



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™



Form-5

Certificate by Architect / Licensed Surveyor

(Certificate for the purpose of completion of Layout/ Sub-Division Project)

Address of the Project: Survey No. 330/25B2A, 26A & 26B2 of
Karanai Pudukkery Village and Panchayat Union,
Chengalpattu Taluk, Kancheepuram District.

Date: 29.10.20

M/S. KPN PROMOTERS (Name of the Promoter)
481A, Karanaipudukery Main Road,
Urapakkam (Address of the Promoter)

Subject: Certificate for KPN PROMOTERS (Name of the project)Ref: TN/01/ Layout/0174/ 2018 dt: 10/12/2018 (TNRERA Registration Number)

Sir,

Er. J. Sundaresan (name of the Architect/ Licensed Surveyor) having License No. DTCP, RE/GR-II/001/2020

had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at KPN GRAND (name of the project) situated on the Plot bearing Survey no./ Plot no. 330/25B2A, 26A & 26B2 demarcated by its boundaries (latitude and longitude of the end points) S No. 330/25A2A to the North 330/26B1 to the South 30 Feet Road to the East 40 Feet Road to the West of Division Karanai Pudukkery Village Kandakur Taluk Chengalpattu District Land measuring 4858.17 sq. mts. Being developed by KPN PROMOTERS (Name of the Promoter).

Based on site inspection carried out by me with respect to each of the plot(s) of the aforesaid Layout/ Sub-Division Project, I certify that as on date of this certificate, the project has been developed and completed in all respects as per the Plotting layout plan sanctioned by V. Muthasundaram (Name of the sanctioned authority) vide Planning Permission No. 113/2018-2019 dated 10.12.2018 including all amenities and facilities as committed by the promoter to the allottees.

Yours Faithfully,

Stamp, Signature & Name (IN BLOCK LETTERS) of Architect/ Licensed Surveyor with (Reg. License No. DTCP, RE/GR-II/001/2020)

Enclosed:

Photographs of all sides of site

Er. J. Sundaresan
Er. J. SUNDARESH, M.E.
 Registered Engineer (R.E.)
 CMDA, RE/GR-II/19/11/139
 DTCP, RE/GR-II/001/2020
 No.4, Eswaran Kovil Street, GST Road,
 Urapakkam, Chennai - 603 210.
 Cell : 7010727279 / 8870624357



For K.P.N. PROMOTERS

Proprietor



OMOTERS
Proprietor



For K.P.N. MOTERS

A handwritten signature in blue ink, appearing to be 'K.P.N.' with a stylized flourish.

Proprietor



MOTERS
Proprietor



For K.P.N. PROMOTERS
Proprietor



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



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](tel:+919996129996)
www.verified.realestate