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™



Form-5

Certificate by Architect/Licensed Surveyor

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

Address of the Project: S.F.No: 1449/1A and 1450/1A – Panagudi part - 2 Village – Panagudi Town Panchayat - Radhapuram Taluk - Tirunelveli District, Tamil Nadu State, India.

Date – 15/06/2025

Name of the Promoters 1 : **Mr.Antony Jesu Agin**
(Project name : "Lucky Nagar")

Address of the Promoters : Proprietor of
1/31, Mary Fathima Street, Panagudi,
Radhapuram, Tirunelveli – 627109.

Name of the Promoters 2 : **Mr.Jesu Micheal Nithin**
(Project name : "Guru Somu Nagar")

Address of the Promoters : Proprietor of
1,Mary Fathima Street , Panagudi ,
Radhapuram , Tirunelveli – 627109.

Subject: Certificate for

Ref: (TNRERA Registration Number)

Sir,

I, V.Santhosh kumar (name of the Licensed Surveyor) having License No: **CMDA/RE/GR-1/2022/03/365 on 17.03.2022** had undertaken assignment as an Licensed Surveyor for the assessment and verification of development of work done at **" Lucky Nagar "** situated on the Plot bearing Survey no: **S.F.No: 1449/1A and 1450/1A** demarcated by its boundaries (latitude and longitude of the end points) to the **North** 8.299225, 77.572576 to the **South** 8.297612, 77.572437 to the **East** 8.298227, 77.572984 to the **West** 8.298440, 77.571729 of Division at Panagudi part - 2 Village – Panagudi Town Panchayat - Radhapuram Taluk - Tirunelveli District, Tamil Nadu State, India measuring 9544.00 **sq.m**. Being developed by **Mr.Antony Jesu Agin and Mr.Jesu Micheal Nithin.**

Based on site inspection carried out by me with respect to each of the plot(s) of the a fore said 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 Tirunelveli Approved No: L.P/TVLD No:SWP/35/2025 dated 12/04/2025** including all amenities and facilities as committed by the promoter to the allottes.

Your's Faithfully,

Enclosed:

Photographs of all sides of site

Er. SANTHOSH KUMAR V
M.E., M.B.A., F.I.V., M.I.E., M.I.G.S.
CMDA Registered Engineer Grade-1
Regd. No.CMDA/RE/GR-1/2022/03/365
Cell : 70107 47671, 96882 89898






GPS Map Camera
Panakudi, Tamil Nadu, India
7hxf+cc7, Panakudi, Tamil Nadu 627109, India
Lat 8.298832° Long 77.573226°
16/06/2025 09:48 AM GMT +05:30
Google


GPS Map Camera
Panakudi, Tamil Nadu, India
7hxf+cc7, Panakudi, Tamil Nadu 627109, India
Lat 8.298832° Long 77.573226°
16/06/2025 09:50 AM GMT +05:30
Google


GPS Map Camera
Google
Panakudi, Tamil Nadu, India
7hxf+cc7, Panakudi, Tamil Nadu 627109, India
Lat 8.298832° Long 77.573226°
16/06/2025 09:49 AM GMT +05:30


GPS Map Camera
Google
Panakudi, Tamil Nadu, India
7hxf+cc7, Panakudi, Tamil Nadu 627109, India
Lat 8.298832° Long 77.573226°
16/06/2025 09:50 AM GMT +05:30

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
'Thalamuthu Natarajan Building', No.1, Gandhi Irwin Road,
Egmore, Chennai-600 008.

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that **Thiru. SANTHOSHKUMAR. V** has enrolled as **Registered Engineer Grade-I (RE)** with Chennai Metropolitan Development Authority (CMDA), who has the qualification of **B.E.,(Civil Engg.)** and experience in the relevant field for **10** years.

He has been given the Registration No.**RE/GR-I/2022/03/365** on **17.03.2022.** 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.18 MAWS (MA1) Dept. dated 04.02.2019.

This Registration is valid upto **16.03.2027**.



17-3-2022
T. ARIVALAGAN
SUPERINTENDENT
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
EGMORE, CHENNAI-600 008.



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