Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

Project (Building) - Quarterly Progress Report(QPR)

Promoter's Name	**:**	DAC DEVELOPERS PVT LTD (GPA). Dinakaran C L (Land Owner)
Project Name	**:**	BROOKLYN BY DAC
Project Registration No	**:**	TN/11/Building/0220/2025
Project Completion Date in Form 'C' / Form 'F'	**:**	30/06/2030
Quarter Ending	**:**	September 2026

Bank Name	**:**	ICICI Bank
Bank Branch	**:**	Chrompet
E-Mail ID	**:**	dhanasekaran.k@icicibank.com

S.No	Bank Accounts	Account No.
1.	RERA Designated Collection Account (100%)	
2.	RERA Designated Separate Account (70%)	777705735859
3.	RERA Designated Transaction Account (30%)	

Amount collected from the allottees and deposited in the RERA Designated Collection Account (100%)	**:**	14298220.00
Amount transferred to the RERA Designated Separate Account (70%)	**:**	10008754.00
Amount transferred to the RERA Designated Transaction Account (30%)	**:**	0.00
Transfer of Amount from "RERA Designated Separate Account" to Fixed Deposit during the Quarter	**:**	0.00
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	9	9	1269.60
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	66.94%
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)	 66.94% 425.52
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

ICICI Bank

Detailed Statement

Name:	DAC DEVELOPERS PVT LTD BROOKLYN BY DAC RERA DESIGNATED ACCOUNT	A/C Branch:	PALLAVARAM-CHROMEPET
Address:	NEW NO.27, OLD NO.19,K-BLOCK,,FLAT-A1, FIRST MAIN,ROAD,ANNA NAGAR EAST,CHENNAI,600102,TAMIL NADU,INDIA	Branch Address:	ICICI BANK LTD,OLD NO.201,NEW NO,78,GST ROAD,DURGA COMPLEX,CHROMEPET,CHENNAI - 600044,KANCHEEPURAM|,TAMIL NADU,INDIA
A/C No:	777705735859	A/C Type:	CAA
Jt. Holder:		Cust ID:	602053620
Transaction Date from:	01/07/2026	Branch Code:	3185
Transaction Period:	From 01/07/2026 To 31/07/2026	IFSC Code:	ICIC0003185
Statement Request/Download Date:	03/08/2026	Account Currency:	

ICICI Bank Limited CHENNAI 600044 Chrompet Branch

Advanced Search

Amount from:	NA To NA
Cheque number from:	NA To NA
Transaction remarks:	
Transaction type:	

Sl No	Tran Id	Value Date	Transaction Date	Transaction Posted Date	Cheque no / Ref No	Transaction Remarks	Withdrawal (Dr)	Deposit (Cr)	Balance
No Transactions found during the selected date range.									

Page Total

Opening Bal:	0.00
Withdrawls:	0.00
Deposits:	0.00
Closing Bal:	0.00

Legends Used in Account Statement

1. BBPS - Bharat Bill Payment Service
2. BCTT - Banking Cash Transaction Tax
3. BIL - Internet Bill payment or funds transfer to Third party
4. BPAY - Bill payment
5. CCWD - Cardless Cash Withdrawal
6. DTAX - Direct Tax
7. EBA - Transaction on ICICI Direct
8. IDTX - Indirect Tax
9. IMPS - Immediate Payment Service
10. INF - Internet fund transfer in linked accounts
11. INFT - Internal Fund Transfer (Within ICICI Bank)
12. LCCBRN CMS - Local cheque collection
13. LNPY - Linked loan payment
14. MMT - Mobile Money Transfer (Insta FT - IMPS)
15. N chg - NEFT Charges
16. NEFT - National Electronics Funds Transfer System (Other Bank Fund transfer)
17. ONL - Online Shopping transaction (Payment done on third party website)
18. PAC - Personal Accident cover
19. PAVC - Pay any Visa credit card
20. PAYC - Pay to Contact
21. RCHG - Recharge
22. SMO - Smart Money order
23. T Chg - Travel Charges
24. TOP - Mobile recharge
25. UCCBRN CMS - Upcountry cheque collection
26. VAT / MAT / NFS - Cash withdrawal at other bank ATM
27. VPS / IPS - Debit card transaction
28. BIL - To third party is for RIB
29. GIB - Tax & Statutory payment,EPFO, ESIC
30. CMS - Internet bulk payment fund trf

----------End Of Statement----------

ICICI Bank

Detailed Statement

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Address:	NEW NO.27, OLD NO.19,K-BLOCK,,FLAT-A1, FIRST MAIN,ROAD,ANNA NAGAR EAST,CHENNAI,600102,TAMIL NADU,INDIA	Branch Address:	ICICI BANK LTD,OLD NO.201,NEW NO,78,GST ROAD,DURGA COMPLEX,CHROMEPET,CHENNAI - 600044,KANCHEEPURAM|,TAMIL NADU,INDIA
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Transaction Date from:	01/08/2026	Branch Code:	3185
Transaction Period:	From 01/08/2026 To 31/08/2026	IFSC Code:	ICIC0003185
Statement Request/Download Date:	03/09/2026	Account Currency:	INR

ICICI Bank Limited * CHENNAI 600 044 * Chrompet Branch *

Advanced Search

Amount from:	NA To NA
Cheque number from:	NA To NA
Transaction remarks:	
Transaction type:	CR

Sl No	Tran Id	Value Date	Transaction Date	Transaction Posted Date	Cheque no / Ref No	Transaction Remarks	Withdrawal (Dr)	Deposit (Cr)	Balance
1	S2126 4107	17/Aug/2026	17/Aug/2026	17/08/2026 07:02:46 PM		BIL/INFT/FHL803461 4/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A		70,000.00	70,000.00
2	S2426 8126	18/Aug/2026	18/Aug/2026	18/08/2026 06:01:19 AM		BIL/INFT/FHM81277 34/DES-FT from 777705735859 to777705534001 DAC DEVELOPERS PVT LTDBROOKLYN BY DAC R	70,000.00		0.00

Page Total

Opening Bal:	0.00
Withdrawls:	70,000.00
Deposits:	70,000.00
Closing Bal:	0.00

Legends Used in Account Statement

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2. BCTT - Banking Cash Transaction Tax
3. BIL - Internet Bill payment or funds transfer to Third party
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ICICI Bank

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Name:	DAC DEVELOPERS PVT LTD BROOKLYN BY DAC RERA DESIGNATED ACCOUNT	A/C Branch:	PALLAVARAM-CHROMEPET
Address:	NEW NO.27, OLD NO.19,K-BLOCK,,FLAT-A1, FIRST MAIN,ROAD,ANNA NAGAR EAST,CHENNAI,600102,TAMIL NADU,INDIA	Branch Address:	ICICI BANK LTD,OLD NO.201,NEW NO,78,GST ROAD,DURGA COMPLEX,CHROMEPET,CHENNAI - 600044,KANCHEEPURAM|,TAMIL NADU,INDIA
A/C No:	777705735859	A/C Type:	CAA
Jt. Holder:		Cust ID:	602053620
Transaction Date from:	01/09/2026	Branch Code:	3185
Transaction Period:	From 01/09/2026 To 30/09/2026	IFSC Code:	ICIC0003185
Statement Request/Download Date:	03/10/2026	Account Currency:	INR

ICICI Bank Limited CHENNAI 600044 Chrompet Branch

Advanced Search

Amount from:	NA To NA
Cheque number from:	NA To NA
Transaction remarks:	
Transaction type:	CR

Sl No	Tran Id	Value Date	Transaction Date	Transaction Posted Date	Cheque no / Ref No	Transaction Remarks	Withdrawal (Dr)	Deposit (Cr)	Balance
1	S49624959	08/Sep/2026	08/Sep/2026	08/09/2026 07:02:15 PM		BIL/INFT/FIC8118511/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A		7,00,000.00	7,00,000.00
2	S52652387	09/Sep/2026	09/Sep/2026	09/09/2026 06:01:06 AM		BIL/INFT/FID8243646/DES-FT from 777705735859 to777705534001 DAC DEVELOPERS PVT LTDBROOKLYN BY DAC R	7,00,000.00		0.00
3	S17420238	15/Sep/2026	15/Sep/2026	15/09/2026 07:02:03 PM		BIL/INFT/FIJ0552000/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A		15,40,000.00	15,40,000.00
4	S20946334	16/Sep/2026	16/Sep/2026	16/09/2026 06:01:18 AM		BIL/INFT/FIK0651923/DES-FT from 777705735859 to777705534001 DAC DEVELOPERS PVT LTDBROOKLYN BY DAC R	15,40,000.00		0.00
5	S28538356	16/Sep/2026	16/Sep/2026	16/09/2026 07:01:27 PM		BIL/INFT/FIK0901452/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A		1,40,000.00	1,40,000.00
6	S31462421	17/Sep/2026	17/Sep/2026	17/09/2026 06:01:17 AM		BIL/INFT/FIL0990704/DES-FT from 777705735859 to777705534001 DAC DEVELOPERS PVT LTDBROOKLYN BY DAC R	1,40,000.00		0.00

Page Total

Opening Bal:	0.00
Withdrawls:	23,80,000.00
Deposits:	23,80,000.00
Closing Bal:	0.00

Legends Used in Account Statement

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----------End Of Statement----------

ICICI Bank

Detailed Statement

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Address:	NEW NO.27, OLD NO.19,K-BLOCK,,FLAT-A1, FIRST MAIN,ROAD,ANNA NAGAR EAST,CHENNAI,600102,TAMIL NADU,INDIA	Branch Address:	ICICI BANK LTD,OLD NO.201,NEW NO,78,GST ROAD,DURGA COMPLEX,CHROMEPET,CHENNAI - 600044,KANCHEEPURAM|,TAMIL NADU,INDIA
A/C No:	777705735858	A/C Type:	CAA
Jt. Holder:		Cust ID:	602053618
Transaction Date from:	01/07/2026	Branch Code:	3185
Transaction Period:	From 01/07/2026 To 31/07/2026	IFSC Code:	ICIC0003185
Statement Request/Download Date:	03/08/2026	Account Currency:	

ICICI Bank Limited CHENNAI Chrompet Branch

Advanced Search

Amount from:	NA To NA
Cheque number from:	NA To NA
Transaction remarks:	
Transaction type:	

Sl No	Tran Id	Value Date	Transaction Date	Transaction Posted Date	Cheque no / Ref No	Transaction Remarks	Withdrawal (Dr)	Deposit (Cr)	Balance
No Transactions found during the selected date range.									

Page Total

Opening Bal:	0.00
Withdrawls:	0.00
Deposits:	0.00
Closing Bal:	0.00

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ICICI Bank

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Jt. Holder:		Cust ID:	602053618
Transaction Date from:	01/08/2026	Branch Code:	3185
Transaction Period:	From 01/08/2026 To 31/08/2026	IFSC Code:	ICIC0003185
Statement Request/Download Date:	03/09/2026	Account Currency:	INR

ICICI Bank Limited * CHENNAI 600 044 * Chrompet Branch

Advanced Search

Amount from:	NA To NA
Cheque number from:	NA To NA
Transaction remarks:	
Transaction type:	CR

Sl No	Tran Id	Value Date	Transaction Date	Transaction Posted Date	Cheque no / Ref No	Transaction Remarks	Withdrawal (Dr)	Deposit (Cr)	Balance
1	S5002890	15/Aug/2026	15/Aug/2026	15/08/2026 04:09:25 PM		MMT/IMPS/622716506946/Transfer to Fam/MAHESH KUM/State Bank of I		1,00,000.00	1,00,000.00
2	S21259599	17/Aug/2026	17/Aug/2026	17/08/2026 07:02:27 PM		BIL/INFT/FHL8034526/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	30,000.00		70,000.00
3	S21264107	17/Aug/2026	17/Aug/2026	17/08/2026 07:02:46 PM		BIL/INFT/FHL8034614/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	70,000.00		0.00

Page Total

Opening Bal:	0.00
Withdrawls:	1,00,000.00
Deposits:	1,00,000.00
Closing Bal:	0.00

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----------End Of Statement----------

ICICI Bank

Detailed Statement

Name:	DAC DEVELOPERS PVT LTD BROOKLYN BY DAC RERA COLLECTION ACCOUNT	A/C Branch:	PALLAVARAM-CHROMEPET
Address:	NEW NO.27, OLD NO.19,K-BLOCK,,FLAT-A1, FIRST MAIN,ROAD,ANNA NAGAR EAST,CHENNAI,600102,TAMIL NADU,INDIA	Branch Address:	ICICI BANK LTD,OLD NO.201,NEW NO,78,GST ROAD,DURGA COMPLEX,CHROMEPET,CHENNAI - 600044,KANCHEEPURAM|,TAMIL NADU,INDIA
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Jt. Holder:		Cust ID:	602053618
Transaction Date from:	01/09/2026	Branch Code:	3185
Transaction Period:	From 01/09/2026 To 30/09/2026	IFSC Code:	ICIC0003185
Statement Request/Download Date:	03/10/2026	Account Currency:	INR

Advanced Search

Amount from:	NA To NA
Cheque number from:	NA To NA
Transaction remarks:	
Transaction type:	CR

ICICI Bank Limited CHENNAI 600 044 Chrompet Branch

Sl No	Tran Id	Value Date	Transaction Date	Transaction Posted Date	Cheque no / Ref No	Transaction Remarks	Withdrawal (Dr)	Deposit (Cr)	Balance
1	S4819 0251	08/Sep/2026	08/Sep/2026	08/09/2026 05:07:54 PM		NEFT-SBIN326251111169-MAHESH KUMAR R-ATTN-0000003126482118 6-SBIN0010789		10,00,000.00	10,00,000.00
2	S4962 0838	08/Sep/2026	08/Sep/2026	08/09/2026 07:01:56 PM		BIL/INFT/FIC8118362/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	3,00,000.00		7,00,000.00
3	S4962 4959	08/Sep/2026	08/Sep/2026	08/09/2026 07:02:15 PM		BIL/INFT/FIC8118511/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	7,00,000.00		0.00
4	S1644 0657	15/Sep/2026	15/Sep/2026	15/09/2026 05:40:18 PM		NEFT-SBIN326258572884-MAHESH KUMAR R-ATTN-0000003126482118 6-SBIN0010789		10,00,000.00	10,00,000.00
5	S1680 0401	15/Sep/2026	15/Sep/2026	15/09/2026 06:12:14 PM		RTGS-SBINR52026091542588925-MAHESH KUMAR R-31264821186-SBIN0010789		12,00,000.00	22,00,000.00
6	S1741 5851	15/Sep/2026	15/Sep/2026	15/09/2026 07:01:45 PM		BIL/INFT/FIJ0550164/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	6,60,000.00		15,40,000.00
7	S1742 0238	15/Sep/2026	15/Sep/2026	15/09/2026 07:02:03 PM		BIL/INFT/FIJ0552000/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	15,40,000.00		0.00
8	S2232 9200	16/Sep/2026	16/Sep/2026	16/09/2026 08:17:40 AM		MMT/IMPS/625908907132/Transfer to Fam/SRUTHI J M/State Bank of I		2,00,000.00	2,00,000.00
9	S2853 4778	16/Sep/2026	16/Sep/2026	16/09/2026 07:01:06 PM		BIL/INFT/FIK0901303/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	60,000.00		1,40,000.00

10	S2853 8356	16/Sep/20 26	16/Sep/2026	16/09/2026 07:01:27 PM		BIL/INFT/FIK090145 2/DES-FT from 777705735858 DACDEVELOPERS PVT LTD BROOKLYN BY DACRERA COLLECTION A	1,40,000. 00		0.00

Page Total

Opening Bal:	**0.00**
Withdrawls:	**34,00,000.00**
Deposits:	**34,00,000.00**
Closing Bal:	**0.00**

ICICI Bank Limited CHENNAI 600 044 Chrompet Branch

Legends Used in Account Statement

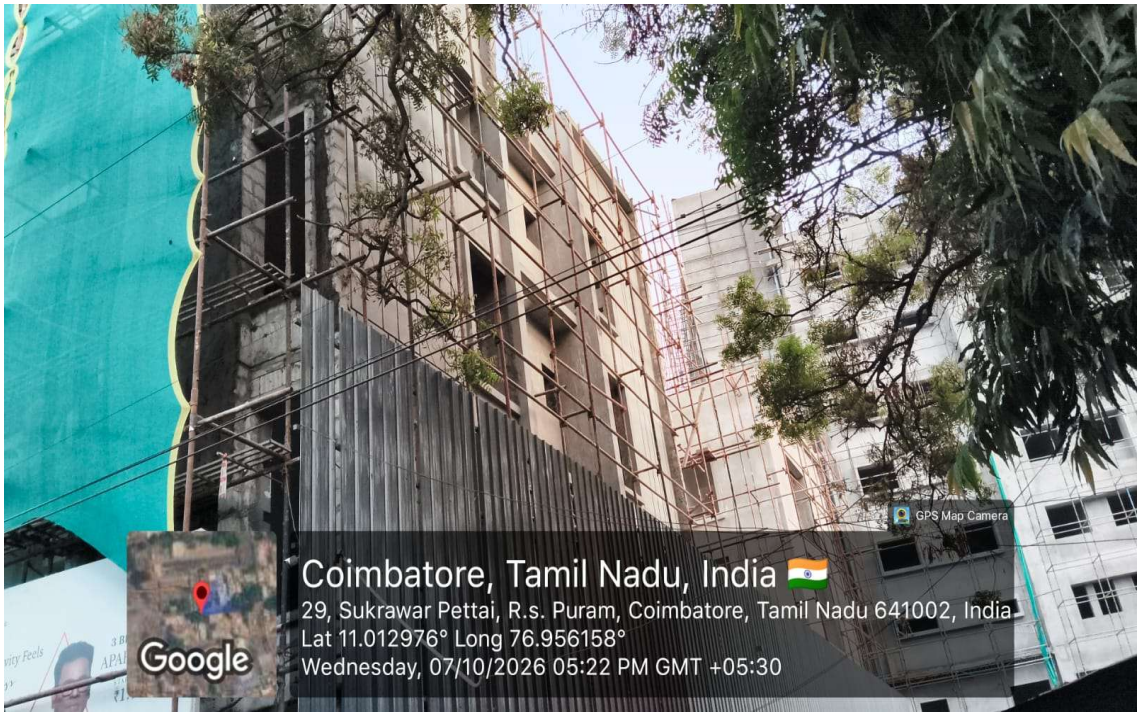
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30. CMS - Internet bulk payment fund trf

----------End Of Statement----------

-NIL-

BROOKLYN BY DAC- TN/11/Building/0220/2025 SEPTEMBER 2026			
S.NO	**FLAT NO. AS IN APPROVED PLAN**	**FLATS BOOKED YES/NO**	**UDS REGISTERED YES/NO**
1	F1	YES	NO
2	F2	No	NO
3	F3	No	NO
4	F4	YES	NO
5	F5	YES	NO
6	S1	YES	NO
7	S2	YES	NO
8	S3	No	NO
9	S4	No	NO
10	S5	YES	NO
11	T1	YES	NO
12	T2	YES	NO
13	T3	No	NO
14	T4	YES	NO
15	T5	No	NO


GPS Map Camera
Coimbatore, Tamil Nadu, India
29, Sukrawar Pettai, R.s. Puram, Coimbatore, Tamil Nadu 641002, India
Lat 11.013005° Long 76.9562°
Wednesday, 07/10/2026 05:22 PM GMT +05:30
Google


GPS Map Camera
Coimbatore, Tamil Nadu, India
29, Sukrawar Pettai, R.s. Puram, Coimbatore, Tamil Nadu 641002, India
Lat 11.012976° Long 76.956158°
Wednesday, 07/10/2026 05:22 PM GMT +05:30
Google

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.