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

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+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

# Form-5

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

Address of the Project:

Project named as "PALM PARADISE" comprised in Survey No. 92/2A1, 92/3, 93/1A, & 93/1B measuring an extent of 7.99 acres approximately (32337.00 Sq.mtrs) situated in Kagganur Village, Sevaganapalli Panchayat, Hosur Taluk, Krishnagiri District, Tamil Nadu - 635 103.

Westbury Hospitality Pvt Ltd,
#6, First Floor, GPR Towers, Park Road,
Tasker Town, Shivaji Nagar, Bengaluru,
Karnataka - 560051.

Date : 13.10.2025

**Subject:** Certificate for Project named as "PALM PARADISE" comprised in Survey No. 92/2A1, 92/3, 93/1A, & 93/1B measuring an extent of 7.99 acres approximately (32337.00 Sq.mtrs) situated in Kagganur Village, Sevaganapalli Panchayat, Hosur Taluk, Krishnagiri District, Tamil Nadu - 635 103.

(**TN/30/Layout/2758/2024**) Sir,
Sir, I,Er. S. Vinay Prasad, having License No.33/2024, had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work completed at Project named as "PALM PARADISE" comprised in Survey No. 92/2A1,92/3,93/1A&93/1B measuring an extent of 7.99 Acre (32337.00 Sq.mts) situated in KAGANUR Village SEVAGANAPALLI Panchayat, Hosur Taluk, Krishnagiri District, Tamilnadu.

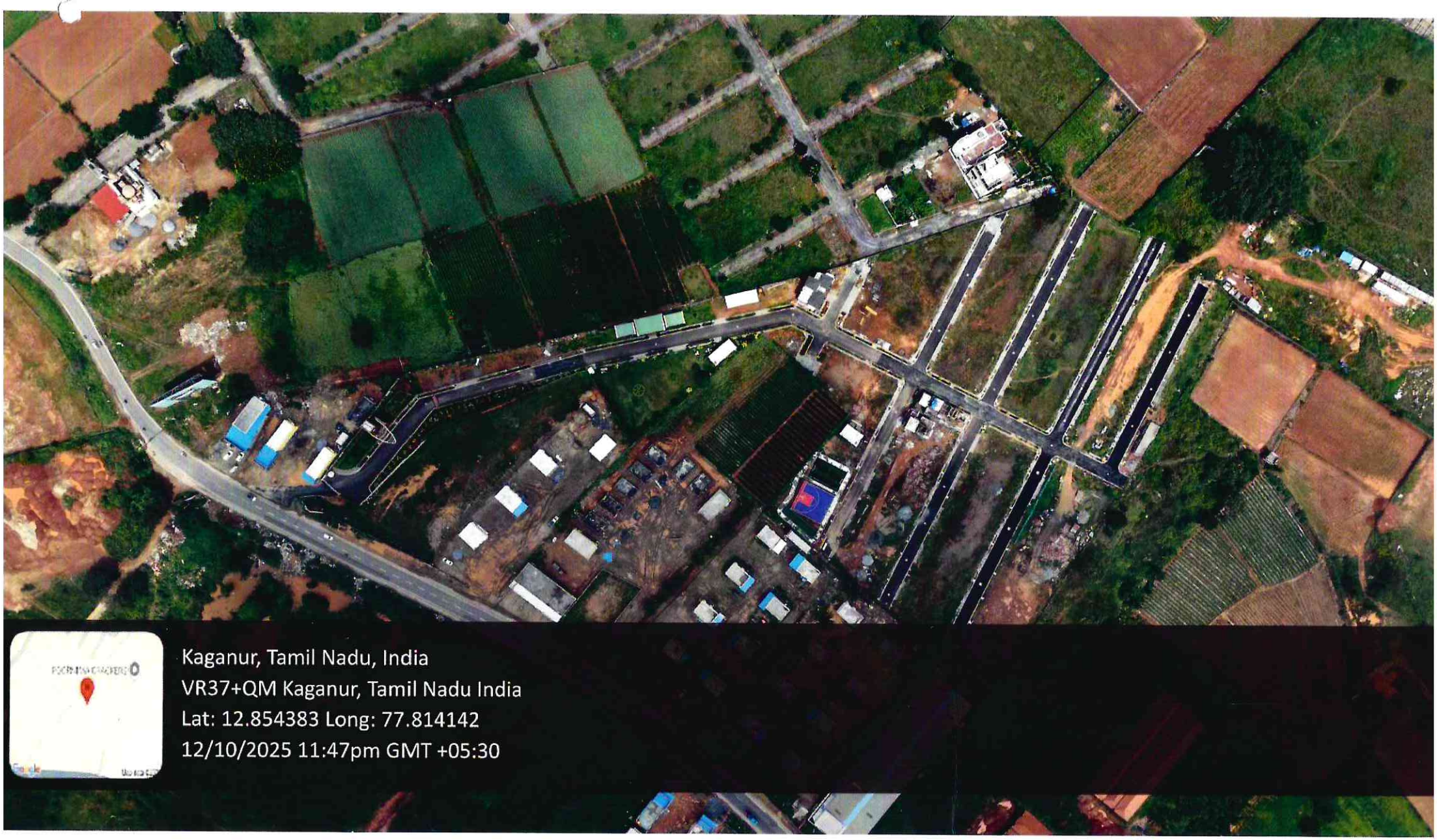
State demarcated by its boundaries (latitude and longitude of the end points) 12.855835, 77.815791 to the North 12.854801, 77.816039 to the East 12.853367, 77.813163 to the South, and 12.854968, 77.814404 to the west. KAGGANUR Village SEVAGANAPALLI Panchayat, Hosur Taluk, Krishnagiri District, Tamilnadu., 7.99 Acre (32337.00 Sq.mts) measuring.

Developed by :WESTBURY HOSPITALITY PVT LTD, Based on site inspection carried out by us with respect to each of the plot(s) of the aforesaid Layout/ Sub-Division Project, I certify that as on date of this certificate, the project development is Completed in all respects as per the Plotting layout plan sanctioned by SWP/DTCP/38/2024 and SWP/DTCP/17/2024 issued by Krishnagiri Town /and Country Planning dated 01.03.2024 including all amenities and facilities as committed by the promoter to the allottees.

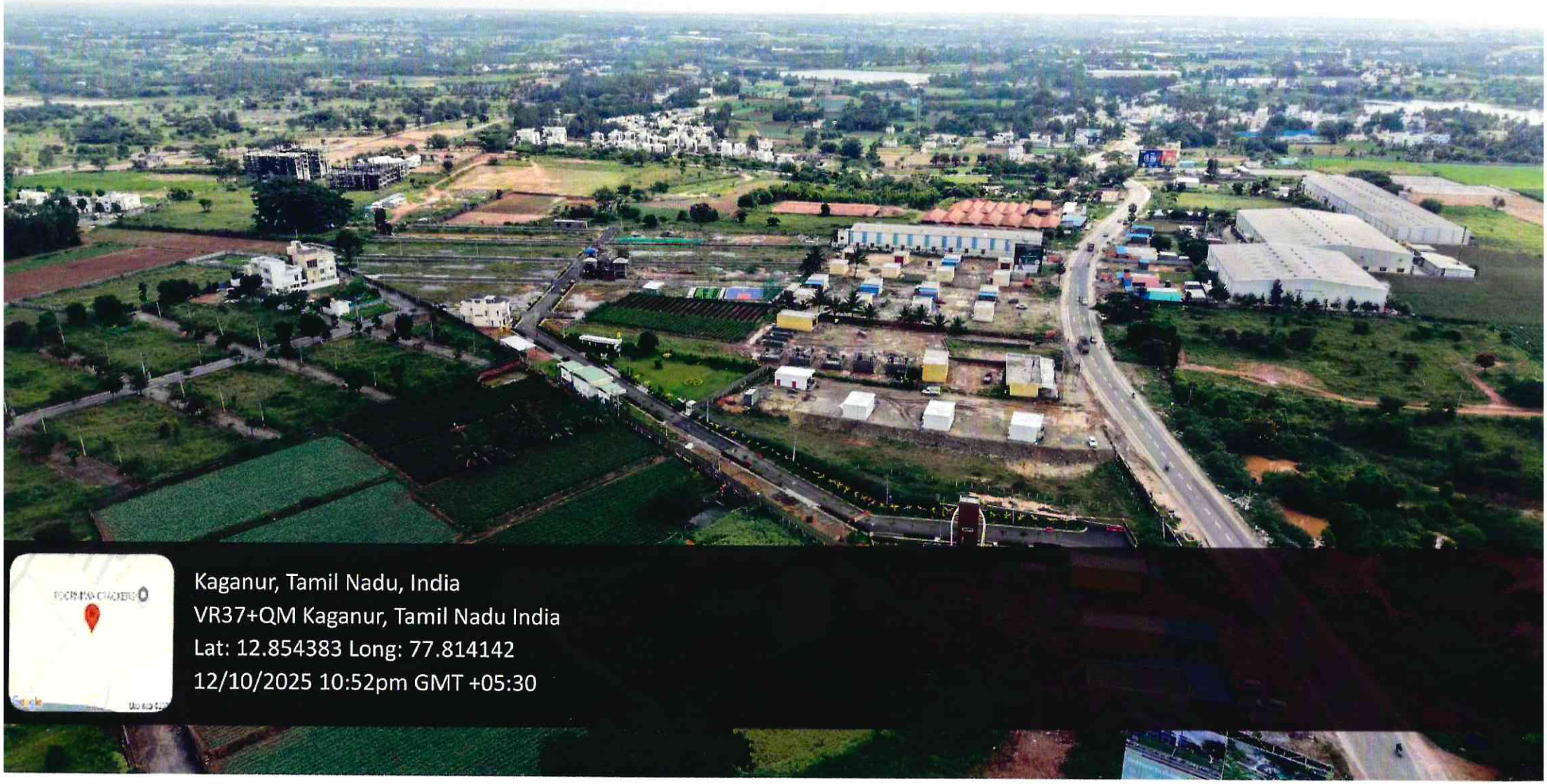
Yours Faithfully,

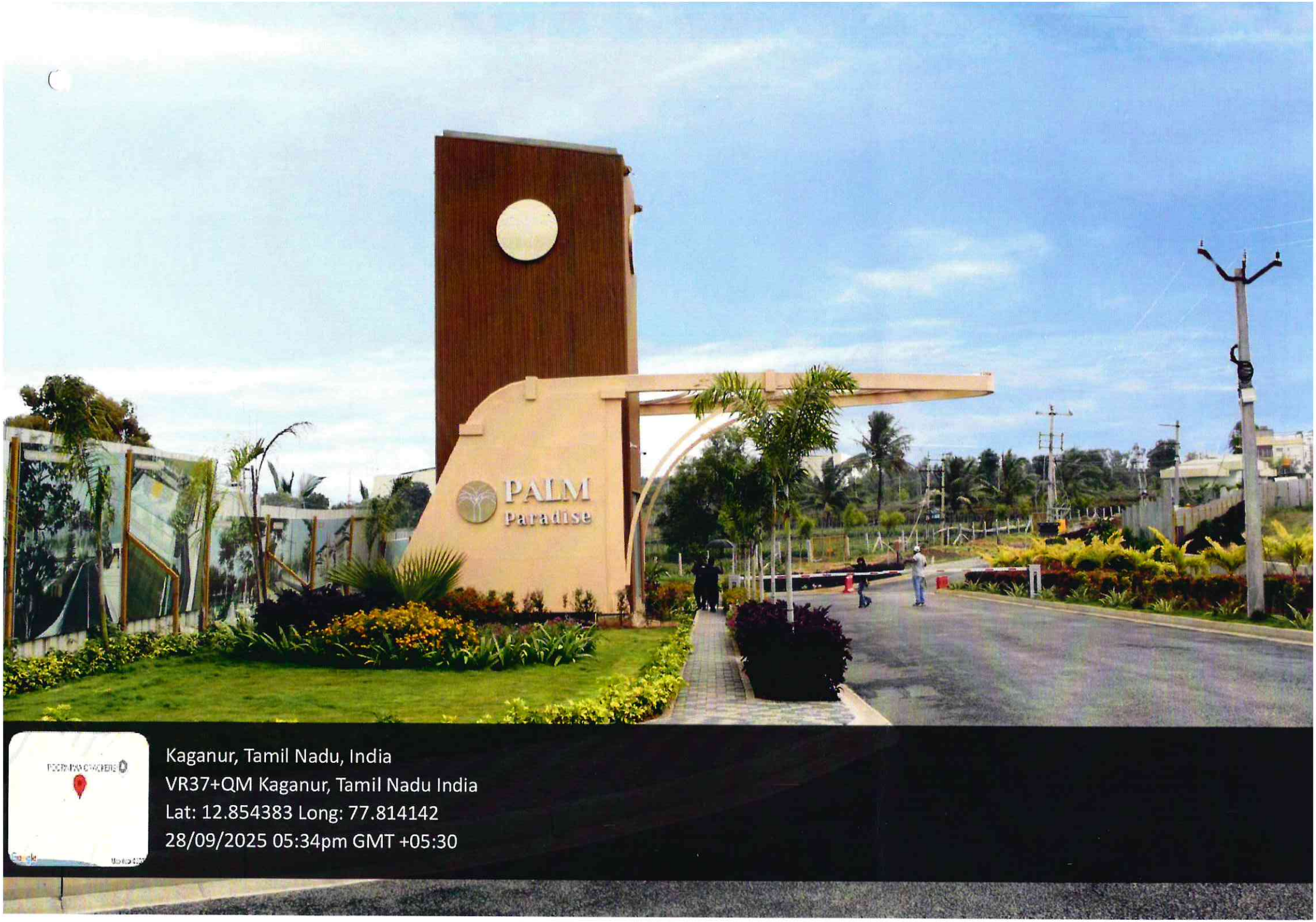
**Er. S. VINAY PRASAD,** M.E., (Struct
HNTDA Reg. No : 33/2024, RE-GR 1
No. 7C/2, 4th Cross Street,
Teachers Colony, Bagalur Road
Hosur-635 109. Cell : 97400 42008

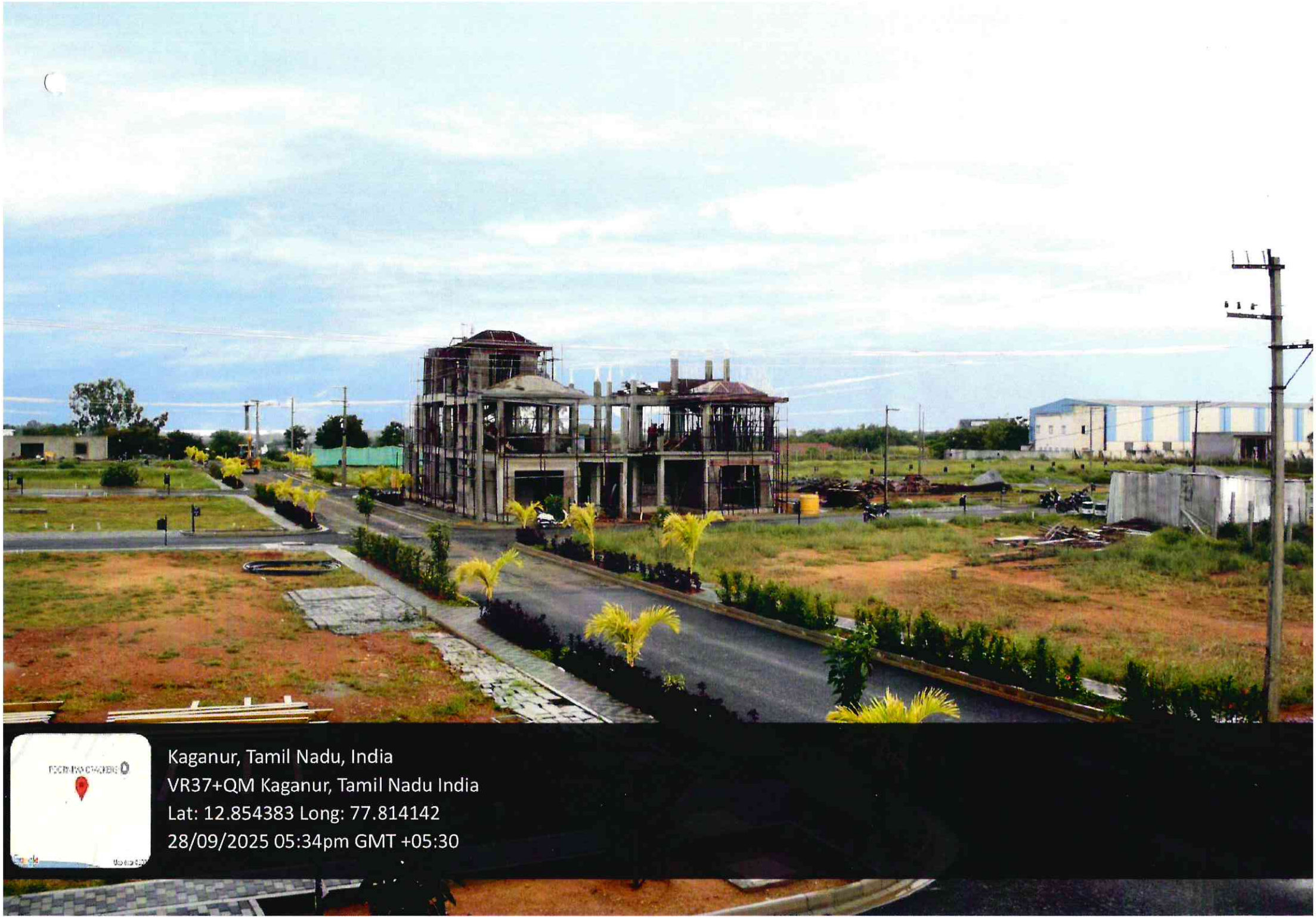

Kaganur, Tamil Nadu, India
VR37+QM Kaganur, Tamil Nadu India
Lat: 12.854383 Long: 77.814142
12/10/2025 11:24pm GMT +05:30


Kaganur, Tamil Nadu, India
VR37+QM Kaganur, Tamil Nadu India
Lat: 12.854383 Long: 77.814142
12/10/2025 11:47pm GMT +05:30


Kaganur, Tamil Nadu, India
VR37+QM Kaganur, Tamil Nadu India
Lat: 12.854383 Long: 77.814142
12/10/2025 12:38pm GMT +05:30


Kaganur, Tamil Nadu, India
VR37+QM Kaganur, Tamil Nadu India
Lat: 12.854383 Long: 77.814142
12/10/2025 10:52pm GMT +05:30


PALM
Paradise
Kaganur, Tamil Nadu, India
VR37+QM Kaganur, Tamil Nadu India
Lat: 12.854383 Long: 77.814142
28/09/2025 05:34pm GMT +05:30


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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.