Verified RealEstate™

RE REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

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

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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DIGITALLY VERIFIED RECORD

CIRCLE POINT VENTURES PRIVATE LIMITED

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF THE BOARD OF DIRECTORS OF M/S. CIRCLE POINT VENTURES PRIVATE LIMITED ON HELD ON 14TH DAY OF DECEMBER, 2023 AT THE REGISTERED OFFICE OF THE COMPANY AT 11.00 AM

AUTHORISATION TO MR. GOKUL:

RESOLVED THAT the consent of Board of Directors of the Company be and is hereby accorded to authorize Mr.M.Gokul, Son of Mr.Mohana Sundaram aged about 43 years, Authorised Signatory, to sign, execute and submit all plans, applications, layout, area maps, letters and any other document that are necessary for submission of plans, layout and obtaining all approvals from Government Departments, Statutory Authorities, including approvals from Directorate of Town and Country Planning (DTCP) and Chennai Metropolitan Development Authority (CMDA), that are related to the land admeasuring 4.795 acres (208870.2 sq.ft.) (after deducting the land gifted for Open Space Reservation ("OSR") and passage to the OSR area out of 5.89 acres), comprised in Survey Nos.77/5C (part), 77/5D (part), 77/5E, 77/5F, 77/5G (part), 77/5H (part), 77/5I (part), 77/6A3 (part), 77/7 (part), 82/3B1B, 82/4A1B and 82/4A1E, now subdivided to bear Survey Nos.77/5C2, 77/5D1, 77/5E, 77/5F, 77/5G1, 77/5H1, 77/5I1, 77/6A3A1, 77/7A, 82/3B1B, 82/4A1B and 82/4A1E1 as per patta numbers 738 & 742, of No.34, Egattur village, previously Chengelpattu Taluk, presently Thiruporur Taluk, previously Kancheepuram District, presently Chengalpattu District and within the Sub-Registration District of Thiruporur and Registration District of Chengelpattu, Thiruporur Panchayat Union and within the limits of Muttukadu Panchayat.

RESOLVED FURTHER THAT a copy of the above resolution be duly certified as true by any Director of the company and be furnished to any authority(ies) or party(ies) as may be required from time to time in connection with the above matter."

/Certified to be true/

For CIRCLE POINT VENTURES PRIVATE LIMITED

VINEETH NANTHAN RAMAJAYAM
Director
DIN: 05291652

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.