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RE REGULATORY RECORD

RERA Document

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

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

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DIGITALLY VERIFIED RECORD

Form – 5

Address of the Project Residential Layout at comprised in Old Patta Survey number.193/2A5B1, Total Plot Nos; 8 within the limit of Kondappanaickenpatti Village, Selam Taluk, Selam District, Tamil Nadu State.

Date. 23.03.2026

S. DHANALAKSHMI

Door No. 90G3, Vasantham Nagar

Kelakku Thiruvagoundanur,Suramangalam,

Selam – 636005.

Subject: Certificate for 'LAKSHMI AVENUE'

Ref: TNRERA/PLI/0533/2026

I,R. DAISY PREMILA (Licensed Surveyor) having License No:CGLDIST/RE/Gr-111/2023/02/001 Had undertaken assignment as an Licensed Surveyor for the assessment and verification of development of work done at 'LAKSHMI AVENUE'Comprised in old Patta Survey No.193/2A5B1 Total Plot Nos; 8 within the limit of Kondappanaickenpatti Village, Selam Taluk, Selam District, Tamil Nadu State.East by – S.No. 201, Wet by – 9.2M Road, North by – S.No. 202 and 193/2B Link Odai, South by – 193/2A4B1,193/31,193/32, 193/33A,193/33B,193/34 &193/35 demarcated by its boundaries North Lat 11.717918, Long 78.18447.to the South Lat 11.717898 Long 78.18406 to the South Lat to the East Lat 11.717919 Long 78.183978 to West 11.717902 Long 78.183989 of the Divison Kondappanaickenpatti Village Selam Taluk Selam District 2128Sqmt. Being Developed by S.DHANALAKSHMI

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 DTCP SELAM Vide Planning Permission No. 150/2025 and SWP/DTCP/SELAM/LAYOUT No. 400/2025. Dated: 28/11/2025 including all amenities and facilities as committed by the promoter to the allottes.

Yours Faithfully

R. DAISY PREMILA
Consulting Civil Engineer & Registered Engineer of
DTCP/CHENGELPATTU/TAMILNADU
RGN.NO:CGLDIST/RE/Gr-111/2023/02/001
KUNDRATHUR MUNICIPALITY
RGN.NO:179/LS/2023/00010.
NO.22/23, VASAN STREET, VASANTHAM NAGAR,
KOLATHUR, CHENNAI-600 099.
MOB:98409 90159

District Town and Country Planning Office,
Chengalpattu District,
No.124, Municipal Commercial Complex,
G.S.T.Raod, Chengalpattu - 603 001
E-mail : ddcgldistrict@gmail.com, Phone : 044 - 27422144

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that **Mrs.R.DAISY PREMILA** has enrolled as **Registered Engineer Grade-III (RE)** with Department of Town and Country Planning who has the qualification of **I.T.I.,(Draughtsman Civil)** and experience in the relevant field for **11 years.**

He has been given the Registration No. **CGLDIST/RE/Gr-III/2023/02/001** on **13.02.2023**. 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.16 MAWS (MA1) Dept. Dated 31.01.2020.

This Registration is valid upto **12.02.2028**.

13.2.23

Assistant Director,
Chengalpattu District



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.