Verified RealEstate™

RE REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

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

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	**:**	M/S Rainbow Foundations Limited
Project Name	**:**	Rainbow Crystal Heights
Project Registration No	**:**	TN/29/Building/0364/2024
Project Completion Date in Form 'C' / Form 'F'	**:**	31/12/2025
Quarter Ending	**:**	June 2025

Bank Name	**:**	ICICI Bank
Bank Branch	**:**	Cenolaph road
E-Mail ID	**:**	

S.No	Bank Accounts	Account No.
1.	RERA Designated Collection Account (100%)	
2.	RERA Designated Separate Account (70%)	777705304860
3.	RERA Designated Transaction Account (30%)	

Amount collected from the allottees and deposited in the RERA Designated Collection Account (100%)	**:**	232183994.00
Amount transferred to the RERA Designated Separate Account (70%)	**:**	232183994.00
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	50	50	14168.98
2	UDS Registered	36	36	1799.52

B. Construction

S.No	Description	Block/Tower No.	Floor-wise Status
1	Stage of construction of each Block/Tower, Floor-wise	Tower I	Building completed. Painting commenced
2	Stage of construction of each Block/Tower, Floor-wise	Tower II	Building completed. Painting commenced
3	Status of Common Amenities for each Block/Tower, Item-wise as per approved plan	Tower I	45% completed
4	Status of other Common Amenities as indicated in the Construction Agreement	Tower II	45% completed

S.No	Description	Percentage
1	Percentage of completion Block / Tower Floor-wise i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	90% 22139.650
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

[iCRM_460229_10.129.54.208_2025058112822]

Your Details With Us:

M/S.RAINBOW FOUNDATIONS LIMITED-RAINBOW CRYSTAL HEIGHTS RERA COLLECT
ION ACCOUNT
NO 4 THANIKACHALAM ROAD,T NAGAR,
CHENNAI
TAMIL NADU - INDIA - 600017

Dial-your-Bank 1800 1080

Your Base Branch: ICICI Bank Ltd, No. 1, Cenotaph Road, Chennai, Tamil Nadu - 600018

Summary of Account as on 30-04-2025

I. Operative Account in INR

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	777705304860	0.00 Cr	600229002	ICIC0000001	Not Registered
	TOTAL	0.00 Cr			

Statement of transactions in Account number: 777705304860 in INR For the period 01-04-2025 To 30-04-2025

Date	Particulars	Chq.No.	Withdrawals	Deposits	Autosweep	Reverse Sweep	Balance(INR)
01-04-2025	B/F						0.00 Cr
19-04-2025	NEFT-HDFCN52025041986761829-AJITH KUMAR JAIN-0001-		0.00	2500000.00			25,00,000.00 Cr
19-04-2025	TRANSFER TO 777705304861TRANSFER TO 000105032481		2500000.00	0.00			0.00 Cr
29-04-2025	RTGS-KKBKR52025042900916103-LATA KOTHARI-011409080		0.00	3900000.00			39,00,000.00 Cr
29-04-2025	TRANSFER TO 777705304861TRANSFER TO 000105032481		3900000.00	0.00			0.00 Cr
Page Total:			**64,00,000.00**	**64,00,000.00**	**0.00**	**0.00**	**0.00 Cr**

Legends for transactions in your account statement	
VAT/MAT/NFS - Cash withdrawal at other Bank ATM's	INF - Internet fund transfer in linked accounts
EBA - Transaction on ICICI direct	BIL - Internet Bill payment or funds transfer to Third party
VPS/IPS - Debit card transaction	
TOP - Mobile recharge	

Sincerely,
Team ICICI Bank

This is a system-generated statement.Hence, it does not require any signature.

Category of service: Banking & Financial Services. Registration No.MIV/ST/Bank & Finc/4.

REGD ADDRESS: ICICI BANK TOWER, NEAR CHAKLI CIRCLE,OLD PADRA ROAD ,VADODARA - 390 007, INDIA

This is an authenticated intimation/statement. Customers are requested to immediately notify the Bank of any discrepancy in the statement

ICICI Bank Limited * CHENNAI 600 017 * V.N. Road Branch

ICICI Bank

[iCRM_90006497_10.129.54.208_20250641575]

Your Details With Us:

M/S.RAINBOW FOUNDATIONS LIMITED-RAINBOW CRYSTAL HEIGHTS RERA COLLECT
ION ACCOUNT
NO 4 THANIKACHALAM ROAD,T NAGAR,
CHENNAI
TAMIL NADU - INDIA - 600017

Dial-your-Bank 1800 1080

Your Base Branch: ICICI Bank Ltd, No. 1, Cenotaph Road, Chennai, Tamil Nadu - 600018

Summary of Account as on 31-05-2025

I. Operative Account in INR

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	777705304860	0.00 Cr	600229002	ICIC0000001	Not Registered
	TOTAL	0.00 Cr			

Statement of transactions in Account number: 777705304860 in INR For the period 01-05-2025 To 31-05-2025

Date	Particulars	Chq.No.	Withdrawals	Deposits	Autosweep	Reverse Sweep	Balance(INR)
01-05-2025	B/F						0.00 Cr
08-05-2025	NEFT-HDFCN52025050823751936-AJITH KUMAR JAIN-0001-		0.00	285400.00			2,85,400.00 Cr
08-05-2025	TRANSFER TO 777705304861TRANSFER TO 000105032481		285400.00	0.00			0.00 Cr
30-05-2025	RTGS-PUNBR52025053012868367-HEMANTH BHANDARI-36140		0.00	1848500.00			18,48,500.00 Cr
30-05-2025	RTGS-PUNBR52025053012880123-SHAGUN BHANDARI-251100		0.00	1848500.00			36,97,000.00 Cr
30-05-2025	TRANSFER TO 777705304861TRANSFER TO 000105032481		3697000.00	0.00			0.00 Cr
Page Total:			**39,82,400.00**	**39,82,400.00**	**0.00**	**0.00**	**0.00 Cr**

Legends for transactions in your account statement	
VAT/MAT/NFS - Cash withdrawal at other Bank ATM's	INF - Internet fund transfer in linked accounts
EBA - Transaction on ICICI direct	BIL - Internet Bill payment or funds transfer to Third party
VPS/IPS - Debit card transaction	
TOP - Mobile recharge	

Sincerely,
Team ICICI Bank

This is a system-generated statement.Hence, it does not require any signature.

ICICI Bank Limited CHENNAI 600 017 V.N. Road Branch

ICICI Bank

[iCRM_90006497_10.129.54.208_202507717938]

Your Details With Us:

M/S.RAINBOW FOUNDATIONS LIMITED-RAINBOW CRYSTAL HEIGHTS RERA COLLECT
ION ACCOUNT
NO 4 THANIKACHALAM ROAD,T NAGAR,
CHENNAI
TAMIL NADU - INDIA - 600017

Dial-your-Bank 1800 1080

Your Base Branch: ICICI Bank Ltd, No. 1, Cenotaph Road, Chennai, Tamil Nadu - 600018

Summary of Account as on 30-06-2025

I. Operative Account in -

Type of Account	Account Number	Balance (-)	MICR	IFSC	Nomination
Current	777705304860		600229002	ICIC0000001	Not Registered
	TOTAL	0.00 Cr			

Note: There is no transactions found for the selected date range 01-06-2025 to 30-06-2025, hence displayed current effective account balance 0.00 as of date 7-7-2025

Sincerely,
Team ICICI Bank

This is a system-generated statement.Hence, it does not require any signature.

ICICI Bank Limited CHENNAI 600 017 V.N. Road Branch

RAINBOW CRYSTAL HEIGHTS
Annexure
Booking details Flat/shop wise

Sl.No.	Flat/Shop No.	Flat/Shop Booked (Yes/No)	Sale Deed Regd (Yes/No)
1	S-1	No	No
2	S-2	No	No
3	S-3	No	No
4	1-G	No	No
5	1-H	No	No
6	S-4	No	No
7	S-5	No	No
8	S-6	No	No
9	2-C	No	No
10	2-D	Yes	No
11	2-E	Yes	No
12	2-F	Yes	No
13	2-G	No	No
14	2-H	No	No
15	S-7	No	No
16	S-8	No	No
17	S-9	No	No
18	3-C	No	No
19	3-D	No	No
20	3-E	No	No
21	3-F	No	No
22	3-G	No	No
23	3-H	No	No
24	4-E	Yes	Yes
25	4-F	No	No
26	4-G	Yes	No
27	4-H	No	No
28	5-A	No	No
29	5-B	No	No
30	5-C	Yes	Yes
31	5-D	Yes	No
32	5-E	Yes	Yes
33	5-F	No	No
34	5-G	No	No
35	5-H	No	No
36	6-A	No	No
37	6-B	No	No
38	6-C	No	No
39	6-D	Yes	Yes
40	6-E	Yes	Yes
41	6-F	No	No
42	6-G	No	No
43	6-H	No	No
44	7-A	Yes	Yes
45	7-B	Yes	Yes
46	7-C	No	No
47	7-D	No	No
48	7-E	Yes	Yes
49	7-F	No	No
50	7-G	Yes	Yes

51	7-H	No	No
52	8-A	Yes	Yes
53	8-B	No	No
54	8-C	No	No
55	8-D	Yes	Yes
56	8-E	No	No
57	8-F	No	No
58	8-G	No	No
59	8-H	Yes	Yes
60	9-A	Yes	Yes
61	9-B	No	No
62	9-C	No	No
63	9-D	Yes	No
64	9-E	Yes	Yes
65	9-F	No	No
66	9-G	Yes	Yes
67	9-H	No	No
68	10-A	Yes	Yes
69	10-B	Yes	Yes
70	10-C	No	No
71	10-D	Yes	No
72	10-E	No	No
73	10-F	No	No
74	10-G	Yes	No
75	10-H	Yes	Yes
76	11-A	Yes	Yes
77	11-B	Yes	Yes
78	11-C	No	No
79	11-D	Yes	Yes
80	11-E	Yes	Yes
81	11-F	No	No
82	11-G	Yes	Yes
83	11-H	Yes	Yes
84	12-A	Yes	Yes
85	12-B	Yes	Yes
86	12-C	No	No
87	12-D	No	No
88	12-E	No	No
89	12-F	No	No
90	12-G	No	No
91	12-H	No	No
92	13-A	Yes	No
93	13-B	Yes	No
94	13-C	No	No
95	13-D	No	No
96	13-E	No	No
97	13-F	No	No
98	13-G	No	No
99	13-H	No	No
100	14-A	Yes	Yes
101	14-B	Yes	Yes
102	14-C	No	No
103	14-D	Yes	Yes
104	14-E	No	No
105	14-F	No	No

106	14-G	Yes	Yes
107	14-H	Yes	No
108	15-A	No	No
109	15-B	Yes	Yes
110	15-C	No	No
111	15-D	No	No
112	15-E	Yes	Yes
113	15-F	No	No
114	15-G	No	No
115	15-H	No	No
116	16-A	No	No
117	16-B	Yes	Yes
118	16-C	No	No
119	16-D	No	No
120	16-E	Yes	Yes
121	16-F	No	No
122	16-G	Yes	No
123	16-H	No	No
124	17-A	Yes	Yes
125	17-B	Yes	Yes
126	17-C	No	No
127	17-D	No	No
128	17-E	No	No
129	17-F	No	No
130	17-G	No	No
131	17-H	Yes	No
132	18-A	No	No
133	18-B	No	No
134	18-C	No	No
135	18-D	No	No


14 Jul 2025 15:50:25


14 Jul 2025 16:01:58


14 Jul 2025 16:01:25

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

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

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.