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RE REGULATORY RECORD

RERA Document

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Verified RealEstate™
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Chennai 600 097, India

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DIGITALLY VERIFIED RECORD

Form-5

(CertificateforthepurposeofcompletionofLayout/Sub-DivisionProject)

Date : 01.03.2024

AddressoftheProject :Mooligai Nagar, Survey Nos. 1042/1A3, 1B2, 1B3, 2B, 2C, 3B, 3C, 1043/1, 1044/1A, Kadalady Village, Kalasapakkam Taluk, Tiruvannamalai Dist

Name of the Promoter : 1)V.Krishnamenan 2) V.Gopi 3) T.Chembian 4) S.Palani

Address of the Promoter :No. 12/2, Periyar Street, Vasantham Nagar, Polur Town, Polur Taluk, Tiruvannamalai Dist - 606803

Subject:CertificateforMooligai Nagar, Survey Nos. 1042/1A3, 1B2, 1B3, 2B, 2C, 3B, 3C, 1043/1, 1044/1A, Kadalady Village, Kalasapakkam Taluk, Tiruvannamalai Dist

Sir,

I,V. VinithahavingLicenseNo.TVM/RE-Gr-II/01/2020 had undertaken assignment as an Architect/ Licensed Surveyor for theassessment and verificationofdevelopment of work doneat**Mooligai Nagar**situatedonthePlotbearing**Survey Nos. 1042/1A3, 1B2, 1B3, 2B, 2C, 3B, 3C, 1043/1, 1044/1A**demarcatedbyitsboundaries12.4160302, 78.9814663totheNorth, 12.4160278, 78.9814675 totheSouth, 12.4160394, 78.9814687 totheEast,12.4160395, 78.9814565 totheWestof**Kadaladi**Village,**Kalasapakkam**Taluk,**Tiruvannamalai** Districtmeasuring17320 sq.mBeing developedby **1) V.Krishnamenan 2) V.Gopi 3) T.Chembian 4) S.Palani**

Based on site inspection carried out by me with respect to each of the plot(s) of theaforesaid Layout/ Sub-DivisionProject,Icertifythatasondateofthiscertificate,theprojecthasbeendeveloped andcompletedinallrespectsasperthePlottinglayoutplansanctioned**byThe AssistantDirector, DTCP, TiruvannamalaividePlanningPermissionLayoutNo.33/2024dated13.02.2024** and**The President,Kadaladi Panchayath LetterNo. 03/2024dated 26.02.2024**including all amenitiesand facilitiesas committed by the promoter totheallottes.

Yoursfaithfully

Er.V.VINITHA, B.E.,M.Sc(REV),
TVM/RE Gr.II-01/2020
No: 144/64, First Floor,
Chinnakadai Street, (Near: Durgaiamman Koil)
Tiruvannamalai - 606 601.
Cell: 8[illegible]

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PROFESSIONAL REGISTRATION CERTIFICATE

TVM/RE-Gr.-II/01/2020

This is to certify that **Miss V.VINITHA**, having the qualification of **B.E.(CIVIL), MSC,(Valution)** and experience in the relevant field for **5 Years**, has been enrolled as **Registered Engineer Grade II** of the Town and Country Planning Department.

He shall adhere the duties & responsibilities laid down in part-V and Annexure-XIII of the Tamil Nadu Combined Development and Building Rules-2019, vide G.O.(Ms) No.18 Municipal Administration water supply (MAI) Department, Dated-**04-02-2019**

This Registration is valid upto-**03-09-2025**



மாவட்ட நகர் ஊரமைப்பு அலுவலர்
04 SEP 2020
திருவண்ணாமலை

04/09/20

Assitant Director,
Deputy Director of Town and Lounry Planing Office
Tiruvannamalai.

V.Vinitha

Er.V.VIMITHA, B.E.,M.Sc(REV),
TVM/RE Gr.II-01/2020
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மாவட்ட நகர் ஊரமைப்பு அலுவலகம்
04 SEP 2020
திருவண்ணாலை

04/09/20

Assitant Director,
Deputy Director of Town and Lounry Planing Office
Tiruvannamalai.



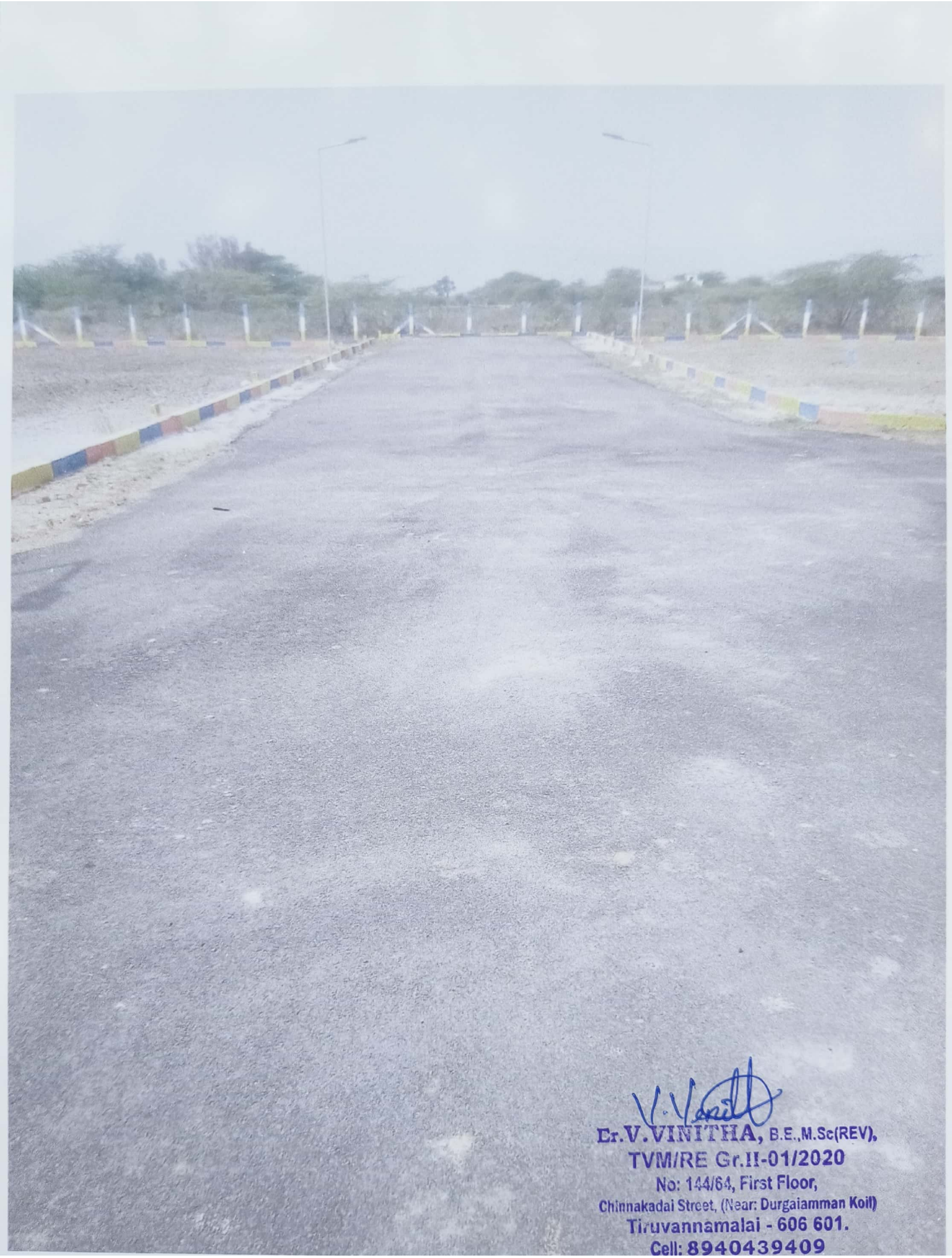
V. Vinitha
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THE LANDLENS SUITE

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.