



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™



7/11/21

113

Chennai Metropolitan Development Authority

PLANNING PERMIT

(Sec 49 of T & C. P. Act 1971)

PERMIT No. **14468**
PP/NHRB/360/2021

Date of Permit **23-12-2021**

Thiru. S. Ramakrishnan,
Director, M/s. Harmony

File No. **PP/NHRB/C/0288/2021** Residences Pvt Ltd,
No. 11/42, 12th Avenue,

Name of Applicant with Address **Ashok Nagar, Chennai-83.**

PREMIUM FSI.

Date of Application **18.06.2021**

Proposed ✓

Nature of Development : ~~Layout/Sub-division of Land/Building construction/~~
Stilt + 4 floors Residential building with 12 dwelling units axailing

Site Address **Premium FSI at TNHB Block No. H-19,**

Division No. **Manthope Colony, 46th Street Ashok**
Nagar, Chennai-83. Comprised in
T.S. No. 3/6, Block No. 48 of Kodambakkam
Village

Development Charge paid Rs. **24,600/-** Challan No. **B0020471** Date **8/12/2021**

✓ PERMISSION is granted to the ~~layout/sub-division of land/building~~
~~construction/change in use of land/building~~ according to the authorised copy
of the plan attached hereto and subject to the condition overleaf.

3. The permit expires on **22-12-2026** the
building construction work should be completed as per plan before the expiry
date. If it is not possible to Complete the construction, request for renewing the
planning permit should be submitted to Chennai Metropolitan Development
Authority before the expiry date. If it is not renewed before the said date fresh.
Planning Permission application/has to be submitted for continuing the
construction work when the Development Control Rules that may be currently
in force at that time will be applicable. If the construction 'already put up is in
deviation to the approved plan and in violation of rules. Planning permit will
not be renewed.

S. Jayall 23/12/2021
For MEMBER SECRETARY

For HARMONY RESIDENCES PVT. LTD.

S. Ramakrishnan



பெருநகர சென்னை மாநகராட்சி
Greater Chennai Corporation

நகரமைப்பு பிரிவு

Town Planning Section-Works

கட்டிட அனுமதி

Building Permission

(1919 ஆம் ஆண்டின் சென்னை மாநகராட்சி சட்டம் 238 வது பிரிவின் படி)
(1919 MCMC Act Section 238)

கட்டிட அனுமதி எண்/ Building Plan No		திட்ட அனுமதி எண்/Plan Submission No	
CEBA/WDCN10/00023/2022		PP/NHRB/C/288/2021 - 23/12/2021	
மண்டலம் / Zone	கோட்டம் / Ward	அனுமதி நாள் / Approval Date	மனுபெறப்பட்ட நாள் / Application Date
N10	N132	29/01/2022	30/12/2021
மனுதாரரின் பெயர் மற்றும் குடியிருப்பு முகவரி / Applicant name & address		S.RAMAKRISHNAN DIRECTOR HARMONY RESIDENCES PVT LTD-No:11/42, 12th AVENUE, ASHOK NAGAR, CHENNAI - 600083	
மனுபெற்று தன்மை / Service Type		Building Permit for CMDA Approved Plan	
மனை அமைவிடம் / Plot address		Survey No:T.S.No3/6, 46th Street,Ashok Nagar,Ashok Nagar,Kodambakkam, Chennai, 600083	
Building License Fees		192900	
Road cut charges - CMWSSB SEWERAGE		26500	
Road cut charges - CMWSSB, WATER		26500	
Road cut charges - TNEB		23500	
Scrutiny Fees		600	
Workers Welfare Board		261300	
மொத்தக் கட்டணம்/ Total (In Rs.)		534300	

Amount (in words): Rupees Five Lakh Thirty Four Thousands Three Hundred Only

Amount 534300
(In Rs.).

இது குறிப்பிட்ட நிபந்தனைகளுக்கு உட்பட்ட அனுமதிக்கு ஒப்பளிக்கப்பட்ட வரைபட நகலின் படி அனுமதி

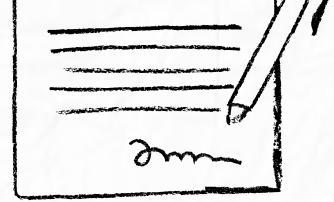
Sanctioned for Building Permit for CMDA Approved Plan Subject to Terms and Condition on Rear Side and as per Sanctioned plan copy.

அனுமதி கால முடிவு 28/01/2027
Permit Valid upto 28/01/2027



Digitally Signed by K
Sundararajan
Date: 29-Jan-2022 (15:53:13)
Executive Engineer (T.P.)

Sundararajan



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.



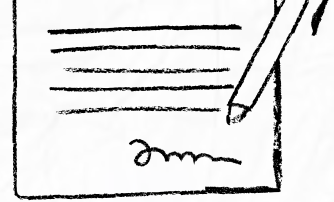
NRI & Investment Services

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