



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: **"KAAVIYA GARDENS DREAM HOMES"**
Ram Poornam Nagar Main Road, Athipattu, Chennai – 58.

Date: 05.11.2020

S.PREMKUMAR, (Name of the Promoter)
No.11/27, Perumal Koil Street, Rajangkuppam, Ayanambakkam,
Chennai - 600 095 (Address of the Promoter)

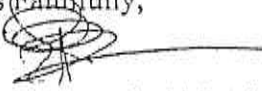
Subject: Certificate for **"KAAVIYA GARDENS DREAM HOMES"**
(Name of the project)
Ref : **TN/02/LAYOUT/019/2019, Dated:12/02/2019 (TNRERA**
Registration Number)

Sir,

I, **L.ARIVAZHAGAN RAJ** (Name of the Architect/ Licensed Surveyor) having License No **RE/GR-III/19/04/107** had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at **"KAAVIYA GARDENS DREAM HOMES"** (Name of the Project) situated on the Plot bearing Survey No.443/4B & 443/5 demarcated by its boundaries (latitude and longitude of the end points) Latitude – 13.087010 Longitude – 80.416339 GPS Coordinates – 13 05'13.2"N 80 08'46.8"E Athipattu village, Ambattur Taluk, Thiruvallur District. Measuring 3801.65 sq. mts. Being developed by **Mr.S.PREMKUMAR**, (Name of the Promoter)

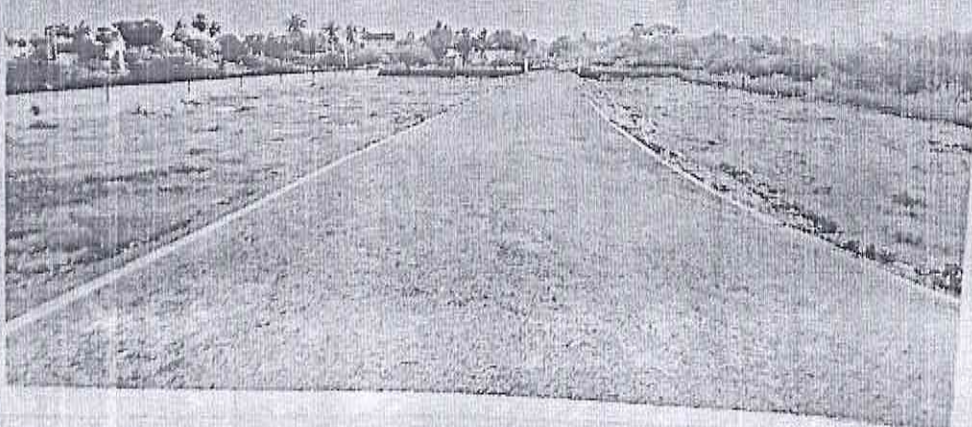
Based on site inspection carried out by me with respect to each of the plot (s) of the aforesaid Layout/ Sub-Division Project, I certify that as on date of this certificate, the project has been developed and completed in all respects as per the Plotting layout plan sanctioned by **GREATER CHENNAI CORPORATION** (Name of the sanctioned authority) vide Planning Permission No.**SD/WDCN07/00463/2017**, dated **27.10.2017** including all amenities and facilities as committed by the promoter to the allottees.

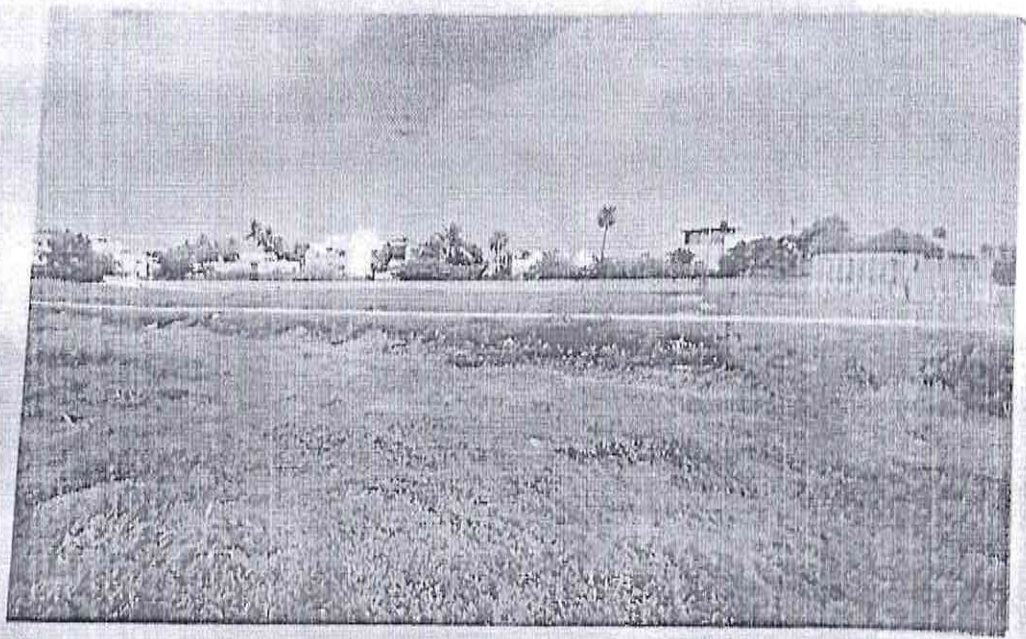
Yours faithfully,


L.ARIVAZHAGAN RAJ

RE/GR-III/19/04/107
L. ARIVAZHAGAN RAJ, D.C.E.,
Registered Engineer Grade-III
Registration No. **RE/GR-III/19/04/107**
Chennai Metropolitan Development Authority
Off: **SAI GREEN ASSOCIATES**
239/3, Rohini Flats, J.N. Road,
Anna Nagar (W) Extn., Chennai-600 101.
Ph: 044-48606014, Mobile: 7299989915
Enclosed:

Photographs of all sides of site







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