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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+91 9996 12 9996
verified.realestate

உறுதிமொழி

அனுப்புநர்:

திரு. நாகேந்திரா, த/பெ. திரு. கிருஷ்ணப்பா,
உத்தேசிக்கப்பட்ட மனைப்பிரிவு விளம்பரதாரர் (Promoter),
ச.எண்: 112/2A1A, மதிகிரி கிராமம், ஓசூர் மாநகராட்சி & தாலுகா, கிருஷ்ணகிரி மாவட்டம், தமிழ்நாடு.

பெறுநர்:

உறுப்பினர் செயலர் / அதிகாரம்பெற்ற அலுவலர்,
தமிழ்நாடு ரியல் எஸ்டேட் ஒழுங்குமுறை குழுமம் (TNRERA),
எண்: 1A, 1-வது மாடி, காந்தி இர்வின் பாலம் சாலை, எழும்பூர், சென்னை - 600 008, தமிழ்நாடு.

பொருள்: மனைப்பிரிவு வடிகால் வசதி (Layout Drainage) பாதாள சாக்கடை திட்டத்துடன் (Underground Drainage - UGD) இணைக்கப்பட்டுள்ளது குறித்த உறுதிமொழி மற்றும் புகைப்படங்கள் சமர்ப்பித்தல் சார்பாக.

சர்வே எண் & பரப்பளவு	ச.எண்: 112/2A1A, மதிகிரி கிராமம், ஓசூர் மாநகராட்சி & தாலுகா, கிருஷ்ணகிரி மாவட்டம் | பரப்பளவு: 1966.00 சதுர மீட்டர்
புவியியல் அமைவிடம்	Latitude 12°41'24.2"N, Longitude 77°48'49.5"E
எல்லைகள்	வடக்கு: ச.எண்: 112/1B | தெற்கு: சாலை கிழக்கு: ச.எண்: 112/2A1B நிலம் | மேற்கு: ச.எண்: 109 பகுதி & சாலை
அங்கீகார SWP எண்கள்	1. ம.வ/ஒ.பு.ந.கு (கி.மா) SWP எண்: 33 / 2025 2. ம.வ/தி.அ/ஒ.பு.ந.கு (கி.மா) SWP எண்: 11 / 2025

ஐயா / அம்மா,

மேற்கண்ட முகவரியில் அமைந்துள்ள எங்களது குடியிருப்பு மனைப்பிரிவின் (Residential Layout) கழிவுநீர் மற்றும் மழைநீர் வடிகால் அமைப்புகள் (Layout Drainage), உள்ளாட்சி / மாநகராட்சியின் **பாதாள சாக்கடை திட்டத்துடன் (Underground Drainage - UGD) முறைப்படி இணைக்கப்பட்டுள்ளது.**

இத்தளத்தில் அமைக்கப்பட்டுள்ள பாதாள சாக்கடை வடிகால் இணைப்பின் நேரடி புகைப்படங்கள் (Site Images of Underground Drainage Works) இக்கடிதத்துடன் சான்றாக இணைக்கப்பட்டுள்ளன. DTCP மற்றும் TNRERA விதிமுறைகளின்படி அனைத்து பணிகளும் முழுமையாக பூர்த்தி செய்யப்பட்டுள்ளன என்பதைத் தெரிவித்துக் கொள்கிறேன்.

இணைப்புகள் (Attachments):

1. தளத்தில் அமைக்கப்பட்டுள்ள பாதாள சாக்கடை வடிகால் இணைப்பு புகைப்படங்கள் (Site Images of UGD Works)
2. மனைப்பிரிவு அங்கீகார உத்தரவு நகல் (Approved Layout Order Copy)

இங்ஙனம்,

(திரு. நாகேந்திரா)
(மனைகளின் விளம்பரதாரர் / Promoter)
11/09/2026

Form-5

Certificate by Architect / Licensed Surveyor

(Certificate for the purpose of completion of Layout/ Sub-Division Project)

Address of the Project: S.No: 112/2A1A, Mathigiri Village, Hosur City Municipal Corporation & Taluk ,Krishnagiri District, Tamilnadu.

From

Date:08.06.2026

Mr. NAGENDRA, S/o. Mr. KRISHNAPPA,
Door No: 383, Royal Town,
Titan Township Main Road,Mathigiri village ,
Hosur Cattle Farm, Krishnagiri District,

Subject: Certificate for: certificate for completion of layout work, LAYOUT NAME: **NGS VAIBHAV** S.No: 112/2A1A, Mathigiri Village, Hosur City Municipal Corporation & Taluk ,Krishnagiri District.

Ref :_____(TNRERA Registration Number)

Sir,

I, **Er.VINOTH KUMAR V having License No. 36/2024 (GR -II)** had undertaken assignment as an Licensed Surveyor for the assessment and verification of development of (**Residential Layout**) work done at situated on the Plot bearing Survey **S.No: 112/2A1A, Mathigiri Village, Hosur City Municipal Corporation & Taluk, Krishnagiri District,** demarcated by its boundaries (latitude 12°41'24.2"N and longitude 77°48'49.5"E of the end points) S.No: **112/2A1A**, Survey Number: 112/1B to The North, Road to the South, Land in Same Survey Number 112/2A1B to the East, S.No: 109 pt & Road to the West. **S.No: 112/2A1A, Mathigiri Village, Hosur City Municipal Corporation & Taluk, Krishnagiri District.** Measuring **1966.00 Sq. M.** Being developed by

1). Mr. Nagendra, S/o. Mr. Krishnappa (Owners) Based on site inspection carried out by me with respect to each of the plot(s) of the aforesaid Layout Project, I certify that as on date of this certificate, the project has been developed and completed in all respects as per the Plotting layout plan sanctioned by DEPUTY DIRECTOR TOWN AND COUNTRY PLANING, Krishnagiri District officer, Hosur vide Layout is assigned as Planing Permission No: **L.P/ H.N.T.D.A(K.D) (SWP) No: 33/2025 and L.P/ P.P/H.N.T.D.A(K.D) (SWP) No: 11/2025** dated 04.03.2025 & Hosur City Municipal Corporation approval File No: 327/2026/F1 dated 02.06.2026 including all amenities and facilities as committed by the promoter to the allotters. Stamp,

Youra Faithfully

Signature & Name of Licensed Surveyor with

V. Vinoth Kumar

(Reg. License NO: 36/2024 GR-II)

Enclosed: Photographs of all Sides of Site.

V. Vinoth Kumar

Er. V. VINOTHKUMAR M.E (Structural),
Chartered Engineer & Regd. Professional Engineer,
HCMC Govt. Regd. Engineer Reg. No : 01/2022 (RE-GR-III),
DTCP Govt. Regd. Engineer Reg. No : 36/2024 (RE-GR-II),
36/2024 (CE), 26/2022 (RSE-GR-II), 14/2022 (RD),
Yuktha Construction, Shanthi Nagar East,
2nd Cross, HOSUR-635109. **Ph. No : 9750381769**

KDTCP

GOVT. OF TAMILNADU
TOWN AND COUNTRY PLANNING DEPARTMENT
THE KRISHNAGIRI DISTRICT TOWN AND COUNTRY PLANNING

39/9,First floor, Min Nagar,2nd cross,
Near TNEB Office,
Rayakottai main Road,
Hosur-635 109.
Phone: 04344-222563
Email: krishnagiri.district2020@gmail.com
Website: WWW.tn.gov.in/tcp

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that Thiru.*V.VINOTHKUMAR* has enrolled as Registered Construction Engineer (CE) with Krishnagiri District Town and Country Planning **(KDTCP) who has the qualification of B.E.*Civil Engg.*, *and* experience in the relevant field for more than 05 years.**

He has been given the Registration No: *36/2024 -CE* on *05-07-2024*. He shall be required to comply with the duties and responsibilities prescribed by the Government of Tamil Nadu in Part V, "Registration of Professionals", Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(MS) No. 18, MAWS (MA1) Dept., Dated:04.02.2019.

This Registration is valid upto *04-07-2029.*



05 JUL 2024

DEPUTY DIRECTOR,
KRISHNAGIRI DISTRICT TOWN
AND COUNTRY PLANNING, HOSUR.

05/7/24

GOVT. OF TAMILNADU
TOWN AND COUNTRY PLANNING DEPARTMENT

KDTCP

GOVT. OF TAMILNADU
TOWN AND COUNTRY PLANNING DEPARTMENT
THE KRISHNAGIRI DISTRICT TOWN AND COUNTRY PLANNING
39/9,First floor, Min Nagar,2nd cross,
Near TNEB Office,
Rayakottai main Road,
Hosur-635 109.
Phone: 04344-222563
Email: krishnagiri.district2020@gmail.com
Website: WWW.tn.gov.in/tcp

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that Thiru. ***V.VINOTHKUMAR*** has enrolled as **Registered Engineer** ***Grade-II*** **(RE)** with Krishnagiri District Town and Country Planning **(KDTCP)** who has the qualification of ***B.E.Civil Engg .,*** and experience in the relevant field for ***05*** years.

He has been given the Registration No:***36/2024, RE-GR-II*** on ***05.07.2024***. He shall be required to comply with the duties and responsibilities prescribed by the Government of Tamil Nadu in Part V, "Registration of Professionals", Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(MS) No. 18, MAWS (MA1) Dept., Dated:04.02.2019.

This Registration is valid upto ***04.07.2029.***



05 JUL 2024

DEPUTY DIRECTOR,
KRISHNAGIRI DISTRICT TOWN
AND COUNTRY PLANNING, HOSUR.

KDTCP



GPS Map Camera



Mathigiri,Tamil Nadu,India 🇮🇳

Titan Township, Titan Township, Mathigiri, Tamil Nadu 635110, India

Lat 12.690149, Long 77.813534

Wednesday, 09/09/2026 01:52 PM GMT+05:30

Note : Captured by GPS Map Camera


GPS Map Camera
Mathigiri,Tamil Nadu,India
Titan Township, Titan Township, Mathigiri, Tamil Nadu 635110, India
Lat 12.690129, Long 77.813545
Wednesday, 09/09/2026 01:54 PM GMT+05:30
Note : Captured by GPS Map Camera

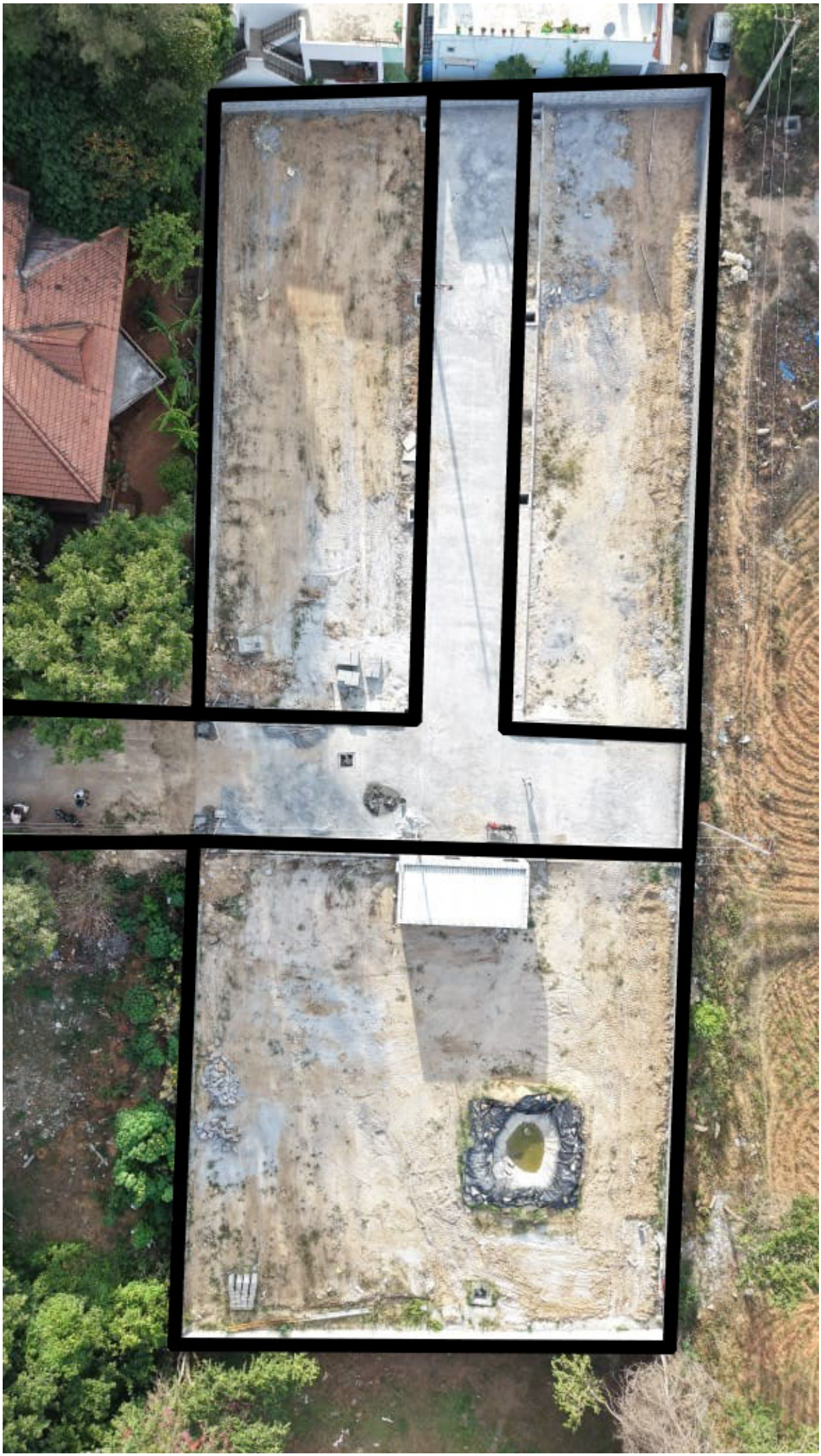

GPS Map Camera
Mathigiri,Tamil Nadu,India
Titan Township, Titan Township, Mathigiri, Tamil Nadu 635110, India
Lat 12.690085, Long 77.813719
Wednesday, 09/09/2026 01:55 PM GMT+05:30
Note : Captured by GPS Map Camera


GPS Map Camera
Mathigiri,Tamil Nadu,India
Titan Township, Titan Township, Mathigiri, Tamil Nadu 635110, India
Lat 12.690078, Long 77.813653
Wednesday, 09/09/2026 02:57 PM GMT+05:30
Note : Captured by GPS Map Camera


GPS Map Camera
Mathigiri,Tamil Nadu,India
Titan Township, Titan Township, Mathigiri, Tamil Nadu 635110, India
Lat 12.690010, Long 77.813788
Wednesday, 09/09/2026 02:56 PM GMT+05:30
Note : Captured by GPS Map Camera


GPS Map Camera
Mathigiri,Tamil Nadu,India
Titan Township, Titan Township, Mathigiri, Tamil Nadu 635110, India
Lat 12.690115, Long 77.813486
Wednesday, 09/09/2026 05:00 PM GMT+05:30
Note : Captured by GPS Map Camera


GPS Map Camera
Mathigiri,Tamil Nadu,India
Titan Township, Titan Township, Mathigiri, Tamil Nadu 635110, India
Lat 12.690022, Long 77.813651
Wednesday, 09/09/2026 04:58 PM GMT+05:30
Note : Captured by GPS Map Camera






Bore
Bore

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,
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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.