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Form-5

Certificate by Architect/Licensed Surveyor

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

Address of the Project S.F.Nos. 9/1B, 9/4B1, 9/4B2, 9/5A, 10/1, 10/2A, 10/2B, 10/3B, 10/4, 10/5A, 10/6A2, 10/6B, 10/6C1, 10/6C2 of Vilangudi Bit – 2 Village, Madurai North Taluk, Madurai District.

Date: 18.01.2025

Tvl. M.Balasankar, K.Chittu achi, B.Logeswari,

PL.A.Palaniappan, C.Ramesh, A.Kathiresan(Name of the Promoter)
No.39, janani Illam,
Lake Area 7th Street,
Uthangudi Madurai - 625107 (Address of the Promoter)

Subject: Certificate for STAR LUXORIA

Sir,

I, Er.R.Agalya, B.E., (name of the Architect/Licensed Surveyor) having Registration No. Reg.Gr-II/DTCP/Trichy/June-2024/014 had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development to work done at STAR LUXORIA (name of the project) situated on the Plot bearing Survey no./ Plot no. S.F.Nos. 9/1B, 9/4B1, 9/4B2, 9/5A, 10/1, 10/2A, 10/2B, 10/3B, 10/4, 10/5A, 10/6A2, 10/6B, 10/6C1, 10/6C2 demarcated by its boundaries (latitude and longitude of the end points) 9.956511° and 78.085173° of Vilangudi Bit – 2 Village, Madurai North Taluk, Madurai District measuring 29953.00 sq. mts (7.40 acre). Being developed by Tvl. M.Balasankar, K.Chittu achi, B.Logeswari, PL.A.Palaniappan, C.Ramesh, A.Kathiresan (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. **21/2024 dated 02/04/2024** including all amenities and facilities as committed by the promoter to the allottes

Yours Faithfully,

Er.R.AGALYA,B.E.,
REGISTERED ENGINEER (Gr-II)
1/86,Selliyamman Koil Street,
Kulumur, Sendurai, Ariyalur - 621714
Cell: 73588 83088
RE. Gr-II/DTCP/Trichy/June-2024/014

Stamp, Signature & Name(IN BLOCK LETTERS)of Architect/LicensedSurveyorwith(Reg.Gr-II/DTCP/Trichy/June-2024/014)

Enclosed:

Photographs of all sides of site

DIRECTORATE OF TOWN AND COUNTRY PLANNING

(Government of Tamil Nadu)
(807 Anna Salai, Chennai 600 002)

TIRUCHIRAPPALLI DISTRICT TOWN AND COUNTRY PLANNING

(Kajamalai Main road, Kajamalai, Tiruchy 620 023)

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that **Mrs. R. AGALYA** has enrolled as **REGISTERED ENGINEER GRADE-II** with this office who has the qualification of **DEGREE OF BACHALOR OF CIVIL ENGINEERING** and experience in the relevant field for 11 years.

She has been given the Registration No.RE Gr-II/DTCP/TRICHY/JUNE - 2024 /014 on 14.06.2024

She 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 4.2.2019.

NOTE

Certificate is issued based on documents submitted by the candidate for Qualification and experience,

This Registration is valid up to 13.06.2029



14/6/2024.

Joint Director/Member Secretary(F.A.C),
District Town And Country Planning,
Tiruchirappalli District.

14/6/24



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

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