Verified RealEstate™

Your trusted partner for buying, selling, and managing property, ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™

CHITRA DEVARAJ ARCHITECTS

TAMILNADU REAL ESTATE REGULATORY AUTHORITY
07 MAR 2022
5398
TNRERA
CHENNAI-5

FORM-4
ARCHITECT 'S CERTIFICATE

(To be issued on completion of each of the Building/Block/Tower)

Date:02.02.2022

To

GNG CONSTRUCTIONS
Hosur.

Subject: Certificate of Completion of Construction Work of **THARANGINI HOMES - APARTMENT** Building/Block ofthe Building of the Project (TNRERA Registration Number **TN30/0232/2019** situated on the Plot bearing Survey no./ Plot no./ Door No. **389/2D1A, 389/25** demarcated by its boundaries (latitude and longitude of the end points **12.722891, 77.851524** to the North East **12.722899, 77.851299** to the North West **12.722540, 77.851127** to the South West **12.722480, 77.851570** to the South East of Village **MORNAPALLY** and Taluk **SHOOLAGIRI UNION COUNCIL** District **KRISHNAGIRI** PIN **635109** measuring **1577.03** sq.mts area being developed **GNG CONSTRUCTIONS**

Sir,

I **NAVEEN DEVARAJAN** have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of **Apartment** Building **THARANGINI HOMES** of the Building situated on the plot No./Survey no./ Door no **389/2D1A, 389/25** of **MORNAPALLY** Village **SHOOLAGIRI UNION COUNCIL** and Taluk, District **KRISHNAGIRI** PIN **635 109** measuring **1577.03** sq.mts area being developed by **GNG CONSTRUCTIONS.**

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

(i)	M/s/Thiru/Tmt.	**NAVEEN DEVARAJ**	as Architect/Engineer
(ii)	M/s/Thiru/Tmt.	**VINOTH R**	as Structural Consultant
(iii)	M/s/Thiru/Tmt.		as MEP Consultant
(iv)	M/s/Thiru/Tmt.		as Site Supervisor/Clerk of Works

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my knowledge, I hereby certify that **THARANGINI HOMES** Building/ Block of the Building has been completed in all aspects. The **THARANGINI HOMES - APARTMENT** Building / Block of the Building isgranted Completion Certificate bearing number **2022/01** dated **02/02/2022** by **NAVEEN DEVARAJ.**

Yours Faithfully,

NAVEEN DEVARAJAN
2/2/2022

NAVEEN. D, B.Arch.,
REGISTERED ARCHITECT
LPA/HNTDA-(03/2019)RA GRADE-I
COUNCIL OF ARCHITECTURE(CA/2017/86454)
51C, 1ST FLOOR, NEW TEMPLE LAND HUDCO
HOSUR-635 109, PH:8870033288,8610231530
e-mail:chitra.devaraj1991@gmail.com

CHITRA DEVARAJ ARCHITECTS

Date: 02.02.2022
Hosur

TO WHOMSOEVER IT MAY CONCERN

Sub: Certificate of Building completion of construction work of residential building of the client **Tharangini Homes Apartment** situated on the **Survey No: 389/2D1A, 389/25**, Mornapalli village, Perandapalli panchayat, Shoolagiri union council and Taluk, Krishnagiri District. The site area measuring **1577.03 sqm**

Sir/Mam,

I Naveen Devarajan (CA/2017/86454), principal architect at Chitra Devaraj Architects have undertaken assignment as Architect & Licensed Surveyor for Tharangini Homes Apartment, situated on the Survey No: 389/2D1A, 389/25, Mornapalli village, Perandapalli panchayat, Shoolagiri union council and Taluk, Krishnagiri District. The site area measuring 1577.03 sqm.

I hereby certify that, I have personally inspected the land and building mentioned in the statement below and the same is based on the registered documents, data measurements and specifications found in the site

NAVEEN. D, B.Arch.,
REGISTERED ARCHITECT
LPA/HNTDA-(03/2013) RA GRADE-I
COUNCIL OF ARCHITECTURE (CA/2017/86454)
51C, 1ST FLOOR, NEW TEMPLE LAND HUDCO
HOSUR-635 109. PH:8870033288,8610231530
e-mail:chitra.devaraj1991@gmail.com

CHITRA DEVARAJ ARCHITECTS

1	Date of inspection by the architect	10.01.2022
2	Owner of the land & building with address	THARANGINI HOMES
3	Type of ownership of land	OWNED
4	Location with survey No. Street No. Ward No, Name of the Place, Corporation /Municipality/Panchayat	Survey No: 389/2D1A, 389/25, Mornapalli village, Perandapalli panchayat, Shoolagiri union council and Taluk, Krishnagiri District.
5	Date of Registration of Land	08/01/2018
6	Registered in the office of Sub-Registrar with address	SRO, HOSUR
7	Building plan approved by (address of Corporation / /Municipality/Panchayat)	Survey No: 389/2D1A, 389/25, Mornapalli village, Perandapalli panchayat, Shoolagiri union council and Taluk, Krishnagiri District.
8	Year of construction	2020-2021
9	Total land area of the building	1577.03 sqm
10	Total built up area of the building	3919.59 sqm
11	Purpose for which the building is being used /proposed to be used	Residential (Apartments)

#51-C, FIRST FLOOR, NEW TEMPLE LAND HUDCO, NEAR ULAVAR SANDHAI BACK GATE, HOSUR - 635109.
+91 8870033288 | 9486807897 | 9443637818
chitra.devaraj1991@gmail.com

CHITRA DEVARAJ ARCHITECTS

Sl	BUILDING DESCRIPTION	BUILTUP AREA
01	Stilt Floor	786.09 sqm
02	First Floor	773.44 sqm
03	Second Floor	773.44 sqm
04	Third Floor	773.44 sqm
05	Fourth Floor	773.44 sqm
06	Head Room	39.74 sqm
	Total Area	**3919.59 sqm**

architecture | interiors | planning | sanctions | vasthu | valuation
#51-C, FIRST FLOOR, NEW TEMPLE LAND HUDCO, NEAR ULAVAR SANDHAI BACK GATE, HOSUR - 635109.
+91 8870033288 | 9486807897 | 9443637816
chitra.devaraj1991@gmail.com

CHITRA DEVARAJ ARCHITECTS

View from NE

Name of the building	**Tharangini Homes**
Area	**3919.59 sqm**
Year of construction	**2020 - 2021**
Local Planning Authority Approval no	**No 21/2019 dated 19.07.2019**

#51-C, FIRST FLOOR, NEW TEMPLE LAND HUDCO, NEAR ULAVAR SANDHAI BACK GATE, HOSUR - 635109.
+91 8870033288 | 9486607697 | 9443637818
chitra.devaraj1991@gmail.com

CDA
CHITRA DEVARAJ ARCHITECTS

View from NW

View from North

#51-C, FIRST FLOOR, NEW TEMPLE LAND HUDCO, NEAR ULAVAR SANDHAI, BACK GATE, HOSUR - 635109.
+91 8870033258 | 9486607697 | 9443637616 chitra.devaraj1991@gmail.com

CHITRA DEVARAJ ARCHITECTS

On verification of the above on site, I hereby certify that: -

i. The land & building of the Apartment is exclusively meant for running for Residential purposes.

ii. The building of the Apartment is constructed keeping in view the provisions and bye-laws of the building construction as per the Bureau of Indian Standards and the same is structural safe and secure to run industrial activities. The report is based on Structural stability certificate obtained by registered professionals.

iii. The construction of the building is completed in all respects and the building is structurally sound to be used for Residential purposes and having the load bearing capacity as per the latest Indian Standards.

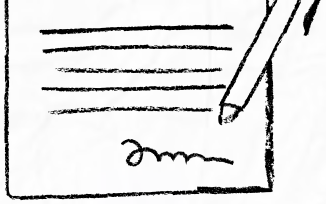
iv. All necessary setbacks of minimum 3 meters have been provided as per Directorate of town and country planning norms for each building

v. Safeguard against fire hazard has been provided in all parts of the building along with fire exits. Fire extinguishers are provided satisfying the norms of fire and safety

vi. Transformer yard is provided and panel rooms are provided separately for uninterrupted power supply to the apartment.

Signature with Seal

NAVEEN. D, B.Arch.,
REGISTERED ARCHITECT
LPA/HNTDA-(03/2019)RA GRADE-I
COUNCIL OF ARCHITECTURE (CA/2017/86454)
51C, 1ST FLOOR. NEW TEMPLE LAND HUDCO
HOSUR-635 109, PH:8870033288,8610231530
e-mail:chitra.devaraj1991@gmail.com



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

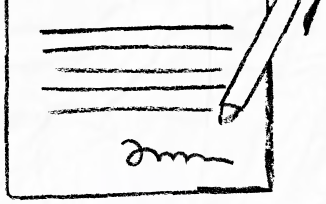
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

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

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996
www.verified.realestate