

RE

REGULATORY RECORD

RERA Document

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

Form-5

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

Address of the Project **Natteri Village, S.No. 783/1B, Vembakkam Taluk,
Tiruvannamalai District, Tamil Nadu.**

Date: 05-11-2025

J. Arunkumar
S/o. Jeevarathinam
4/447, School Street,
Mummudikuppam Village,
Vayalur Post, Tiruvallur Taluk & Dist

Subject : Certificate for **Golden Sparrow Nagar Phase - II** (Name of the project)

Ref: _____ (TNRERA Registration Number)

Sir,

I, GOPINATH. K (Name of the Licensed Surveyor) having License No. 040/LS/2019/00048
had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of
development of work done at for **Golden Sparrow Nagar Phase - II** (name of the project) situated on
the Plot bearing Survey no. **783/1B** , Plot no. **1 to 36** demarcated by its boundaries.

S.No. 782 (9.14 m Road) to the North, **S.No. 788**, (Empty Land) to the South, **S.No. 783/2B, 2A3, 2S2, 2A1B, 55,20, 39A** (7.20, 9.0 M Road, Empty Land) to the East, **S.No. 783/1A1A1A** (Plots & Empty Land) to the West of Division, **Natteri Village, Vembakkam Taluk, Tiruvannamalai District**, measuring **5400.00 sq. mtrs.** Being developed by **J. Arunkumar** (Name of the Promoter). With Latitude & Longitude Coordinates **12°82'17.16"N, 79°50'99.31"E**.

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 **TIRUVANNAMALAI DISTRICT TOWN COUNTRY PLANNING** (Name of the sanctioned authority) vide Planning Permission No. **352 / 2025** dated **29-09-2025** including all amenities and facilities as committed by the promoter to the allottees.

Yours Faithfully,

K. Gobind 5.11.25

K. Gobind 5.11.25

Stamp, Signature & Name (IN BLOCK LETTERS) of Licensed Surveyor with
(Reg. LicenseNo _____)

IANANI CONSTRUCTION
Er. K. GOPINATH, B.E., (Civil)
Registered Engineer Grade-III
Tiruvannamalai Municipality.
Reg. No: **040/LS/2019/00048** Dt: **29.07.2019**
No: **1709/C, Annai Vedhavalli Nagar, Vengikkal.**
Tiruvannamalai - 606 604. Cell: **9092485047**

THIRUVANNAMALAI MUNICIPALITY
RENEWAL LICENSE FOR LICENSED REGISTERED PROFESSIONALS

Roc. No. 040/CP/23-24/0011391

Dated: 20-Jun-2024

LICENSE No. : 040/LS/2019/00048

Under the by-laws made by the THIRUVANNAMALAI MUNICIPALITY municipal Council under the TNCD BR 2019 Rules as mentioned in Professional Registration Certificate, the Executive Authority of the THIRUVANNAMALAI MUNICIPALITY hereby licenses **Mr. GOPINATH K** Residing at Door No **1709/E, VENGICKAL PUTHUR, ANNAI VEDHA VALLI NAGAR, 606604.** to be a Registered Engineer for a period of Five year from **01/Apr/2024 to 31/Mar/2029**

The License is not transferable to any other person and should be produced by the Registered Engineer whenever required to do so by the Executive Authority.

The License shall be entitled to charge for the prepare of plans or other works from the owner or other person who employee or engages him a reasonable fee or fees not exceeding the rate or rates prescribed by the Executive Authority from time to time under by-law. 15

The Licenses is bound to comply with all the conditions annexed hereto.

Any failure on the part of the licensee to abide by or comply any of the conditions will entail not only a fine which along with loss occasioned to the Municipality by anything done or omitted to be done by him will be recovered from his security deposit and also cancellation of his license, but will further involve him in all necessary consequences of panel action. If any institute against him including any civil liabilities.

Conditions of License:-

S.No	Condition Name
1	It is the duty of the Registered Engineer that in all matters wherein, is employed or engaged. a. To comply with any orders passed and communicated to him by the Executive Authority. b. To satisfy him that the survey boundaries of the site for building and the street with their dimensions are correctly marked in the site plans or layout plans. That no encroachment are made into any street or other Municipal or Government land.

Station: THIRUVANNAMALAI

Dated: 20-Jun-2024

for Commissioner,

THIRUVANNAMALAI MUNICIPALITY



20/6/2024
THIRUVANNAMALAI MUNICIPALITY

20/6/2024

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](#)



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



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.

