Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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Published for reference. The authority's own register is the operative record.

Verified RealEstate™
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Chennai 600 097, India

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DIGITALLY VERIFIED RECORD

Project (Building) - Quarterly Progress Report(QPR)

Promoter's Name	**:**	M/s Dhiya Foundation Pvt Ltd
Project Name	**:**	Dhiya's Sai Anandham
Project Registration No	**:**	TN/11/Building/0002/2025
Project Completion Date in Form 'C' / Form 'F'	**:**	31/12/2027
Quarter Ending	**:**	March 2026

Bank Name	**:**	State Bank of India
Bank Branch	**:**	SME BRANCH
E-Mail ID	**:**	

S.No	Bank Accounts	Account No.
1.	RERA Designated Collection Account (100%)	
2.	RERA Designated Separate Account (70%)	43587559415
3.	RERA Designated Transaction Account (30%)	

Amount collected from the allottees and deposited in the RERA Designated Collection Account (100%)	**:**	22640740.00
Amount transferred to the RERA Designated Separate Account (70%)	**:**	0.00
Amount transferred to the RERA Designated Transaction Account (30%)	**:**	
Transfer of Amount from "RERA Designated Separate Account" to Fixed Deposit during the Quarter	**:**	
Details of the Blocks registered with TNRERA **a) Total No. of flats Block wise** **b) Common Amenities provided**	**:**	

A. Sales

S.No	Description	Sales during the Quarter	Cumulative No. of Units upto the Quarter	Total Area(Sq.m.)

1	Flats Booked (As given in Carpet Area Statement while registration) Block / Tower Floor-wise	25	25	3793.32
2	UDS Registered	0	0	0

B. Construction

S.No	Description	Block/Tower No.	Floor-wise Status
1	Stage of construction of each Block/Tower, Floor-wise	1	SI No Stage Of Completion Floor Status 1 Stlit 80 % Completed 2 Slab 100 % Completed 3 Brick Works 80 % Completed 4 Plastering 60 % Completed 5 Water Proofing 40 % Completed 6 Plumbing, Electrical NIL 7 Flooring & Painting, NIL
2	Status of Common Amenities for each Block/Tower, Item-wise as per approved plan	0	0
3	Status of other Common Amenities as indicated in the Construction Agreement	0	0

S.No	Description	Percentage
1	Percentage of completion Block / Tower Floor-wise i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	70% 84150000
2	Percentage of completion of common amenities i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	%

Tamil Nadu Real Estate Regulatory Authority TNRERA Chennai

Date : 1 Apr 2026

Account Number : 00000043841796753

Description : RELATORS CURRENT ACCOUNT ONE

Name : DHIYA FOUNDATION PRIVATE LIMITED

Currency : INR

Corporate Address 22 1 PRR NAGAR 3RD STREET P N PUDUR COIMBATORE 641041

TN Coimbatore

TAMIL NADU-641041

Branch : SME BRANCH, COIMBATORE(12776)

Rate of Interest (% p.a.) : 0.0%

IFS Code : SBIN0012776

Book Balance : 0.00

Available Balance : 0.00

Hold Value : 0.00

MOD Balance : 0.00

Uncleared Amount : 0.00

Balance as on 1 Apr 2025 : 0.00

Account Statement from 1 Apr 2025 to 31 Mar 2026

Txn Date	Value Date	Description	Ref No./Cheque No.	Branch Code	Debit	Credit	Balance
04/04/2025	04/04/2025	BY CLEARING / CHEQUE-INB 641019002-568375 641002028-568375	/ 568375	10395		7,00,000.00	7,00,000.00
04/04/2025	04/04/2025	BY CLEARING / CHEQUE-HDF 641240012-000018 641002028-18	/ 18	10395		5,00,000.00	12,00,000.00
04/04/2025	04/04/2025	BY CLEARING / CHEQUE-KCU 641054008-000040 641002028-40	/ 40	10395		13,00,000.00	25,00,000.00
04/04/2025	04/04/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	17,50,000.00		7,50,000.00
04/04/2025	04/04/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	7,50,000.00		0.00
30/04/2025	30/04/2025	BY TRANSFER-IMPS/512017747135/IDF-XX421-PERFIOS /hdfcLimit-	TRANSFER FROM 4698313162099 /	16209		1.00	1.00
30/04/2025	30/04/2025	BY TRANSFER-IMPS/512017753653/IDF-XX421-PERFIOS /hdfcLimit-	TRANSFER FROM 4698313162099 /	16209		1.00	2.00
30/04/2025	30/04/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	1.00		1.00
30/04/2025	30/04/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	1.00		0.00
23/05/2025	23/05/2025	BY TRANSFER-NEFT*HDFC0000240*HDFCH00257320011*HDFC DISB FUNDED-	TRANSFER FROM 99509044300 /	4430		19,48,000.00	19,48,000.00
23/05/2025	23/05/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	13,63,600.00		5,84,400.00

Txn Date	Value Date	Description	Ref No./Cheque No.	Branch Code	Debit	Credit	Balance
23/05/2025	23/05/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	5,84,400.00		0.00
10/07/2025	10/07/2025	BY CLEARING / CHEQUE-KCU 641054008-000049 641002006-49	/ 49	10395		7,15,000.00	7,15,000.00
10/07/2025	10/07/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	5,00,500.00		2,14,500.00
10/07/2025	10/07/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	2,14,500.00		0.00
24/07/2025	24/07/2025	BY CLEARING / CHEQUE-CAB 641015011-872901 641002039-872901	/ 872901	10395		10,00,000.00	10,00,000.00
24/07/2025	24/07/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	7,00,000.00		3,00,000.00
24/07/2025	24/07/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	3,00,000.00		0.00
08/08/2025	08/08/2025	BY CLEARING / CHEQUE-SIB 641059007-054010 641002010-54010	/ 54010	10395		3,50,000.00	3,50,000.00
08/08/2025	08/08/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	2,45,000.00		1,05,000.00
08/08/2025	08/08/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	1,05,000.00		0.00
01/09/2025	01/09/2025	BY CLEARING / CHEQUE-INB 632019102-405017 641002039-405017	/ 405017	10395		10,00,000.00	10,00,000.00
01/09/2025	01/09/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	7,00,000.00		3,00,000.00
01/09/2025	01/09/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	3,00,000.00		0.00
08/09/2025	08/09/2025	BY CLEARING / CHEQUE-ICI 641229016-000652 641002010-652	/ 652	10395		15,50,000.00	15,50,000.00
08/09/2025	08/09/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	10,85,000.00		4,65,000.00
08/09/2025	08/09/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	4,65,000.00		0.00
10/09/2025	10/09/2025	BY CLEARING / CHEQUE-INB 632019102-405015 641002039-405015	/ 405015	10395		10,00,000.00	10,00,000.00
10/09/2025	10/09/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	7,00,000.00		3,00,000.00
10/09/2025	10/09/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	3,00,000.00		0.00
26/09/2025	26/09/2025	BY CLEARING / CHEQUE-INB 632019102-405018 641002010-405018	/ 405018	10395		7,00,000.00	7,00,000.00
26/09/2025	26/09/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	4,90,000.00		2,10,000.00
26/09/2025	26/09/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	2,10,000.00		0.00
10/10/2025	10/10/2025	BY TRANSFER-NEFT*HDFC0000240*HDFCH00540010901*HDFC DISB FUNDED-	TRANSFER FROM 99509044300 /	4430		32,57,000.00	32,57,000.00
10/10/2025	10/10/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	22,79,900.00		9,77,100.00

Txn Date	Value Date	Description	Ref No./Cheque No.	Branch Code	Debit	Credit	Balance
10/10/2025	10/10/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	9,77,100.00		0.00
16/10/2025	16/10/2025	CREDIT-Chq 872902 CAB PrBr 04792-	/	10395		10,15,000.00	10,15,000.00
16/10/2025	16/10/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	7,10,500.00		3,04,500.00
16/10/2025	16/10/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	3,04,500.00		0.00
03/11/2025	03/11/2025	CREDIT-Chq 405019 INB PrBr 12776-	/	10395		5,00,000.00	5,00,000.00
03/11/2025	03/11/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	3,50,000.00		1,50,000.00
03/11/2025	03/11/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	1,50,000.00		0.00
05/11/2025	05/11/2025	CREDIT-Chq 000654 ICI PrBr 04792-	/	10395		7,00,000.00	7,00,000.00
05/11/2025	05/11/2025	CREDIT-Chq 000256 ICI PrBr 04792-	/	10395		8,75,000.00	15,75,000.00
05/11/2025	05/11/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	11,02,500.00		4,72,500.00
05/11/2025	05/11/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	4,72,500.00		0.00
11/11/2025	11/11/2025	CREDIT-Chq 405020 INB PrBr 04792-	/	10395		5,00,000.00	5,00,000.00
11/11/2025	11/11/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	3,50,000.00		1,50,000.00
11/11/2025	11/11/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	1,50,000.00		0.00
13/11/2025	13/11/2025	CHEQUE DEPOSIT--258541	TRANSFER TO 30789356138 Mr. THANJAVUR SWAMI K / 258541	12776		7,55,740.00	7,55,740.00
13/11/2025	13/11/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	5,29,018.00		2,26,722.00
13/11/2025	13/11/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	2,26,722.00		0.00
18/11/2025	18/11/2025	CREDIT-Chq 405021 INB PrBr 04792-	/	10395		5,00,000.00	5,00,000.00
18/11/2025	18/11/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	3,50,000.00		1,50,000.00
18/11/2025	18/11/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	1,50,000.00		0.00
25/11/2025	25/11/2025	CREDIT-Chq 597603 TMB PrBr 04792-	/	10395		10,00,000.00	10,00,000.00
25/11/2025	25/11/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	7,00,000.00		3,00,000.00
25/11/2025	25/11/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	3,00,000.00		0.00
29/11/2025	29/11/2025	CREDIT-Chq 597602 TMB PrBr 04792-	/	10395		10,00,000.00	10,00,000.00
29/11/2025	29/11/2025	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	7,00,000.00		3,00,000.00
29/11/2025	29/11/2025	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	3,00,000.00		0.00
14/01/2026	14/01/2026	CREDIT-Chq 872905 CAB PrBr 04792-	/	10395		7,00,000.00	7,00,000.00

Txn Date	Value Date	Description	Ref No./Cheque No.	Branch Code	Debit	Credit	Balance
14/01/2026	14/01/2026	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	4,90,000.00		2,10,000.00
14/01/2026	14/01/2026	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	2,10,000.00		0.00
27/01/2026	27/01/2026	CREDIT-Chq 597611 TMB PrBr 04792-	/	10395		5,00,000.00	5,00,000.00
27/01/2026	27/01/2026	CREDIT-Chq 597610 TMB PrBr 04792-	/	10395		5,00,000.00	10,00,000.00
27/01/2026	27/01/2026	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	7,00,000.00		3,00,000.00
27/01/2026	27/01/2026	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	3,00,000.00		0.00
27/02/2026	27/02/2026	BY TRANSFER-NEFT*HDFC0000240*HDFCH00829589803*HDFC DISB FUNDED-	TRANSFER FROM 99509044300 /	4430		2,75,000.00	2,75,000.00
27/02/2026	27/02/2026	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	1,92,500.00		82,500.00
27/02/2026	27/02/2026	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	82,500.00		0.00
31/03/2026	31/03/2026	CREDIT-Chq 555675 CAB PrBr 04792-	/	10395		3,00,000.00	3,00,000.00
31/03/2026	31/03/2026	TO TRANSFER--	TRANSFER TO 43587559415 DHIYA FOUNDATION PRIVA /	12776	2,10,000.00		90,000.00
31/03/2026	31/03/2026	TO TRANSFER--	TRANSFER TO 43841868798 DHIYA FOUNDATION PRIVA /	12776	90,000.00		0.00

**This is a computer generated statement and does not require a signature.

Furnish the Details Flat-Wise:

S.NO	FLOOR	TYPE	Flats Booked (YES/NO)	UDS Registered (YES/NO)
1	First	A	YES	NO
2	First	B	YES	NO
3	First	C	YES	NO
4	First	D	YES	NO
5	First	E	YES	NO
6	Second	A	YES	NO
7	Second	B	YES	NO
8	Second	C	YES	NO
9	Second	D	YES	NO
10	Second	E	YES	NO
11	Third	A	YES	NO
12	Third	B	YES	NO
13	Third	C	YES	NO
14	Third	D	YES	NO
15	Third	E	YES	NO
16	Fourth	A	YES	NO
17	Fourth	B	YES	NO
18	Fourth	C	YES	NO
19	Fourth	D	YES	NO
20	Fourth	E	YES	NO
21	Fifth	A	YES	NO
22	Fifth	B	YES	NO
23	Fifth	C	YES	NO
24	Fifth	D	YES	NO
25	Fifth	E	YES	NO





THE LANDLENS SUITE

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One
Ask anything about a property and get an answer grounded in live government records, with the sources shown.
/landlens/one

Verify My Land
Every record check run on one property and returned as a single report.
/landlens/verify-my-land

Legal Opinion
An advocate's written opinion on the title, built on the records we pull for it.
/landlens

One Map
Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.
/landlens/one/map

PriceMap
What land actually changed hands for around this plot, taken from the registered deeds.
/landlens/pricemap

Build Scope
What you are allowed to build here: floor space, height, coverage and setbacks.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

FREE TOOLS · NO ACCOUNT NEEDED

Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

- Encumbrance Certificate
- Patta and Chitta
- Field Measurement Sketch
- EC Analyzer
- Bank charge check
- Court case search
- Seller background check
- Approval check by survey

Value and duty

What it is worth and what it costs to register.

- Guideline value by street
- Guideline value by survey
- Stamp duty and registration fees
- Capital gains
- Floor space index
- Area unit converter

Zoning and land use

What the plan says can happen on this land.

- Land use zone finder
- CMDA land use check
- Coastal regulation zone
- Master plan check
- Water bodies finder
- Airport height clearance

Registers and directories

Who holds it, and which office keeps the record.

- Find your registering office
- Temple property check
- Waqf property check
- RERA register

Every free tool
/tools

Services we run for you
/services

The LandLens suite
/landlens/one

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

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Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.