Verified RealEstate™

Your trusted partner for buying, selling, and managing property, ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



Certificate by Architect / Licensed Surveyor

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

Address of the Project:

SF.NO:876/1B1A1A, MAHADHANAPURAM SOUTH VILLAGE, OLD JEYAKONDACHOLAPURAM TOWN PANCHAYAT , KRISHNARAYAPURAM TALUK, KARUR DISTRICT

Date: 25.07.2024

Name of the Promoter

Mr.A.GUNASEKARAN & M.PAZHANIVEL

Address of the Promoter

NO.1/14, NORTH STREET, SANKARANMALAIPATTI, SITHALAVAI VILLAGE, KRISHNARAYAPURAM TALUK, KARUR DISTRICT-639108.

Subject: Certificate for **BHAGAVATHI NAGAR** (Name of the project)

Ref: (TNRERA Registration Number)

Sir,

I, **A.T.MOHAN BE.,** (name of the Architect/ Licensed Surveyor) having License No. **RE/Gr-II/002/Karur/JULY/2022** had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at **BHAGAVATHI NAGAR** (name of the project) situated on the Plot bearing Survey no./ Plot no.**876/1B1A1A** demarcated by its boundaries (latitude and longitude of the end points) **10.94197,78.294395** to the North **10.903032,78.294247** to the South **10.903635,78.294424** to the East **10.903662,78.294237** to the West of Division, **MAHADHANAPURAM SOUTH** Village, **OLD JEYAKONDACHOLAPURAM** Town Panchayat **KRISHNARAYAPURAM** Taluk, **KARUR** District, **BHAGAVATHI NAGAR** measuring **3097.00**sq.mts. Being developed by **Mr.A.GUNASEKARAN & M.PAZHANIVEL** (Name of the Promoters).

Based on site inspection carried out by me 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 has been developed and completed in all respects as per the Plotting layout plan sanctioned by **DTCP KARUR DISTRICT OFFICE**(Name of the sanctioned authority) vide ம.வ/மா.ந.உள.அ.(க.மா) எண்:**11/2024,** dated **28.01.2024** ,including all amenities and facilities as committed by the promoter to the allottes

Yours Faithfully,
Stamp, Signature & Name (IN BLOCK LETTERS) of Architect/ Licensed Surveyor with (Reg. License No**RE/Gr-II/002/Karur/JULY/ 2022**)

Enclosed: Photographs of all sides of site

Er.K.GUNASUNDARI, B.E,
DTCP REGISTERED ENGINEER
RE/Gr-III/001/KARUR JAN/2022
RK PROMOTERS & CADD DESIGNERS
LAKSHMIPURAM NORTH BEHIND NARADHA GANASABHA
KARUR - 639 001. CELL : 63797 25151



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

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996
www.verified.realestate