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

# PP VENTURES LLP

Regd Office : "SYNERGY" BUILDING, 3rd FLOOR, # 20, (New # 64), RUKMANI LAKSHMIPATHY SALAI, EGMORE, CHENNAI-600 008. Phone : +91-44-4289 0102 E-mail : vinay@polypipes.in

Date: 8th June, 2026

To,
The Chairman
The Tamil Nadu Real Estate Regulatory Authority (TNRERA),
Chennai.

**Subject:** No Objection Certificate (NOC) for Project Registration and Sale of Units
**Project Name**: PRINCE BLOSSOM
**Developer/Promoter Name**: M/s. PRINCE PROPERTY MANAGEMENT SERVICES

Sir/Madam,

We have received the request mail dated 01-06-2026 of the Promoter (as defined hereinbelow) for issuing the no objection for the specific purpose of Tamil Nadu Real Estate Regulatory Authority (TNRERA) registration and compliance.

This is to confirm that **M/S. PP VENTURES LLP** (hereinafter referred to as "the Lender") has sanctioned and extended credit facilities to the extent of Rs.25,00,000/-(Rupees Twenty Five Crore only) to M/s. Prince Property Management Services (the "Promoter") and to secure the said Facility the Lender has created a mortgage vide Mortgage Deed Document No.7206/2025, dated 07th May 2025 registered in the S.R.O. at Sulur, over the land admeasuring 2,05,278 sq.ft. on which the project "Prince Blossom" to be constructed, situated at Survey Nos. 4/4, 4/5, 4/6, in Mylampatti Village, Sulur Taluk, Coimbatore and more particularly described in the said Mortgage Deed.

Thus, the Lender has no objection and confirms the following.

1 . **Consent for Registration**: PP VENTURES LLP has No Objection to the registration of the aforementioned project with the Tamil Nadu Real Estate Regulatory Authority (TNRERA).



2. **Consent for Sale/Lease**: With the prior written permission of PP VENTURES LLP , the Promoter can enter into Agreements for Sale, Sale Deeds, Allotment Letters, or Lease Deeds with prospective allottees for the units in the said project, as per the terms of the loan/mortgage agreement, provided that the Promoter shall ensure that all the receivable from sale of such units are deposited in escrow account opened with a Bank as per the rules and regulation of TNRERA.

   The Promoter shall solely be liable and responsible for the complying with all the rules and regulation pertaining to the TNRERA.

Thanking you,
**For PP VENTURES LLP**




Authorised Signatory

Name:
Designation:
Email ID:

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.