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FORM 'A'
[See rule 3 (2)]

APPLICATION FOR REGISTRATION OF PROJECT

To

The Real Estate Regulatory Authority
No.1A, 1st Floor, Gandhi Irwin Bridge Road,
Egmore, Chennai – 600008.

Sir,

I/~~We~~ hereby apply for the grant of registration of my/~~our~~ project to be set up
at Madavaram Village, Ward: D, Block: 42, T.S. no: 2/5
S. no: 1420/23
Madhavaram Taluk Chennai District Tamil Nadu State _____.

1. The requisite particulars are as under:-

(i) Status of the applicant, whether individual / company / proprietorship firm / societies / partnership firm / competent authority; **INDIVIDUAL**

(ii) In case of individual –

(a) Name	VENNILA SARAVANAN
(b) Father's / Husband's Name	M. SARAVANAN
(c) Occupation	HOUSE WIFE
(d) Permanent address	16/41, S.R.P. Koil Street (South),
(e) Photograph	Jawahar Nagar, Chennai - 600082

OR

In case of firm / societies / trust / companies / limited liability partnership / competent authority -

(a) Name
(b) Address
(c) Copy of registration certificate
(d) Main objects
(e) Name, photograph and address of chairman of the governing body / partners / directors etc.

(iii) PAN No. _____; AKTPV2070J

(iv) Name and address of the bank or banker with which account in terms of section 4 (2)(l)(D) of the Act will be maintained _____; VIJAYA BANK, GANDHI BAZAR,

(v) Details of project land held by the applicant _____ BASAVANAGUDI, BANGALORE 560004

(vi) Details of Approval obtained from Various Competent Authorities for commencing the Project _____ VACANT LAND IN T.S. NO 2/5, DIVISION-26, ZONE-III, CHENNAI 99

1. Sub-Division Approval from Greater Chennai Corporation, Town Planning section - Works Department, vide: WDC No. SD/WDCN03/00489/2021 dated 09-12-2021

2. NoC from PWD vide Ref: LR.No.DB/JDO.1/F.40/NOC/2021/469 dated 19.11.2021

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- (vii) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, any delay in its completion, details of cases pending, details of type of land and payments pending etc.
NIL
- (viii) Agency to take up external development works ~~Local~~
~~Authority (exact Authority or any agreement to the Authority)~~/- Self Development;
- (ix) Registration fee by way of a demand draft dated _____ drawn on _____

_____ bearing no. _____ for an amount of Rs. _____/- calculated as per sub-rule (3) of rule 3;

- (x) Any other information the applicant may like to furnish. **Documents attached as per Index**

2. I/we enclose the following documents in triplicate, namely:-

- (i) authenticated copy of the PAN card of the promoter;
- (ii) **audited balance sheet of the promoter for the preceding financial year;**
- (iii) copy of the legal title deed reflecting the title of the promoter to the land on which development is proposed to be developed along with legally valid documents with authentication of such title, if such land is owned by another person;
- (iv) the details of encumbrances on the land on which development is proposed including any rights, title, interest or name of any party in or over such land along with details;
- (v) where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, entered into between the promoter and such owner and copies of title and other documents reflecting the title of such owner on the land proposed to be developed; **NOT APPLICABLE**

(A) Authenticated copy of the building permit and sanctioned plan from the competent authority in accordance with the laws applicable for the project, and where the project is proposed to be developed in phases, an authenticated copy of the planning

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11
permission, building permit / building sanction plan,
partial completion certificate for each of such phases;
NOT APPLICABLE

- (vi) the sanctioned plan, layout plan and specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority; NOT APPLICABLE
- (vii) the plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities, solid and liquid waste management, emergency evacuation services, use of renewable energy; NOT APPLICABLE
- (viii) the location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project;
- (ix) proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be signed with the allottees; NOT APPLICABLE
- (x) the number, type and the carpet area of apartments for sale in the project exclusive of the area of balcony, verandah, open terrace and other common areas, if any, details of which have to be furnished separately; NOT APPLICABLE
- (xi) the number and areas of covered parking available in the project; NOT APPLICABLE
- (xii) the number of open parking areas available in the project; NOT APPLICABLE
- (xiii) Details of Undivided Shares pertaining to the project; NOT APPLICABLE
- (xiv) the names, addresses, phone numbers, email ids and registration details of real estate agents, if any, for the proposed project; NOT APPLICABLE
- (xv) the names, addresses, phone numbers, email ids and registration details of the contractors, architects, structural engineers, site engineers, project management consultants, HAVC consultants and Geo Technical Engineers, if any and other professionals or key persons, if any associated with the development of the proposed project; NOT APPLICABLE
- (xvi) a declaration in FORM 'B'.

3. I/We solemnly affirm and declare that the particulars given in herein are correct to my ~~our~~ knowledge and belief.

Dated: 11/7/2022
Place: CHENNAI

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Yours faithfully,
Signature and seal of the applicant(s)



our services doesn't just end there



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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**
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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



We're honored to be part of your
real estate journey

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