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A1

VISHRANTHI
HOMES PVT LTD

Project - Quarterly Progress Report

Promoter's Name	:	**Vishranthi Homes Private Limited**
Project Name	:	**SUBRAMANYA**
Project Registration No	:	**TN/29/Building/0237/2017 dated 20/12/2017**
Quarter Ending	:	**From 01.01.2021 to 31.07.2021**

A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area
1.	Flats Booked so far (As given in Carpet Area Statement while registering)	1 No – Flat No 4A Remaining 3 Flats are retained by the Land Owner Mrs. Kalakrishna	Carpet Area: 228.55 Sq.m (2460.11 Sq.ft) 682.89 Sq.m (7350.56 Sq.ft)
2.	Parking Lots	Covered - 3	
3.	UDS Registered in Sq.m.	1 No	176.01 Sq.m

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	SINGLE BLOCK	Handed over
2.	Status of common Amenities for each Block/Tower, Item wise	SINGLE BLOCK	Completed

For VISHRANTHI HOMES PVT. LTD.

Authorised Signatory

Corporate Office :
"Vinayaka Towers" First Floor, No.45, K. B. Dasan Road,
Teynampet, Chennai - 600 018. India.
Phone : 044 - 2811 4541 / 42
Email : fro@vishranthihomes.com
website : www.vishranthihomes.com

Registered Office :
No. 7, 1st Cross Street, Seethamma Colony Extn.
Teynampet, Chennai - 600 018.

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	**100%**
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	**100% (916.58 Lakhs)**

C. Details of Clearances

1. Completion Certificate No. CMDA/CC/NHRB/S/0078/2021 dated 02.07.2021 - **Attached.**
2. Compliance Report, if any (Kindly Specify) **Attached**
3. Annual Audit Report of Special Account in Form 7 **Attached**

D. Latest Photo with Date (Atleast from 2 angles) ENCLOSED (in PDF Format)

Note: Mail the above particulars to "reg.tnrera@tn.gov.in"

For VISHRANTHI HOMES PVT. LTD.

Authorised Signatory

STATUS AS ON 07-12-2022

VISHRANTHI HOMES PVT. LTD. CHENNAI

STATUS AS ON 07-12-2022

VISHRANTHI HOMES PVT. LTD. CHENNAI

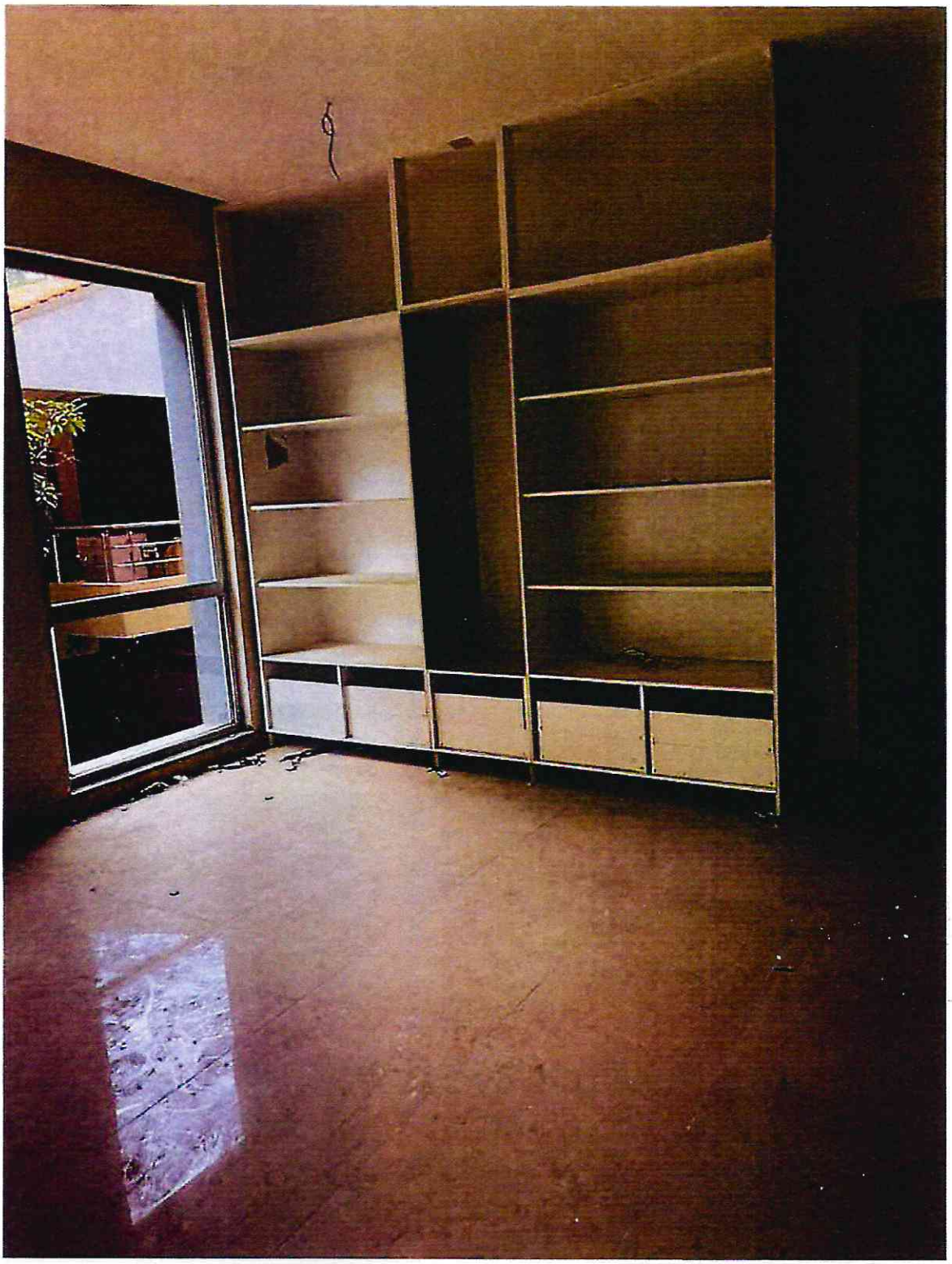
VISHRANTHI HOMES PVT. LTD.
CHENNAI

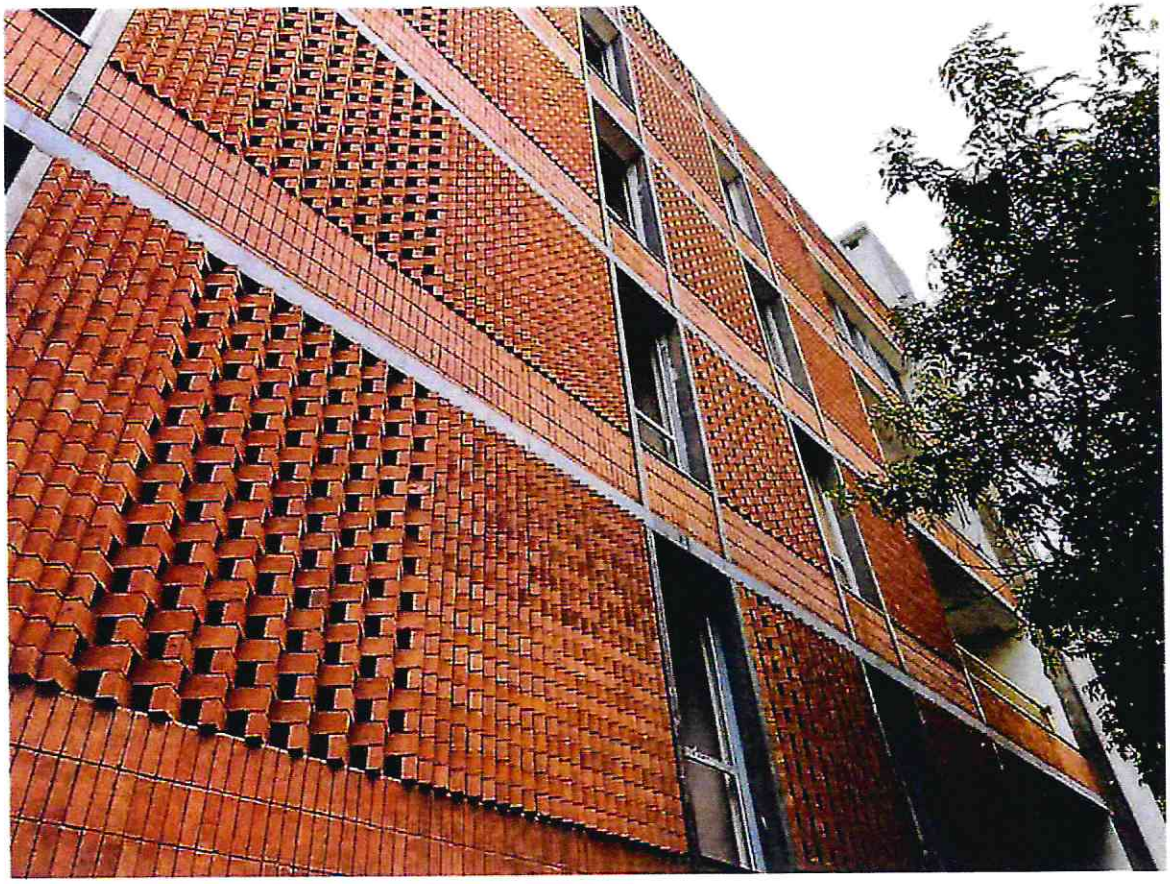
STATUS AS ON 07-12-2022

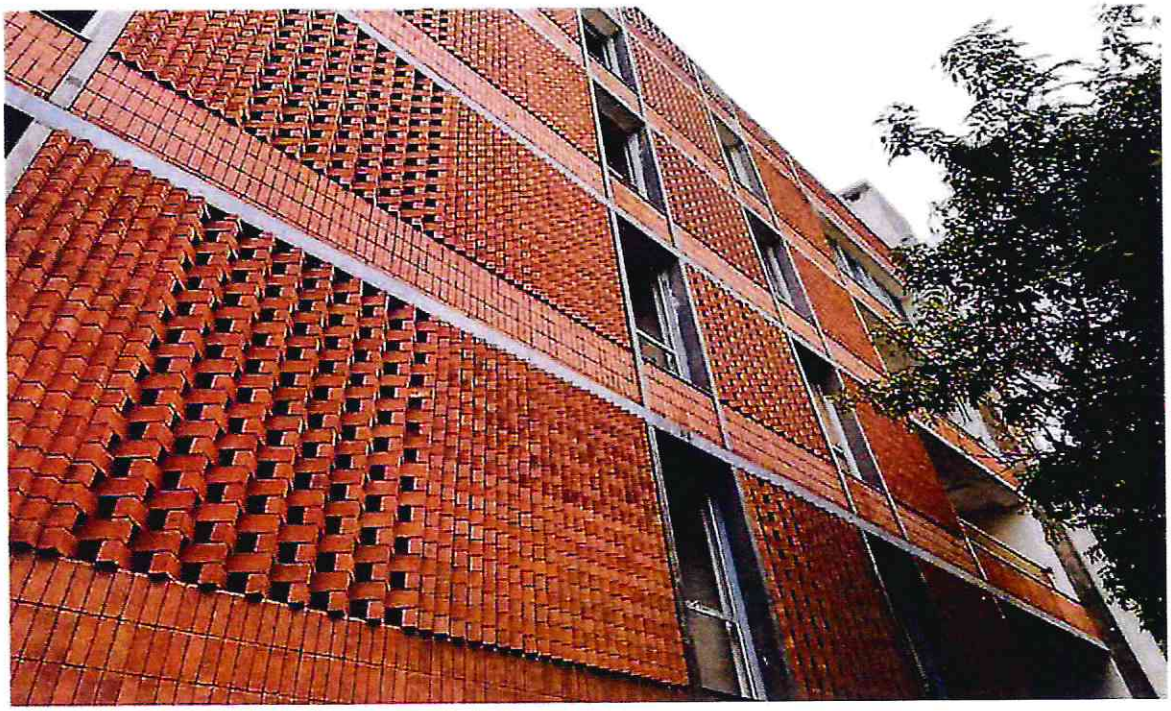
(13)

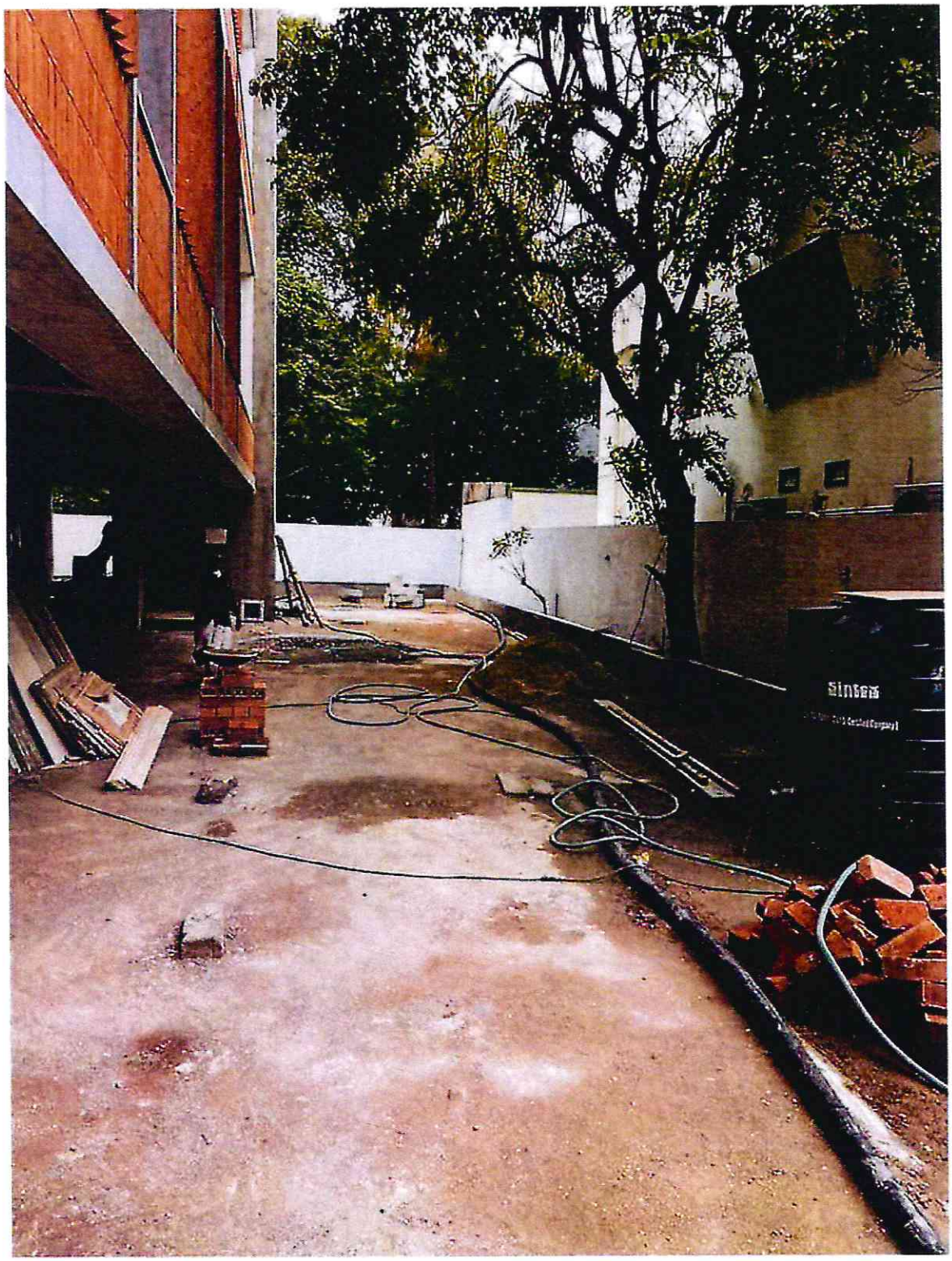
STATUS AS ON 07-12-2022

VISHRANTHI HOMES PVT. LTD. CHENNAI





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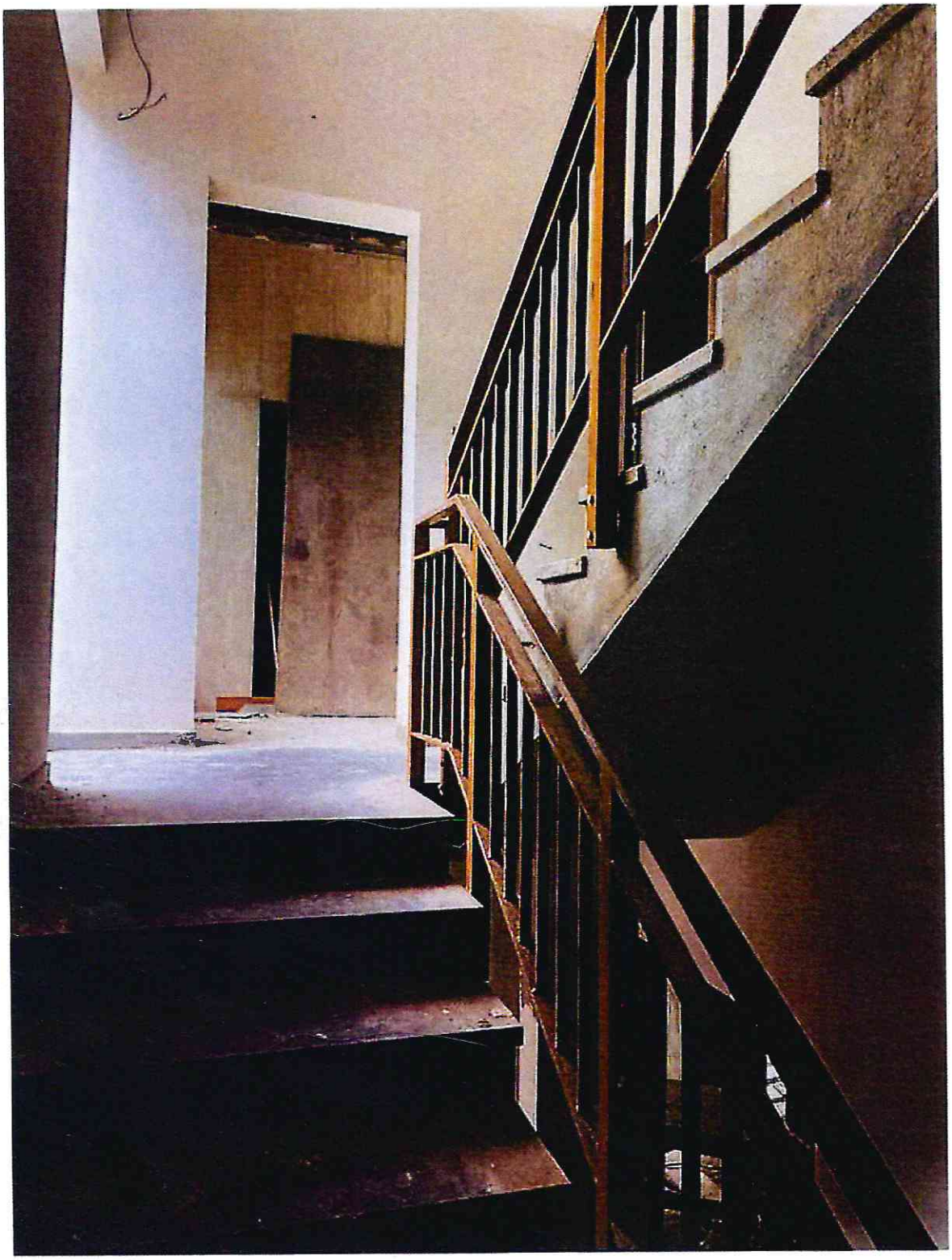
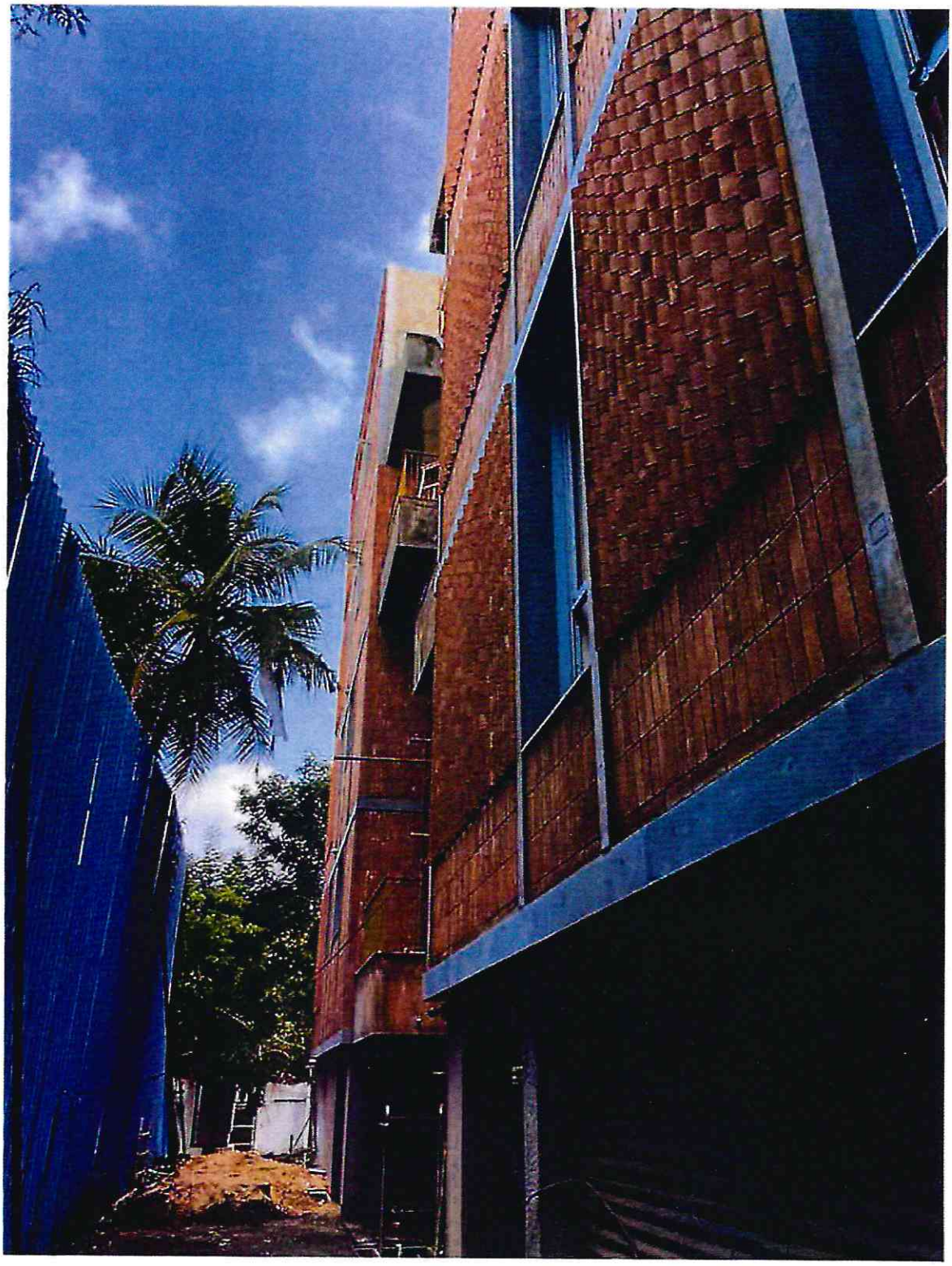




CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building,
No.I, Gandhi Irwin Road, Egmore, Chennai - 600 008.

BY RPAD

COMPLETION CERTIFICATE

From	To
The Member-Secretary, Chennai Metropolitan Development Authority, "Thalamuthu-Natarajan Building" No.1, Gandhi-Irwin Road, Egmore, Chennai-600 008	1) The Chairman, TANGEDCO, Anna Salai, Chennai-600 002. 2) The Managing Director, CMWSSB, 75, Santhome High Road, MRC Nagar, Chennai 600 028

Letter No. CMDA/CC/NHRB/S/0078/2021 **Dated: 02-07-2021**

Sir/ Madam,

Sub: CMDA – Enforcement Cell (South-I) – Completed construction of Stilt Floor + 4 floors residential building with 4 Dwelling Units availing with Premium FSI at Plot No.5, Door No.6/16, Kasthuri Estate 1st Street, Alwarpet, Chennai 600 018 comprised in Old S.No.2757, R.S. No.1576/2 part (Doc.), R.S. No.1576/10, Block No.32 of Mylapore village within Greater Chennai Corporation limit – Completion Certificate – Issued – Reg.

Ref: 1) CMDA Planning Permission No. B/Spl.Bldg./197 A&B/2017 Permit No.11442 in letter No. B2/16447/2016 dated 11.07.2017

2) Completion Certificate Application from M/s. Vishranthi Homes Pvt. Ltd., POA for Tmt. Kala Krishna dated 15.03.2021.

3) Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B0019107 dated 27.04.2021

*****

This is to certify that M/s. Vishranthi Homes Pvt. Ltd., POA for Tmt. Kala Krishna have constructed Stilt Floor + 4 floors residential building with 4 Dwelling Units availing with Premium FSI at Plot No.5, Door No.6/16, Kasthuri Estate 1st Street, Alwarpet, Chennai 600 018 comprised in Old S.No.2757, R.S. No.1576/2 part (Doc.), R.S. No.1576/10, Block No.32 of Mylapore village within Greater Chennai Corporation limit sanctioned vide Planning Permission No. B/Spl.Bldg./197 A&B/2017 Permit No.11442 in letter No. B2/16447/2016 dated 11.07.2017. It was inspected and observed that the building has been completed as per approved plan and satisfies the Norms for issue of Completion Certificate approved by the Monitoring Committee.

2. Accordingly Completion Certificate is issued for the above construction in **C.C.No.EC/South-I/ 160 /2021 dated 02-07-2021.**

3. In accordance with the Provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the Local Body concerned as stated in the connected Building Rules under the respective Local Body Act, 1920, such as Madras City Municipal Corporation Act, 1919, Tamil Nadu District Municipality Act, Tamil Nadu Panchayat Act. The Completion Certificate issued under Development Regulations 4(5) does not cover the Structural Stability aspect. It is the sole responsibility of the Applicant/Developer/ Power Agent and the Structural Engineers/ Licensed Surveyor/Architects, who has signed in the Plan to ensure the safety after construction and also for its continued Structural Stability of the buildings.

Yours faithfully,

02/07/2021

for MEMBER-SECRETARY

2/7/2021

Copy to:

1. M/s. Vishranthi Homes Pvt. Ltd.
   POA for Tmt. Kala Krishna
   No.351, 3rd floor,
   Vadhiraja Centre
   AvvaiShanmugam Salai
   Gopalapuram, Chennai600 086
2. The Chairperson,
   TNRERA,
   CMDA Tower-II, 1st Floor,
   Egmore, Chennai – 600 008 (TNRERA project registration certificate No.TN/29/Building/0237/2017 dated 20.12.2017 in file No.TNRERA/1062/2017. Renewal Lr. No.TNRERA/0039/2021 dated 11.3.2021. Valid upto 30.04.2021)
3. The Deputy Financial Analyst, Finance Division, CMDA (For refund of Security Deposit for Building and Display Board)
4. The System Analyst, Computer Cell, CMDA (to update Webpage)

Note:

i) The Original Cash Receipt for the Security Deposit shall be surrendered for refund by the applicant

ii) If any change in the name of Security Deposit payee an Indemnity Bond in the prescribed format along with NOC from the applicant are to be furnished.

KSM Architecture

FORM-4

ARCHITECT 'S CERTIFICATE

Date: 29.09.2022

To

M/s Vishranthi Homes Pvt Ltd
No.7, 1st Cross Street, Seethammal Colony Extn.,
Teynampet, Chennai 600018

Sub: Certificate of Completion of Construction Work of Building SUBRAMANYA, the Building of the Project (TNRERA Registration No.TN / 29/Building / 0237 / 2017 dated 20.12.2017) situated in Block No.32 comprised in R.S.No.1576/10, at New Door No.6, Old No.16, Kasturi Estate 1st Street, Alwarpet, Chennai 600018 demarcated by its boundaries (latitude 13.042510 and longitude 80.255361) to the North by Land in R.S.No.1576/2, to the South by Kasturi Estate 1st Street, to the East by Land in R.S.No.1576/11 and to the West by Land in R.S.No.1576/9 of Mylapore Village, now Teynampet Village, Mylapore Taluk, Chennai District within the Registration District of Chennai Central and the Registration Sub-District of Joint-I Central Chennai measuring, an extent of 719.15 sq.mts. area being developed by M/s Vishranthi Homes Pvt Ltd

Sir,

We have undertaken assignment as Architect of certifying completion of Construction Work of the Building SUBRAMANYA situated in Block No.32 comprised in R.S.No.1576/10, at New Door No.6, Old No.16, Kasturi Estate 1st Street, Alwarpet, Chennai 600018 of Mylapore Village, now Teynampet Village, Mylapore Taluk, Chennai District measuring an extent of 719.15 sq.mts. area being developed by M/s Vishranthi Homes Pvt Ltd

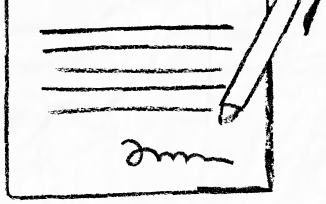
2. Following technical professionals are appointed by Owner/Promoter: (as applicable)
   (i) Mr. Sriram Ganapathi as Architect/Engineer
   (ii) Mr. P. Packiaraj as Structural Consultant
   (iii) Mr. Kumar as MEP Consultant
   (iv) Mr. K. Palani as Site Supervisor/Clerk of Works

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, we hereby certify that the Building SUBRAMANYA has been completed in all aspects. The Building SUBRAMANYA is granted Completion Certificate bearing No.EC / South-I/ 160 / 2021 dated 02.07.2021 by Chennai Metropolitan Development Authority.

Yours Faithfully,

Signature & Name (in BLOCK LETTERS)
Architect with License No..... with official seal

SRIRAM GANAPATHI
CA/90/12933
RA/Gr.I/19/04/154
11/53D, Sripuram Colony, 1st Street,
St. Thomas Mount Cantonment,
Chennai-600 016.



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Compliance & Special Services

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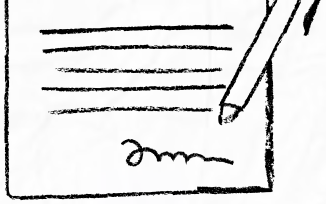

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Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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

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