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Form-5

Certificate by Architect / Licensed Surveyor

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

Address of the Project: SF.No:413/1A2,413/1B2 & 414/1B2 vadavalli to kanuvai Main Road Kalappanaicken palayam Somayampalayam(post) Coimbatore-641108

Date:26.03.2024

Ananya Shelters Pvt LTD
SF.No:618/1A Near K.S Garden
Kasthurinaicken palayam Vadavalli(post)
Coimbatore-641041

Subject: Certificate for "ANANYAS GARDEN@KALAPPANAICKEN PALAYAM"

Ref: TN/11/Layout/2463/2023

Sir,

I, C.Natarajan having License No. LPA/RE/GR-1/19/03/002 had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at "ANANYAS GARDEN@KALAPPANAICKEN PALAYAM" situated on the Plot bearing Survey no.413/1A2,413/1B2,414/1B2 demarcated by its boundaries (latitude and longitude of the end points) 11.049910, 76.905935 to the North 11.049225, 76.906028 to the South 11.049449, 76.906203 to the East 11.049398 76.904900 to the West of Division Somayampalayam Village Coimbatore North Taluk Coimbatore District Total Land Measuring 8250 Sq.mts. Being developed by Ananya Shelters Pvt Ltd.

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 DTCP *vide* Planning Permission No.L.P/CLPA NO: 308/2023 dated:12.06.2023 including all amenities and facilities as committed by the promoter to the allottes.

Yours Faithfully,

C. NATARAJAN, B.E.,
Consulting Engineer
NAVEEN ASSOCIATES
364, Second St., Extension
Gandhipuram, Coimbatore - 641 012.
COIMBATORE LPA / RE /
GR-I / 19 / 03 / 002

Enclosed:

Photographs of all sides of site

ANANYAS GARDEN @ KALAPPANAICKEN PALAYAM

1.



2.



3.



4.

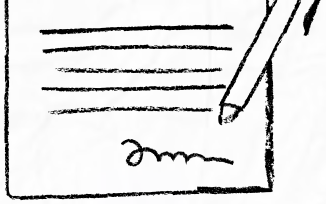


5.



6.





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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

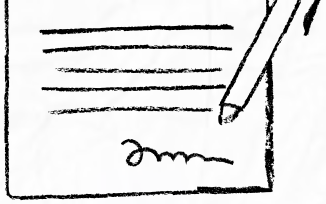
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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.



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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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