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T. PRAKASH, B.E.,(Civil)., MBA.,

Greater Chennai Corporation
Class - I Licensed Surveyor No. 2241,
Registered Engineer - Grade -I (RE)
Registration No. RE/Gr.I/2024/02/003

Form-5
Certificate by Architect / Licensed Surveyor
(Certificate for the purpose of completion of Layout/ Sub-Division Project)

Address of the Project: **"ISHA GRAND VALLEYS"** layout developed at Survey Nos. 568/10A, 568/11A, of Melapachakudi Village, Viralimalai Panchayat Union & Taluk, Pudukkottai District, Tamil Nadu State.

Date: 25-Feb-2025

Applicant Details:
M/s. ISHA HOMES (INDIA) PRIVATE LIMITED
Rep. by Mr. S. RAMADOSS
Door No. NEW NO. 74, OLD NO. 55,
First Avenue, Indira Nagar, Adyar,
Chennai District - 600020
Mobile number - 7299066084
E - mail: approval@ishahomes.com

Subject: Certificate for **"ISHA GRAND VALLEYS"**

Ref : RERA Registration No. TN/19/Layout/0198/2025 dated 10.01.2025

Dear Sir,

I, **T. PRAKASH** having License No.**RE/GR-I/2024/02/003.** had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at **"ISHA GRAND VALLEYS"** layout developed at Survey Nos. 568/10A, 568/11A of Melapachakudi Village, Viralimalai Panchayat Union & Taluk, Pudukkottai District, Tamil Nadu State demarcated by its boundaries **Latitude 10°40'12.5"N, Longitude 78°37'07.4"E** developed by **M/s. ISHA HOMES (INDIA) PRIVATE LIMITED.** 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 approved by Deputy Director, District Town and Country Planning, Pudukkottai vide Layout No. 146/2024 in Letter ROC No. 8PLI0V4O/2024/TCP, dated 12/12/2024. The President, Kunnathur Village Panchayat, Viralimalai Panchayat Union / Taluk, Pudukkottai District has approved the layout in Letter ROC No. 05/2024-2025, dated 18/12/2024 including all amenities and facilities as committed by the promoter to the purchasers.

Yours Faithfully,

T. PRAKASH, B.E. (Civil)., MBA.,
Greater Chennai Corporation
Class-I Licensed Surveyor No. 2241
No. A401, Isha Yara Apartments
Vadakkupattu Road, Madavakkam,
Chennai-600 100. Mob: 98414 27068
E-mail: prakash@buildtechinfra.com

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TNRERA Reg No. TN/Layout/0198/2025 dated 10.01.2025

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27 February 2025

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our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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