4 Villa No. 5 Villa No. 6 Villa No. 7 Block – 8 Villa No. 36 Villa No. 37 Villa No. 38 Villa No. 39	Completed Completed Completed Completed Completed Completed Completed Completed Completed Completed Completed
2.	Status of Common Amenities for each Block/Tower, Item-wise as per approved plan	NA	
3.	Status of other Common Amenities as indicated in the Construction Agreement	NA	

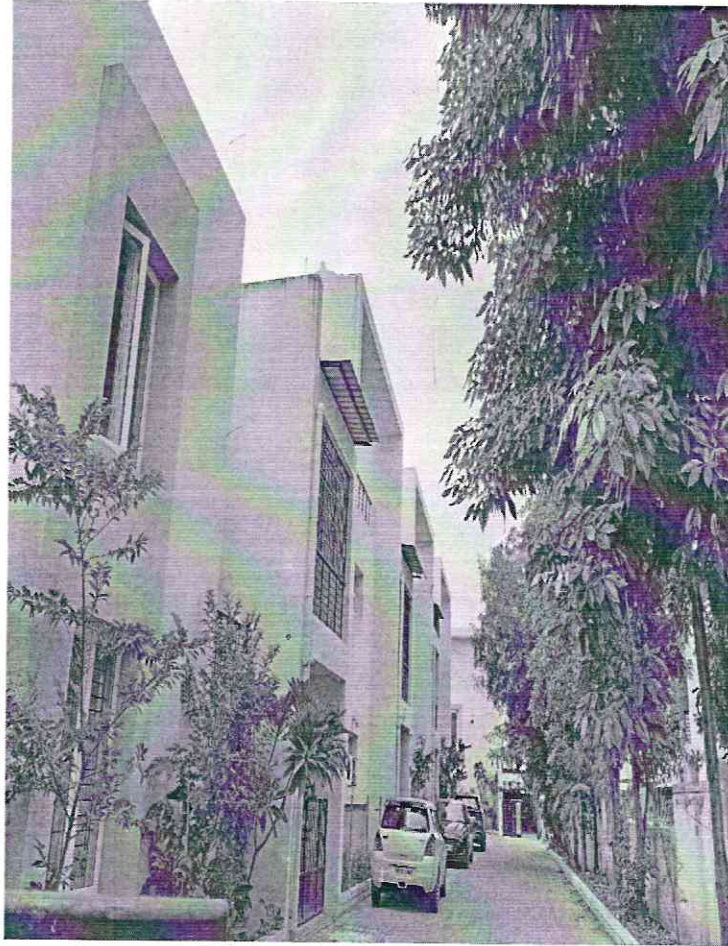
Sl. No.	Description	Percentage
1.	Percentage of completion Block / Tower Floor-wise i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	100% Rs.480 Lakhs
2.	Percentage of completion of Common Amenities i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	NA % Rs. in Lakhs





Block 2 – Villa (1 to 7)





Block 8 – villa (36 to 39)

Anbiah Jenix Dev Singh

Proprietor

Date: 24.10.2024

Place: Chennai



For A. John Moris & Co.,

Chartered Accountants,

FRN: 007220S

CA Rathan Raj. A

Partner

M.NO: 228538

UDIN: 24228538BKFEYR3834

TNRERA Registration No. TN/01/Building/0116/2017
(Block - 2 of Ground + First Floor With 7 Dwelling Units (1-7) ⑦



11

TNRERA Reg NO. TN/01/Building/0116/2017
(Block-8 of Ground + First Floor With 4 Dwelling
Units (36-39))



FORM-4A
ARCHITECT'S CERTIFICATE
(To be furnished on completion of building)

Date: 18.10.2024

To
A.Jenix Dev Singh
Proprietor
Deluxe Apartments & Buildings Co.,
'Dev's Ark', 284/1B, Old Mahabalipuram Road
Kottivakkam, Chennai – 600 096.

Subject: Certificate of Completion of Construction Work of 'Dahlia' Villa, Block-2 with 7 Dwelling Units and Block 8 with 4 Dwelling Units (total 11 units) (TNRERA Registration Number TN/01/Building/0116/2017 Dtd.13.10.2017) at Plot No.418 in DTCP Approved Layout No.35/2012 comprised in Survey nos. 55/2C2, 60/1B, 2B, 3, 61/1, 2, 3, 4, 5, 62/1, 62/2, 62/3, 65/1, 65/2, 3A, 62/3B, and 65/4 of Polachery, Vandalur Taluk, Chenglepet District, demarcated by its boundaries (latitude and longitude of the end points) S.Nos.61/3 part, 61/4 part, 61/1 part and 61/2 part to the North, 40 feet road to the South, 40 feet road to the East, S.Nos.61/3 part, 55/2C2 part and 60/2B part to the West of Division Polachery Village, Vandalur Taluk, Chenglepet District, PIN 600 127, measuring 9071.33 sq. mtr area being developed by A.Jenix Dev Singh.

Sir,

I have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of 'Dahlia' Villa, Block-2 with 7 Dwelling Units and Block - 8 with 4 Dwelling units of the Project situated on the plot No.418, Survey nos. 55/2C2, 60/1B, 2B, 3, 61/1, 2, 3, 4, 5, 62/1, 62/2, 62/3, 65/1, 65/2, 3A, 62/3B, and 65/4 of 30, Polachery, Vandalur Taluk, Chenglepet District, measuring 9071.33 sq.mts. area being developed by A.Jenix Dev Singh.

2. Following technical professionals have been appointed by Owner/Promoter: (as applicable)

1. Mr. Arvindan Rangan as Architect
2. Mr. S.P.S Inbarajan as Structural Consultant
3. Mr. R. Selvakumar as Site Supervisor

3. Based on the detailed inspection of the building and structural safety certificate issued by the Structural Engineer and to the best of my/our knowledge, I/We hereby certify 'Dahlia' Villa, Block-2 with 7 Dwelling Units and Block 8 with 4 Dwelling units of the Project has been completed in all aspects as per the planning permission issued by the competent authority and building permission issued by the local body concerned. 'Dahlia' Villa, Block-2 with 7 Dwelling Units and Block 8 with 4 Dwelling units of the Building is granted Completion Certificate bearing number NA dated — by — (Competent Authority).

Yours Faithfully,

ARVINDAN RANGAN
Registered Architect - CA/1991 / 14238
"Sharada Krupa"
No. 149, Chamiers Road,
R.A. Puram, Chennai - 600028.

Signature & Name (IN BLOCK LETTERS) of Architect with (CA No)

FORM-4B**STRUCTURAL STABILITY CERTIFICATE BY
REGISTERED STRUCTURAL ENGINEER
(To be furnished on completion of building)**

I S.P.S. INBARAJAN M.E., (Structural) A.M.I.E., Structural Consultant, Registered Structural Engineer, Grade I (SE) with vellore LPA DTCP Reg No. SE/Gr-I/19/09/021 dt. 04.09.2019 Door No. 50, Kirupasankari Street, West Mambalam, Chennai – 600 033, have undertaken assignment as Structural Engineer for the detailed design and construction of the 'Dahlia' Villa, Block-2 with 7 Dwelling Units and Block 8 with 4 Dwelling Units (total 11 units) (TNRERA Registration Number TN/01/Building/0116/2017 Dtd. 13.10.2017) at Plot No. 418 in DTCP Approved Layout No. 35/2012 comprised in Survey nos. 55/2C2, 60/1B, 2B, 3, 61/1, 2, 3, 4, 5, 62/1, 62/2, 62/3, 65/1, 65/2, 3A, 62/3B, and 65/4 of Polachery, Vandalur Taluk, Chenglepet District, demarcated by its boundaries (latitude and longitude of the end points) S.Nos. 61/3 part, 61/4 part, 61/1 part and 61/2 part to the North, 40 feet road to the South, 40 feet road to the East, S.Nos. 61/3 part, 55/2C2 part and 60/2B part to the West of Division Polachery Village, Vandalur Taluk, Chenglepet District, PIN 600 127,

It is certified that the building has been designed as a RCC structure to withstand the dead load, imposed load and wind load/earthquake loads ensuring structural safety and serviceability as per the norms and guidelines prescribed in applicable relevant standards and Codes of Bureau of Indian Standards.

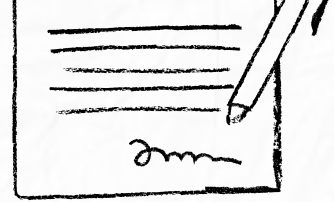
Further after the detailed inspection of the building, it is certified that the constructed building is structurally safe and sound for the purpose for which it is constructed.

Yours faithfully,



Signature, Name and seal
of the Registered Structural Engineer

S. P. S. INBARAJAN
M.E., (Structural) A.M.I.E.,
Structural Consultant
Registered Structural Engineer
Grade-I (SE) with vellore LPA DTCP
Reg. No. SE/Gr-I/19/09/021 dt. 04.09.2019
Door No. 50, Kirupasankari Street,
West Mambalam, Chennai-600 033.



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Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



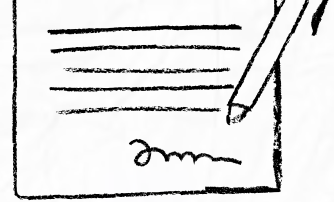
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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your
real estate journey

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