

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)

Date: 01-11-2025

Address of the Project: **All that piece and parcel of Vacant Site** in Approved layout 1) Mr. M. RAMESH (Owner), 2) Mr. K. HASHEEM SHERIF(Owner), 3) Mr. K. LOGESHWARAN(Owner), "**LAKSHMI NAGAR**" LP/SWP/DTCP/ TIRUVANNAMALAI DISTRICT/LAYOUT No. 268/2025, - Tiruvannamalai District - Vembakkam Taluk - Vembakkam Panchayat Union - Brammadesam Panchayat/Village, - Survey No. 324/2A, 324/2B1, 324/3A, 324/3B, 324/3C, & 324/3D, - Extent of - 5325. 00 Sq.m (or) 1.315 Acre, "**LAKSHMI NAGAR**", Total Plot No: 31- (1-31), We are 1) Mr. M. RAMESH (Owner), 2) Mr. K. HASHEEM SHERIF(Owner), 3) Mr. K. LOGESHWARAN(Owner), NO: 451, TNHB Phase -I, Arcot Taluk, Ranipet District-632 503. PH.NO: -], G-mail: umeshraj1497@gmail.com. (Address of the Promoter)

Subject: Certificate for "_____", (Name of the project)

Ref: _____(TNRERA Registration Number) Sir,

I, **M. UMESH RAJ** (name of the Architect/ Licensed Surveyor) having License No: **RE/Gr-II/Aug-2024/031** had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at 1) Mr. M. RAMESH (Owner), 2) Mr. K. HASHEEM SHERIF(Owner), 3) Mr. K. LOGESHWARAN(Owner), "**LAKSHMI NAGAR**" LP/SWP/DTCP/ TIRUVANNAMALAI DISTRICT/LAYOUT No. 268/2025, - Tiruvannamalai District - Vembakkam Taluk - Vembakkam Panchayat Union - Brammadesam Panchayat/Village, - Survey No. 324/2A, 324/2B1, 324/3A, 324/3B, 324/3C, & 324/3D, - Extent of - 5325. 00 Sq.m (or) 1.315 Acre, "**LAKSHMI NAGAR**", Total Plot No: 31- (1-31), demarcated by its boundaries (latitude and longitude of the end points **LAT: -12.840144**, **LOG: - 79.520487** to the North Vacant Land to the South Existing 9.00m Road to the East Vacant Land to the West of Division Vacant Land

Village - Brammadesam

Taluk - Vembakkam.

District - Tiruvannamalai.

measuring: 5325.00

sq.mts

Developed by **1) Mr. M. RAMESH (Owner), 2) Mr. K. HASHEEM SHERIF(Owner), 3) Mr. K.**

LOGESHWARAN(Owner), (Name of the Promoter).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 (Name of the sanctioned authority) vide Planning Permission No-"**LP/ SWP/DTCP/**

TIRUVANNAMALAI DISTRICT/LAYOUT No. 268/2025", Dated **11-07-2025** including all amenities

and facilities as committed by the promoter to the allottee's.


Er. M. UMESHRAJ, BE.,
Mobile : 99440 74734
Registered Engineer Grade-II (RE)
RE/Gr-II/Aug-2024/031
No. 32, Paari 1st Cross Street,
Ezhil Nagar, Palavansathu,
Thorapadi Post, Vellore - 632 002.
E-mail: umeshraj1497@gmail.com

Yours Faithfully,

Stamp, Signature & Name (IN BLOCK LETTERS) of Architect/ Licensed Surveyor with

(**Reg. License No RE/Gr-II/Aug-2024/031**)

Enclosed: Photographs of all sides of site



Er. M. UMESHRAJ, BE.,
 Mobile : 99440 74734
 Registered Engineer Grade-II (RE)
 RE/Gr-II/Aug-2024/031
 No. 32, Paari 1st Cross Street,
 Ezhil Nagar, Palavansathu,
 Thorapadi Post, Vellore - 632 002.
 E-mail: umeshraj1497@gmail.com

**GOVERNMENT OF TAMIL NADU
TOWN AND COUNTRY PLANNING DEPARTMENT**



*Joint Director, District Town and Country Planning Office, Vellore District
IInd Floor, Ex-service Men Welfare Building,
Fort Round Road, Opposite to Periyar Park,
Vellore - 632 001 Phone No: 0416-2225344
Website: www.tn.gov.in/dtcp
Mail ID: ddtcpvlr9@gmail.com*

Roc No: 2024050PROF-00013630/VD-3

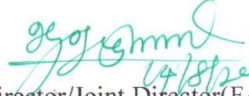
Dated: 14.08.2024

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that, **Thiru. M.UMESHRAJ** has enrolled as **Registered Engineer Grade – II (RE)** with Joint Director, District Town and Country Planning Office - Vellore District, who has the qualification of B.E in Civil Engineering and experience in the relevant field for 5 years & 9 months.

He has been given the Registration No. **RE/Gr-II/Aug-2024/031** on **14.08.2024**. 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) Department, Dated: 04.02.2019.

This Registration is valid upto **13.08.2029**


Assistant Director/Joint Director(FAC),
District Town and Country Planning office,
Vellore District.

14/8/24



To,
Thiru. M.Umeshraj,
No.32, Paari Cross street,
Ezhil Nagar, Palavansathu,
Thorapadi post,
Vellore - 2


ER. M. UMESHRAJ, BE.,
Mobile : 99440 74734
Registered Engineer Grade-II (RE)
RE/Gr-II/Aug-2024/031
No. 32, Paari 1st Cross Street,
Ezhil Nagar, Palavansathu,
Thorapadi Post, Vellore - 632 002.
E-mail: umeshraj1497@gmail.com

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,
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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.

