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Form-5

Certificate by Architect / Licensed Surveyor

(Certificate for the purpose of completion of Layout Project)

9548
18 MAY 2022

Address of the Project: "JJS GARDEN Phase-II " Survey Nos.593/1,594,595/1A of Nedungundram Village,Vandalur Taluk(Formerly Chengalpet Taluk),Chengalpattu District(Formerly Kancheepuram District)

G.CHANDRIKA & 13 others Date:13.05.2022
No.2A, Varma Castle, No.19,1st Main Road, U.I.Colony, Kodambakkam, Chennai- 600 024.

Subject: Certificate for "JJS GARDEN Phase-II " Survey Nos. 593/1,594 and 595/1Aof Nedungundram Village,Vandalur Taluk(Formerly Chengalpet Taluk),Chengalpattu District(Formerly Kancheepuram District)

Ref: TENRERA Registration Number TN/02/Layout/2545/2022,dated:22.04.2022.

***

Sir,

I, R.AMUTHA having License No. RE/GR-III/19/04/143 had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at "JJS GARDEN Phase-II " Survey Nos. 593/1,594 and 595/1A of Nedungundram Village,Vandalur Taluk(Formerly Chengalpet Taluk),Chengalpattu District(Formerly Kancheepuram District) demarcated by its boundaries 12.886022,80.123258 to the 12.885347,80.123263 to the South 12.885640,80.123998 to the East 12.885917,80.122426 to the West of Nedungundram Village,Vandalur Taluk(Formerly Chengalpet Taluk),Chengalpattu District(Formerly Kancheepuram District) measuring 33900 sq. mts. Being developed by P.SIVA PRASAD & Y.R.NARASIMHA REDDY

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 CMDA vide Planning Permission No.188/2021. In Letter No. Layout-1/0019/2021 dated. 20.12.2021 including all amenities and facilities as committed by the promoter to the allottes.

Yours Faithfully,

R. AMUTHA, D.C.E.,
Registered Engineer, Grade - III
CMDA & GREATER CHENNAI CORPORATION
Reg. No. RE / Gr-III / 19 / 04 / 143
23/3, South Usman Road, T.Nagar, Chennai-17.
Ph: 2433 1296, 81898 14368

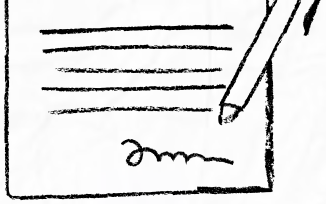
Enclosed: Photographs of all sides of site


2022/04/06 17:28


JJS GARDEN
2022/04/06 17:57


Premier
JJS GARDEN
CMDA APPROVED
04/06 17:30


2022/04/06 17:27



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

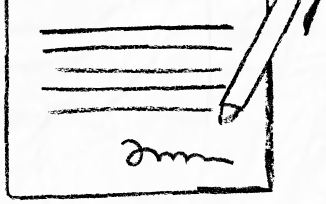
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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

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