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

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+91 9996 12 9996
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DIGITALLY VERIFIED RECORD

I/3778/2025

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

ED 364812

03-07-2025 M/S: INDIA BUILDERS (C) LTD.

D. RAMADEVI
STAMP VENDOR
LIC.No.49/5440/B3/2000
165/13, Shanthi Colony Main Road
4th Avenue, Annanagar, Chennai-40
Mob: 9385369119/044-49525952

DEED OF GENERAL POWER OF ATTORNEY

(1) P.JAYASHANKAR (PAN:AGIPJ5450D & Aadhaar No.3843 6192 5845), Son of Late P.M.Purushotham, aged about 79 years, residing at No.12, Shanmugarayan Lane, Seven wells, Chennai – 600 001,

(2) B.JOTHISWARI (PAN:BHMPJ5507K & Aadhaar No.5840 4506 6316), Wife of Late P.Balasubramani (alias) P.Balasubramaniam, aged about 80 years, residing at No.96/80, Thaiyappan Street, Broadway, Chennai G.P, Chennai – 600 001,

(3) B.HARIHARAN (PAN:AABPH6902K & Aadhaar No.2556 5259 2852), Son of Late P.Balasubramani (alias) P.Balasubramaniam, aged about 61 years, residing at No.20/39, Pidariyar Koil Street, Seven wells, Chennai – 600 001,

1. P. Jayashankar
2. B. Jothiswari
3. B. Hariharan
4. B. Suresh
5. Kalpana Rani

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

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BOOK 1 CONTAIN SHEETS 28
1 SHEET

SUB REGISTRAR
ANNA NAGAR

(4) B.SURESH (PAN:BKZPS0427B & Aadhaar No.2290 1461 8922), Son of Late P.Balasubramani (alias) P.Balasubramaniam, aged about 58 years, residing at No.81, Thaiyappan Street, Chennai G.P, Chennai – 600 001 and

(5) KALPANA (PAN:BUHPR5391D & Aadhaar No.9785 4791 1299), Daughter of Late P.Balasubramani (alias) P.Balasubramaniam & Wife of Mr.Ravisankar, aged about 59 years, residing at Flat No.1E, B-Block, 1st Floor, Wild Flower Apartment, New No.13/56, Mandapam Cross Street, Kilpauk, Chennai-600 010, hereinafter referred to as **PRINCIPALS**, which term shall mean and include their respective heirs, legal representatives, successors in interest, executors, administrators and assigns,

DO HEREBY NOMINATE, CONSTITUTE AND APPOINT

M/s.INDIA BUILDERS (CHENNAI) LIMITED, (PAN:AABCI3731Q) (Phone No.044-26213553) (email:info@indiabuilders.in) a Company incorporated under the Companies Act, 1956, having its Registered Office at No.AA-36, 3rd Main Road, 3rd Street, Anna Nagar, Chennai 600 040, herein represented by its Chairman **J.UTTAM KUMAR** (Aadhaar No.4739 5948 5173), Son of Late S.Janakiraman, Hindu, aged about 61 years, as their true and lawful **POWER OF ATTORNEY AND AGENT**, to act in their respective names and on their behalf and to do and execute and perform or cause to be done, executed and performed all or any of the following acts, deeds and things.

WHEREAS the Tamil Nadu Housing Board, a statutory body sanctioned and approved an Improvement Scheme commonly known as Arignar Anna Nagar Scheme, for which vast areas of vacant lands comprised in Mullam, Naduvakkarai, Thirumangalam and other Villages were acquired by the Government of Tamil Nadu and the same were transferred and vested with the said Tamil Nadu Housing Board.

1. L. Jayashankar
2. B. Jothiswari
3. B. Hari Hara
4. B. Suresh
5. Kalpana Ravi

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

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SUB REGISTRAR
ANNA NAGAR

WHEREAS the said Tamil Nadu Housing Board, developed the acquired land by providing amenities such as formation of roads, water supply, drainage, electricity etc., and plotted out the land into house sites.

WHEREAS the residential Plot No.4200 of the said layout, more fully described in Schedule 'A' hereunder was allotted on 21.08.1969 to one, P.M.Purushotham on an application and he was put in possession of the said plot, pursuant to a lease cum sale agreement.

WHEREAS after receiving the entire sale consideration from him, the Tamil Nadu Housing Board sold and conveyed the said residential plot to the said P.M.Purushotham in and by a Sale Deed dated 30.07.1973 registered as Document No.2838 of 1973 on the file of the Sub-Registrar, Sembium.

WHEREAS the aforesaid P.M. Purushotham who continued to be in absolute possession and enjoyment of the said plot, having put up a superstructure thereon, died on 12.10.2007 leaving behind a Will dated 15.09.1999 registered as Document No.133 of 1999 on the file of the Sub-Registrar Office, Purasawakkam, wherein he bequeathed the said property absolutely on his two sons, P.Balasubramani and P.Jayashankar, the **1st PRINCIPAL** herein, with a life interest reserved for his wife, Agnes Dorothy Purushotham, who was also appointed as the executor of the said Will, to take effect after his demise.

WHEREAS the aforesaid Agnes Dorothy Purushotham died on 28.12.2011 pursuant to the demise of P.M.Purushotham. The aforesaid P.Balasubramani and P.Jayashankar obtained an order of Letter of Administration in O.P.No.458 of 2012 granted by the Hon'ble High Court of Judicature at Madras on 21.11.2013.

1. P. Jayashankar
2. B. Jothiswari
3. B. Hemi Hema
4. B. Suresh
5. Kalpana Rani

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

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SUB REGISTRAR
ANNA NAGAR

WHEREAS the aforesaid P.Balasubramani (alias) P.Balasubramaniam died intestate on 17.10.2019 leaving behind his wife, B.Jothiswari, two sons, B.Hariharan B.Suresh and one daughter, Kalpana, the **2nd to 5th PRINCIPALS** herein as his surviving legal heirs to inherit his estate as evidenced in the legal heirship certificate issued by the Tahsildar of Purusawakkam on 20.12.2019 with Certificate No.TN-7201911261865.

WHEREAS the said B.Jothiswari, B.Hariharan, B.Suresh, and Kalpana, the **2nd to 5th PRINCIPALS** herein, along with P.Jayashankar, the **1st PRINCIPAL** herein, have been in joint possession and enjoyment of the said property free from all encumbrances since the date of inheritance with P.Jayashankar, the **1st PRINCIPAL** herein holding half undivided share and **2nd to 5th PRINCIPALS** herein holding the remaining half undivided share.

WHEREAS, the **PRINCIPALS** herein jointly decided to redevelop the Schedule 'A' property and construct new residential apartments using the services of a reputed Builder and the **PRINCIPALS** are desirous of nominating and appointing the aforesaid Builders, **M/s.INDIA BUILDERS (CHENNAI) LIMITED,** a Company incorporated under the Companies Act, 1956, represented by its Chairman **J.UTTAM KUMAR** as their true and lawful Power of Attorney Agent for looking after the affairs relating to demolition and construction of residential flats over the Schedule 'A' mentioned property and to deal with **2300 Sq.ft. Undivided share** in the Schedule 'A' mentioned Property, more fully described in the **Schedule 'C'** hereunder in all respects after retaining **3450 Sq.ft. Undivided Share** for their own use.

1. P. Jayashankar
2. B. Jothiswari
3. B. Hari Haran
4. B. Suresh
5. Kalpana Ravi

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

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SUB REGISTRAR
ANNA NAGAR

NOW THIS DEED OF GENERAL POWER OF ATTORNEY WITNESSETH AS FOLLOWS:

a. To apply to the Corporation of Chennai and/or any other local competent body to obtain permission for the demolition of the existing structure in the Schedule 'A' property, to sign all papers and plans required for the same and to demolish the superstructure and to sell and appropriate the proceeds thereof.

b. To develop the Schedule 'A' mentioned property and to comply with all the requirements under the law relating to such development.

c. To sign and verify all affidavits, indemnity bonds, guarantees, documents and papers necessary for such proposed demolition and development.

d. To appear and submit plans before the Corporation of Chennai and the Chennai Metropolitan Development Authority for development. Also, to submit applications for No Objection Certificate and Completion Certificate before the Corporation of Chennai and the Chennai Metropolitan Development Authority. The construction shall be strictly in accordance with the approved plans.

e. To appoint architects, to prepare and submit plans before the Authorities concerned and to authorise such architects to make necessary alterations in such plans from time to time in consultation with the **PRINCIPALS**.

f. To apply for electrical, water and drainage connections before the Electricity Board, Chennai Metropolitan Water Supply and Sewerage Board and any other Municipal, Local or Government Authority and to pay deposits and obtain refunds from such authorities.

1. P. Jayasharby
2. B. Jothiswari
3. K. Hari Haran
4. B. Suresh
5. Kalpana Ravi

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

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SUB REGISTRAR
ANNA NAGAR

g. To file suits, writs, appeals or any other proceedings before any Court, Tribunal or authority and for this purpose of developing the property only to sign and execute all plaints, affidavits, Memorandum of Appeal, Petitions or any other pleadings, to appoint advocates to conduct all such cases and to execute vakalats in favour of the **PRINCIPALS**.

h. To pay taxes, charges and other outgoings in respect of the Schedule 'A' property and the development thereon.

i. To enter into Agreements of Sale in respect of **2300 Sq.ft. Undivided Share** in the Schedule 'A' property, to receive advances and to give valid receipts thereof.

j. To execute Deed/s of Sale in respect of **2300 Sq.ft. Undivided Share** in the Schedule 'A' property, more fully described in the Schedule 'C' hereunder, to present the same for registration before the appropriate registering authorities, to admit execution and receipt of consideration and to receive back documents after registration and the remaining extent of **3450 Sq.ft. Undivided Share** in the Schedule 'A' property, more fully described in the Schedule 'B' hereunder, is retained by the **PRICIPALS** for their own enjoyment.

k. To sign all forms necessary for registration in respect of **2300 Sq.ft. Undivided Share** in the Schedule 'A' property, more fully described in the Schedule 'C' hereunder.

l. To enter into Construction Agreement/s with the prospective Purchaser/s, in respect of **proportionate super built-up area**, to receive the consideration in respect of the said agreement/s and to give valid receipts thereof.

m. To execute cancellation deeds, rectification deeds and to submit and register the same and to receive the same after due registration.

1. P. Jayasankar
2. B. Jothiswari
3. K. Hari Haran
4. B. Suresh
5. Kalpana Ravi

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

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SUB REGISTRAR
ANNA NAGAR

The **ATTORNEY** shall maintain complete and proper accounts of all the transactions made by it and produce the same to the **PRINCIPALS** as and when required.

No considerations have been received through this Power of Attorney Deed and no transfer is effected under this Power.

The **PRINCIPALS** hereby agree to ratify and confirm all and whatsoever the Attorney shall do by virtue of the Powers given herein above.

SCHEDULE 'A'

(ENTIRE PROPERTY JOINTLY OWNED BY THE PRINCIPALS)

All that piece and parcel of land and building situated in the Sanctioned Plan of Anna Nagar Scheme, bearing Plot No.4200, Door No.20/73, T-Block, 11th Street & 3rd Main Road, Anna Nagar, Chennai – 600 040, measuring an extent of 2 Grounds and 950 Sq.ft. (or 5750 Sq.ft.) comprised in Old S.No.88/2 part, T.S.No.537, Block No.2 of Mullam Village, Aminjikarai Taluk, Chennai District, within the limits of Greater Chennai Corporation and BOUNDED on the –

NORTH BY	: 30 Feet Road (11th Street)
EAST BY	: Plot Nos.4201 and 4202
SOUTH BY	: Plot No.4199
WEST BY	: 48 Feet Road (3rd Main Road)

Measuring,

On the North	: 90 Feet
On the East	: 58 Feet
On the West	: 100 Feet
On the South	: 48 Feet
On the North-West Splay	: 14 Feet

1. P. Jayashanky
2. B. Jothiswari
3. S. Hari Hara
4. B. Suresh
5. Kalpana Ravi

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

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SUB REGISTRAR
ANNA NAGAR

situated within the Sub-Registration District of Anna Nagar and Registration District of Central Chennai.

SCHEDULE 'B'

(PROPERTY JOINTLY RETAINED BY THE PRINCIPALS)

3450 Sq.ft. Undivided Share out of the property described in the Schedule 'A' herein above.

SCHEDULE 'C'

(POWER AGENT EMPOWERED TO DEAL WITH THE PROPERTY)

2300 Sq.ft. Undivided share out of the property described in the Schedule 'A' herein above.

IN WITNESS WHEREOF, THE PRINCIPALS AND THE POWER OF ATTORNEY AGENT HAVE SIGNED THIS DEED OF GENERAL POWER OF ATTORNEY ON THE **16TH DAY OF JULY, 2025** IN THE PRESENCE OF:

WITNESSES:

1. (D. VIJAYAKUMAR)
S/o M.V. Duraisamy
No. AA 361 3rd Road.
Annanagar 40

2. (Surya.S) S/o Seenu
AA-49 2nd Cross Street
Anna nagar Ch-40

1. P. Jayashanky
2. B. Jothiswari
3. K. Selvi Selvi
4. B. Suresh
5. Kalpana Rani

PRINCIPALS
For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN
POWER OF ATTORNEY AGENT



Drafted by:
Mrs.K.SUNDARAVALLI,
En.Roll.No.2813/2014,
No.42A, 1st Floor, J J Complex,
Thirumangalam,
Chennai – 600 040,

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SUB REGISTRAR
ANNA NAGAR

ANNEXURE 1-A

Market value of property land & building to be furnished.

Description of Building - Please denote by a tick ( ) mark the relevant involved in the following:

1.(a) Construction of the Structure	: RCC
(b) Depth of foundation	: 10 Feet
(c) Thickness of walls in All floor	: 9"
(d) Whether teakwood used throughout	: No.
(e) Flooring	: cement
2.Age of the Building	: 50 Years
3.Extent of the site	: **2300 Sq.ft (Undivided Share)**
4.A.Value of the site	: Rs.2,89,80,000/-
5.Build up Area	
Ground Floor	: 1450 Sq.ft) 1/5th Area
First Floor	: 950 Sq.ft) 1/5th Area
6.Area of Separate garage if any	: nil
7.a) Length of compound wall any	: nil
b) Length of barbed wire or chain or lion fence	: nil
8.Well with diameter and depth	: nil
9.Is there a separate latrine/Septic tank	: nil
10.Elec. Installation	
a) No of points	: 5 pts
b) No of fans	: 2
c) No of elec. pumps	: Nil Common
11.Annual Rental Value	: 3,00,000/-
12. Executants estimated of the Market Value of the building and site	: Rs.2,99,80,000/-

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SUB REGISTRAR
ANNA NAGAR

Land Value is Rs.2,89,80,000/-
Building Value is Rs. 10,00,000/-
Rs.2,99,80,000/-

16.07.2025

1. P. Jayashankar
2. B. Jothiswari
3. B. Hemi Hema
4. B-Suresh
5. Kalpana Ravi

POWER OF ATTORNEY AGENT **PRINCIPALS**

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

CERTIFICATE UNDER SECTION 42 OF THE INDIAN STAMP ACT 1899

S.No 2807 of 2025

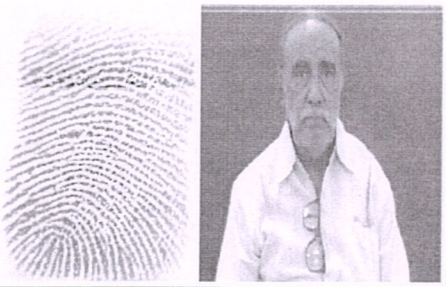
I hereby certify that a sum of ₹ 2,99,800/- (Rupees Two Lakh Ninty Nine Thousand Eight Hundred only) on account of deficit stamp duty has been levied under section 41 of the Stamp Act in respect of this instrument from Mr. பு ஜெயசங்கர் residing at எண்.12, சண்முகராயன் சந்து, செவன்வெல்ஸ், சென்னை - 600 001, Tondiarpet (Part 1)[URBAN], Tondiarpet, Chennai, Tamil Nadu, India, 600001.

Sub Registrar: AnnaNagar
Date: 16/07/2025

Signature of Sub Registrar and Collector under Section 41 of the Indian Stamp Act

Presented in the office of the Sub Registrar of AnnaNagar and fee of ₹ 3,01,610/- paid at 04:15 PM on the 16/07/2025 by

Left Thumb

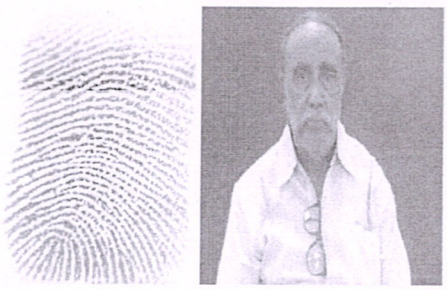


P. Jayashankar 9444578852.

Additions as per recitals of document

Execution admitted by

Left Thumb



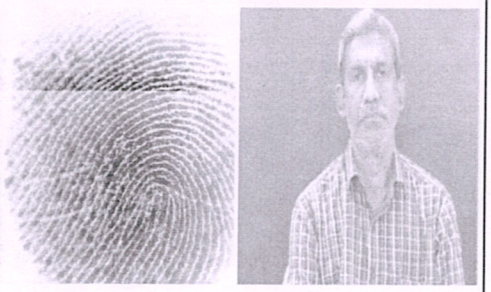
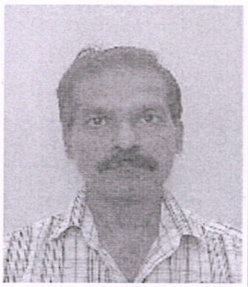
P. Jayashankar



Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. : UKC:9088922e836217021c14639aaa1509094c8a218 **(Details from UIDAI : P Jayashankar S/O: Purushotham, 10-01-1946, xxxxxxxx5845)**

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SUB REGISTRAR
ANNA NAGAR

Execution admitted by Left Thumb 	B. Jothiswari 9444385630 Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. : UKC:14332744969f498377a4b58af450d854a55866f **(Details from UIDAI : Jothiswari B W/O: Balasubramaniyam, 09-06-1945, xxxxxxxx6316)**	
Execution admitted by Left Thumb 	B. Hari Haran 8939339071 Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. : UKC:9534703956545312O2c461da8d3b9240ea1cca8 **(Details from UIDAI : Hariharan B S/O: Bala Subramaniam, 17-05-1964, xxxxxxxx2852)**	
Execution admitted by Left Thumb 	B. Suresh 9444385630 Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. : UKC:8846273296eab8c2f064e8488c119b0651cf683 **(Details from UIDAI : Suresh S/O: Balasubramaniam, 06-02-1967, xxxxxxxx8922)**	
Execution admitted by Left Thumb 	Kalpana Ravi 9444718488 Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. : UKC:5218244470f27a220c14165921725cd5ab395ec (Details from UIDAI : Kalpana W/O,Ravi Sankar, 01-03-1966, xxxxxxxx1299)	

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SUB REGISTRAR
ANNA NAGAR

Claim admitted by
Left Thumb





Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. :
UKC:40030427c658642f1df4c18ad039e64634626a0
(**Details from UIDAI : Uttamkumar S/O: Janakiraman, 30-11-1963, xxxxxxxx5173**)



16th day of July 2025

GANESAN K
Sub Registrar
AnnaNagar

Registered as Number **R/AnnaNagar/Book-1/3778/2025**.

Date: 16/07/2025
AnnaNagar

GANESAN K
Sub Registrar

Life Certificate of the Principal should be produced for any document presented for registration on the basis of this power of attorney

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SUB REGISTRAR
ANNA NAGAR

1. P. Jayashankar
2. B. Sathiyaraj
3. K. Selvi Hema
4. B. Suresh
5. Kalpana Rani

வட்டாட்சியர் அலுவலக இணைய சேவை - நில உரிமை விபரங்கள்

CERTIFICATE
EXTRACT FROM THE PERMANENT LAND REGISTER

District : Chennai Taluk : Aminjikarai Town : Mullam Ward : 001

S.No	Block Code and Name Of Locality	Number		O.Sur No and Letter	Municipal Door No.	Govt,Mitta, Zamindari,Inam	Dry,Wet, Unassessed, Promboke, House-site	Source Of Irrigation and Class	If Double Crop,Rate of Composition	Class and Sort of soil	Taram	Rate per Acre/Hectare		Extent By Town Survey			Assesment		Municipal Register	Adangal (UDS Details)	How the holding is utilised	Remarks
		Sur. Field	Sub Div.									Rs.	Paise	Hectare	Ares	Sq. Meter	Municipal	Govt.				
1	Block : 0002-.	537	0	88PT -	-	ரயத்துவாரி	மனை	-	-	0-	-	0.00		0	5	17.0	-	1.75	-	தமிழ்நாடு வீட்டு வசதி வாரியம்	-	2025/0153/02/017344TR DT. 2025-04-21 TR DT: 21-04-2025

BOOK 1 DOCUMENT NO 2778 OF 2025 CONTAINING SHEETS 28 SUB-REGISTRAR

Certified that the above is a true extract from the Town Survey Land Register maintained in the Taluk.

மின் கையொப்பம் / Digital Signature : 21-04-2025
பெயர் / Name : Pramila R
பதவி / Designation : Zonal Deputy Tahsildar
இடம் / Place : அமைந்தகரை வட்டம் / Aminjikarai, சென்னை மாவட்டம் / Chennai

குறிப்பு / Remarks :

1. மேற்கண்ட தகவல் / சான்றிதழ் நகல் விவரங்கள் மின் பதிவேட்டிலிருந்து பெறப்பட்டவை. இவற்றை தாங்கள் **https://eservices.tn.gov.in** என்ற இணைய தளத்தில் **URB/02/05/002/001/0002/537/0** என்ற குறிப்பு எண்ணை உள்ளீடு செய்து உறுதி செய்துகொள்ளவும்.
The above information / certificate details are generated from Digital records. This can be verified at the eServices portal **https://eservices.tn.gov.in** by giving the reference number **URB/02/05/002/001/0002/537/0**

2. இத் தகவல்கள் 16-07-2025 அன்று 01:01:00 PM நேரத்தில் அச்சடிக்கப்பட்டது.
The certificate was printed on 16-07-2025 at 01:01:00 PM

3. கைப்பேசி கேமராவின்2D barcode படிப்பான் மூலம் படித்து 3G/GPRS வழி இணையதளத்தில் சரிபார்க்கவும்
Scan with 2D Barcode reader of mobile phone camera and check on website using 3G/GPRS.

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

CIS User:373511 Submit Time:4/30/2018 7:34:11 PM

சென்னை மாநகராட்சி
CORPORATION OF CHENNAI
பொது சுகாதாரத் துறை
DEPARTMENT OF PUBLIC HEALTH

D4436023043/2012

FORM-NO. 8, படிவ எண். 8
(See rule 8-விதி 8(2) பார்க்க)

DEATH CERTIFICATE / இறப்பு சான்றிதழ்

(ISSUED UNDER SECTION 12/17 OF REGISTRATION OF BIRTH AND DEATH ACT 1969
பிறப்பு மற்றும் இறப்பு பதிவு சட்டம் 1969-ன் பிரிவு 12/17-ன் கீழ் வழங்கப்பட்டது)

This is to certify that the following information has been taken from the original record of death of the Corporation of Chennai of the State of Tamil Nadu, India.

இங்கண் தகவல்கள் தமிழ்நாடு சென்னை மாநகராட்சி அசல் இறப்பு பதிவேட்டிலிருந்து எடுக்கப்பட்டவை என சான்று வழங்கப்படுகிறது

Zone 01	Division 007
Name	P.M.PURUSHOTHAM
Name of Father / Husband	MURUGESA MUDALIAR
Name of Mother	
Permanent Residential Address	OLD NO.08,NEW NO.17DESAI COLONYPERAMBUR,CH12 000012
Address of the deceased at the time of death	OLD NO.08,NEW NO.17DESAI COLONYPERAMBUR,CH12 000012
Sex	Male
Age	83 YEARS
Date of Death	12-OCT-2007
Place of Death	APOLLO HOSPITALS46, TH ROAD,GOPALAPURAM,CHENNAI 600001
Registration Number	COC/2007/01/007/000264
Date of Registration	19-OCT-2007
Date of Issue	29-FEB-2012
Remarks (If Any)	

DOCUMENT NO 3778 OF 2025
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HEALTH DEPARTMENT
29-FEB-2012
CORPORATION OF CHENNAI

Dr. P. KUGANANTHAM
M.D.D.S.,D.P.H.,M.P.H.L - WHO Fellow (Johns Hopkins, USA)
DTM&H (LSTM & LSHTM), M.G.C.P.
Health Officer
Corporation of Chennai

SUB REGISTRAR
ANNA NAGAR

No disclosure shall be made of particulars regarding the cause of death as entered in the register of births and deaths except to the persons authorised by the Registrar in accordance with the provisions of section 17(1)(a) and 17(1)(b) of the Act (பிறப்பு மற்றும் இறப்பு பதிவு சட்டம் 17(1)(a) மற்றும் 17(1)(b) பிரிவுகளின்படி)

Online Registration of every Birth and Death / பிறப்பு / இறப்பு பதிவினை ஒரு முறை செய்யவும்

Note : This certificate is computer generated and does not require any Seal/Signature in original. The authentiality of this certificate can be verified at www.chennaicorporation.gov.in. The Registration Number is unique to each death.

1. P. Jayashankar
2. B. Jothiswari
3. B. Shanthi Hari
4. B. Suresh
5. Kalpana Rani

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

Scanned with CamScanner

வருவாய் துறை

வாரிசு சான்றிதழ்

நி.மு.எண். D3/3772/2013

வட்டாட்சியர் அலுவலகம்
புரசைவாக்கம் - பெரம்பூர் வட்டம்
சென்னை - 600 011.

நாள் : 10.2.2013

கதவிலக்கம் எண் 8/12 தேதிய கோலாஞ்சி

சென்னை 600002 ல் வசித்து வந்த திரு / திருமதி பி.ஜே.தேவதீதம்

க/பெ/த/பெ பி.ஜே.கேசிகன் (கேட்) அவர்கள் 12.10.2007 அன்று இறந்து விட்டார்.

அவருக்கு கீழ்க்கண்ட நபர்கள் வாரிசுதாரர்கள் ஆவார்கள்.

வரிசை எண்.	வாரிசுதாரர்கள்	வயது	உறவுமுறை	திருமணம் ஆனவரா? ஆகாதவரா?
1	P. பாலசுப்பரமணியம்	70	மகன்	மனைவனைவர்
2	P. தேஜ சுகந்தர்	68	மகன்	மனைவனைவர்
	கோலாஞ்சியின் முதல் மனைவி அம்மணியம்மா 27-01-1997 ல் மரண மாகி விட்டார் உயிருக்கு			
	மரண இருந்தவர்கள் முதல் கல்லை			
	கோலாஞ்சியர் தோற்றி எண்பதை தொண்டிய-			
	-தாக மேலும் தெரிய தவறினால்			
	தோற்றி எனபதை 28-12-2011 அன்று காலை-			
	-மாகி விட்டார் உயிருக்கு இருந்தவர் முதல் கல்லை			

For INDIA BUILDERS (CHENNAI) LIMITED

1. P. Jayashanky

CHAIRMAN

இச்சான்று மேற்படி தொகுத்தளிப்பு தொகுத்தவர் பெயர் மேற்படி

மட்டும் வழங்கப்படுகிறது.

2. B. Jothiswari

3. K. Ravi

4. B. Suresh

5. Kalpana Ravi

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SUB REGISTRAR
ANNA NAGAR

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111

சென்னை மாநகராட்சி
CORPORATION OF CHENNAI
பொது சுகாதாரத்துறை
DEPARTMENT OF PUBLIC HEALTH

D4425524475/2012

FORM-NO. 6, படிவம் எண் .6
(See rule 8-விதி 8ஐப் பார்க்க)

DEATH CERTIFICATE / இறப்பு சான்றிதழ்

(ISSUED UNDER SECTION 12/17 OF REGISTRATION OF BIRTH AND DEATH ACT 1969
பிறப்பு மற்றும் இறப்பு பதிவு சட்டம் 1969-ன் பிரிவு 12/17-ன் கீழ் வழங்கப்பட்டது)

This is to certify that the following information has been taken from the original record of death of the Corporation of Chennai of the State of Tamil Nadu, India.

கீழ்கண்ட தகவல்கள் தமிழ்நாடு சென்னை மாநகராட்சி அசல் இறப்பு பதிவேட்டிலிருந்து எடுக்கப்பட்டவை என சான்று வழங்கப்படுகிறது

Zone 06	Division 069
Name	DOROTHY PURUSHOTTAM
Name of Father / Husband	PURUSHOTTAM LATE
Name of Mother	NOT GIVEN
Permanent Residential Address	OLD NO.8, NEW NO.17DESIA COLONY 3RD ST,PERAMBUR HIGH ROAD, 600012
Address of the deceased at the time of death	OLD NO.8, NEW NO.17DESIA COLONY 3RD ST,PERAMBUR HIGH ROAD, 600012
Sex	Female
Age	81 YEARS
Date of Death	28-DEC-2011
Place of Death	OLD NO.8, NEW NO.17DESIA COLONY 3RD ST PERAMBUR HIGH ROAD, 600012
Registration Number	2012/06/069/000002
Date of Registration	10-JAN-2012
Date of Issue	27-JAN-2012
Remarks (If Any)	OTTER BG NO.931/2011

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

DOCUMENT NO 3778 OF 2025
CONTAIN SHEETS 28
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PUBLIC HEALTH DEPARTMENT CORPORATION OF CHENNAI C.A.O Unit *27-JAN-2012*

SUB REGISTRAR ANNA NAGAR

Dr. P. KUGANANTHAM
M.B.B.S.,D.P.H.,M.P.H. - WHO Fellow (Johns Hopkins, USA)
D.T.M.&H (LSTM & H-UK),F.I.S.C.D.
Health Officer
Corporation of Chennai

(No disclosure shall be made of particulars regarding the cause of death as entered in the register இறப்பு பதிவேட்டில் எழுதப்பட்ட இறப்பின் காரணம் எவையும் இபபதிதியில் வெளியிடப்படக் கூடாது See provision to section 17(1)(பிரிவு 17(1)-ன் கம்பரமபின்படி)

Ensure Registration of every Birth and Death / பிறப்பு / இறப்பு பதிவினை உறுதி செய்வீர்

Note : This certificate is computer generated and does not require any Seal/Signature in original. The authenticity of this certificate can be verified at www.chennaicorporation.gov.in. The Registration Number is unique to each death.

1. P. Jayasankar 3. K. Hari Har 5. Kalpana Rani
2. B. Jothiswari 4. B. Suresh

வருவாய் துறை

வாரிசு சான்றிதழ்

நி.மு.அ.6 எண். 9002/2012

வரிசை எண். 436
கோட்டை தண்டையார்பேட்டை வட்டம்
சென்னை-600 003.

நாள்: 24.3.2012

சென்னை – 1, சீனிவாசபுரம் தெரு

கதவு எண் 12/14 ல் வசித்து வந்த திருமதி / திரு. [illegible]

க/பெ.தபெ. [illegible] அவர்கள் 28.12.2011 அன்று இறந்து விட்டார்.

அவருக்கு கீழ்கண்ட நபர்கள் வாரிசுதாரர்கள் ஆவார்கள்.

வ. எண்	வாரிசுதாரர் பெயர்	வயது	உறவு முறை	திருமணம் ஆனவர்/ஆகாதவர்
1	P. பாலசுப்பிரமணியன்	69	மகன்	திருமணமானவர்
2	P. ஜெயசங்கர்	65	மகன்	திருமணமானவர்
	மேலே குறிப்பிட்ட வாரிசுதாரர்கள் தவிர			
	வேறு வாரிசு இல்லை என்பதை			
	உறுதி செய்கிறோம்			

இறந்தவரின் பெற்றோர்கள் ஏற்கனவே இறந்து விட்டார் / விட்டனர்.

இச்சான்று நீதிமன்ற வழக்குகளுக்கு ஏற்புடையதல்ல.

இச்சான்று [illegible]

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வட்டாட்சியர்
கோட்டை தண்டையார்பேட்டை வட்டம்
சென்னை-600 003.

SUB REGISTRAR
ANNA NAGAR

1. P. Jayashankar
2. B. Jothiswaran
3. B. Hari Ha
4. B. Suresh
5. Kalpana Ravi

X COURT
RCOP NO:
EX NO:
BY:
DATE:

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

பெருநகர சென்னை மாநகராட்சி
GREATER CHENNAI CORPORATION
பொது சுகாதாரத்துறை
DEPARTMENT OF PUBLIC HEALTH

D5242258843254073/2019

FORM-NO:6,படிவம் எண்:6

(See rule 8-விதி 8ஐப் பார்க்க)

DEATH CERTIFICATE / இறப்பு சான்றிதழ்

(ISSUED UNDER SECTION 12/17 OF REGISTRATION OF BIRTH AND DEATH ACT 1969
பிறப்பு மற்றும் இறப்பு பதிவு சட்டம் 1969-ன் பிரிவு 12/17-ன் கீழ் வழங்கப்பட்டது)

This is to certify that the following information has been taken from the original record of death of the Greater Chennai Corporation of the State of Tamil Nadu, India.

கீழ்கண்ட தகவல்கள் தமிழ்நாடு, பெருநகர சென்னை மாநகராட்சி அசல் இறப்பு பதிவேட்டிலிருந்து எடுக்கப்பட்டவை என சான்று வழங்கப்படுகிறது.

Zone 06	Division 071
Name	P.BALASUBRAMANIAM
Sex	Male
Date of Death	17/10/2019
Age	75 YEARS
Place of Death	NO 17/8, DESIA COLONY 3RD STREET PERAMBUR CHENNAI -600012
Name of The Mother	
Name of The Father	P.M.PURUSHOTHAM
Name of The Husband / Wife	
Address of the deceased at the time of death	NO 17/8, DESIA COLONY 3RD STREET PERAMBUR CHENNAI, , , TAMIL NADU -600012
Permanent Address Of The Deceased	NO 17/8, DESIA COLONY 3RD STREET PERAMBUR CHENNAI, , TAMIL NADU -600012
Registration Number	D-2019:33-16395-000281
Date of Registration	31/10/2019
Remarks (If Any)	
Date of Issue	02/11/2019

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Validity unknown

Digitally Signed by RAMESH
Date: 02-Nov-2019 (12:24:14)

SUB REGISTRAR
ANNA NAGAR

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

PUBLIC HEALTH DEPARTMENT B & D UNIT 02/11/2019 CORPORATION OF CHENNAI

Registrar of Births & Deaths,
Division :071 Zone : 06
Greater Chennai Corporation

The authenticity of this certificate can be verified at www.chennaicorporation.gov.in.
The Registration Number is unique to each birth. Ensure Registration of every Birth and Death

1. L. Jayashankar
2. B. Jothiswari
3. K. Hari Hara
4. B. Suresh
5. Kalyana Ravi

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வாரிசு சான்றிதழ்
Legal Heir Certificate

சான்றிதழ் எண் / Certificate No: TN-7201911261865 நாள் / Date: 20-12-2019

கதவு எண் 96/80, தையப்ப முதலி தெரு ஜார்ஜ் டவுன், வ உ சி நகர் கிராமம் / நகரம், புரசைவாக்கம் வட்டம், சென்னை மாவட்டத்தில் வசித்த பு பாலசுப்பிரமணியம் தந்தையின் பெயர் ப மு புருஷோத்தம் என்பவர் 17-10-2019 தேதி அன்று இறந்துள்ளார். மேற்படி இறந்த நபருக்கு கீழ்க்கண்ட நபர்கள் வாரிசுதாரர்களாவார்கள்.

This is to certify that P Balasubramaniam son of P M Purushotham who was residing at Door No. 96/80, Thaiyappa Mudali Street George Town V.o.c Nagar Village/Town of Pursawalkam Taluk of Chennai, Tamil Nadu State expired on 17-10-2019 leaving behind the following persons as surviving legal heirs.

வ.எண் / Sl.No	பெயர் / Name	வயது / Age	இறந்தவரின் உறவுமுறை / Relationship for deceased	திருமண நிலை / Marital Status	உயிருடன் உள்ளாரா? / Whether alive?
1	Jothiswari B	74	Wife	Widow	Alive
2	Hariharan B	55	Son	Married	Alive
3	Kalpana	53	Daughter	Married	Alive
4	Suresh B	52	Son	Married	Alive

1) இச்சான்று மனுதாரர் அளித்த ஆவணங்கள் / ஆதாரங்களின் அடிப்படையில் வழங்கப்படுகிறது/ This certificate is based on the documents / particulars furnished by the applicant.

2) மனுதாரர் இச்சான்று தொடர்பாக தெரிவித்த எந்த ஒரு தவறான தகவல்களுக்கும் சான்று வழங்கும் அதிகாரம் பெற்ற அலுவலர் பொறுப்பல்ல/ The Competent Certificate issuing authority is not responsible for any malafide information submitted by applicant.

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SHEET 19

மாவட்டம் /District : Chennai
வட்டம் /Taluk : Pursawalkam

குறிப்பு / Remarks :

பதவி /Designation : வட்டாட்சியர் /Tahsildar

SUB REGISTRAR
ANNA NAGAR

இச்சான்றிதழ் மின்கையொப்பம் இடப்பட்டதால், கையொப்பம் அல்லது முத்திரை தேவையில்லை / This certificate is digitally signed and does not require any seal or signature.

ஆவண விவரங்களை உறுதி செய்ய:

(அ) TN-7201911261865 என்ற தனிப்பட்ட சான்றிதழ் எண்ணை https://tnedistrict.tn.gov.in/tneda/VerifyCerti.xhtml ல் உள்ளீடு செய்து சரிபார்க்கவும்.

(அல்லது)

(ஆ) கைப்பேசி கேமராவின் 2D barcode படிப்பான் மூலம் இணையதளத்தில் சரிபார்க்கவும்.

Genuineness of the certificate can be verified by,

(a) Keying in the unique certificate number TN-7201911261865 in the URL https://tnedistrict.tn.gov.in/tneda/VerifyCerti.xhtml.

(or)

(b) Reading the 2D barcode with mobile barcode reader and verify through online.

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

1. P. Jayashankar 3. K. Hari Hara
2. B. Jothiswari 4. B. Suresh
5. Kalpana Ravi

Scanned with CamScanner

உறுதிமொழி சான்று

பதிவுத்துறைத் தலைவர் அவர்களின் சுற்றறிக்கை ந.க.எண்.35083/சி.1/2021

நாள்:07.02.2022

சொத்தானது நீர்நிலை பகுதியில் அமையப் பெறவில்லை என்பதற்கான சான்று/உறுதிமொழி (Declaration) (நீதி பேராணை எண்.22163/2018-ல் வழங்கப்பட்ட தீர்ப்புரையை காண்க)

இந்த ஆவணத்தில் கண்ட சொத்தானது நீர்நிலைகள், நீர்வழிப்பாதைகள், நீர்பிடிப்பு பகுதிகளில் கட்டுப்படவில்லை என சான்றளிக்கிறோம். மேலும் இதனில் தங்களுக்கு தவறான தகவல் அல்லது சான்று அளிக்கப்பட்டதாக பின்னாளில் கண்டுபிடிக்கப்பட்டால் அதனால் நான்/நாங்கள் சட்டப்பூர்வ நடவடிக்கைகளுக்கு உட்படுத்தப்படுவோம் என்பதையும் அறிவேன்/அறிவோம்.

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

ஆவணத்தை எழுதிப்

பெறுபவர்களின் கையொப்பம்

1. L. Jayashankar
2. B. Jothiswari
3. B. Lavitha
4. B. Suresh
5. Kalpana Rai

ஆவணத்தை எழுதிப்

கொடுப்பவர்களின் கையொப்பம்

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28 SHEET

SUB REGISTRAR
ANNA NAGAR

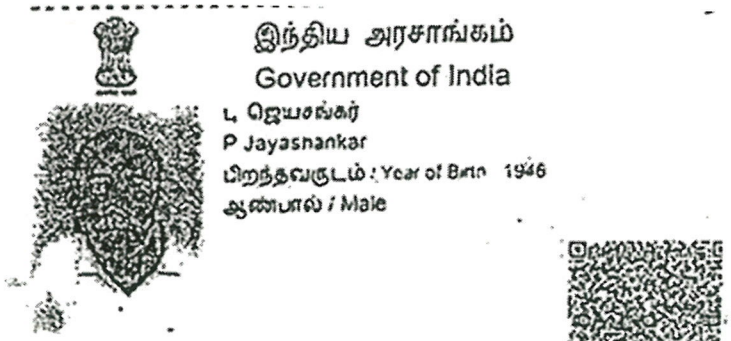
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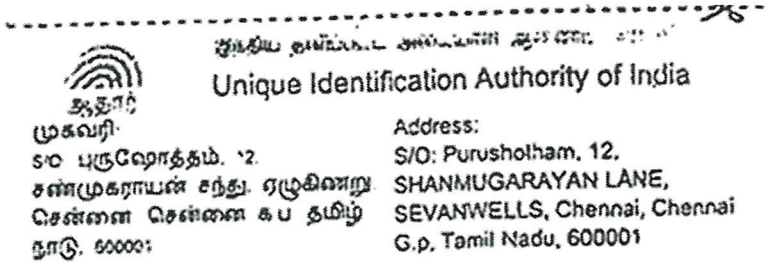
P. Jayashankar
B. Jothisuresh
B. Sheela
B. Suresh
Kalpana Pari

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN





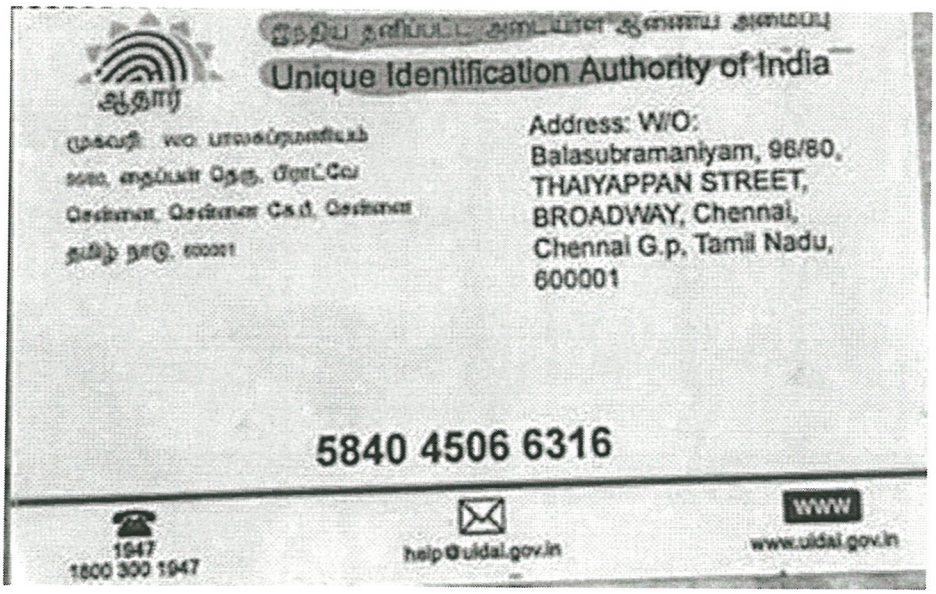


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B. Jothiswari

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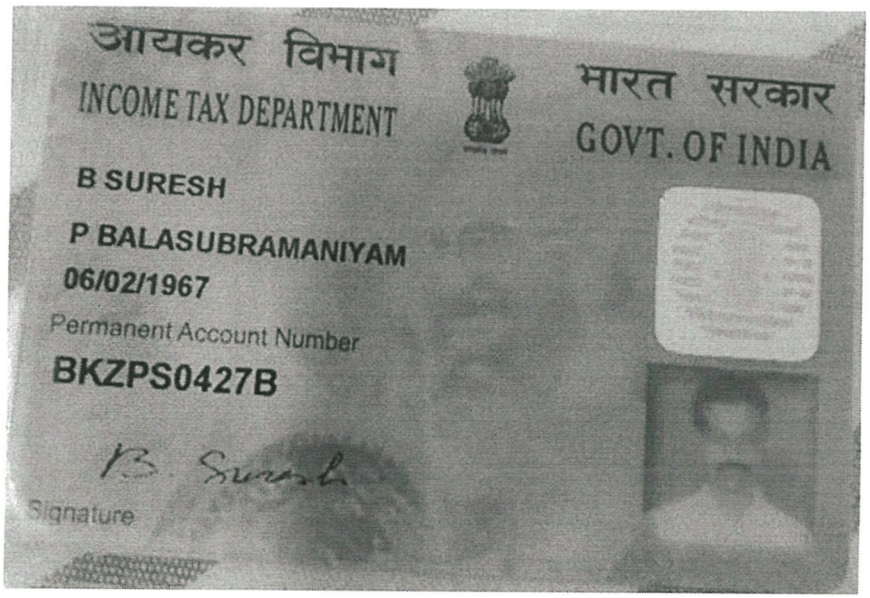




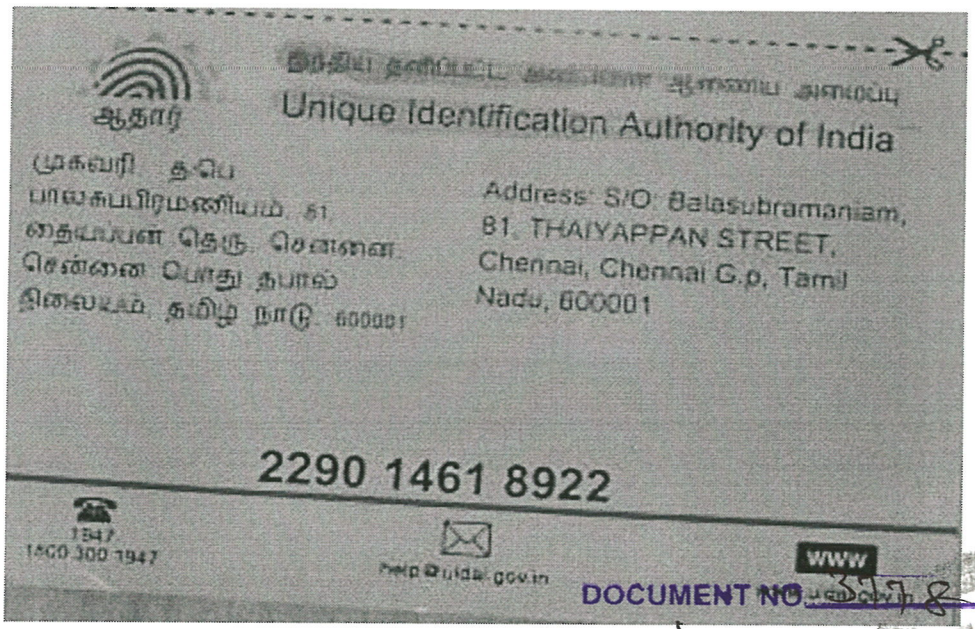


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B. Suresh

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SUB REGISTRAR
ANNA NAGAR



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

BUHPR5391D

नाम / Name
KALPANA

पिता का नाम / Father's Name
BALASUBRAMANIAM PURUSHOTHAMAN

जन्म की तारीख / Date of Birth
01/03/1966

Kalpana Ravi
हस्ताक्षर / Signature

21062022



आधार

இந்திய அரசாங்கம்
Unique Identification Authority of India
Government of India

பதிவு அடையாளம் / Enrollment No.: 0000/00301/18672

To
கல்பனா
Kalpana
W/O.Ravi Sankar
Wild Flower Apartment Flat No 1e B Block 1st Floor New No 13/56 Mandapam Cross Street
Regina Hospital Kilpauk Garden
Kilpauk
Kilpauk
Chennai
Tamil Nadu 600010
9444718468

22/12/2013
393331199

MA933311994FT

உங்கள் ஆதார் எண் / Your Aadhaar No. :

9785 4791 1299

எனது ஆதார், எனது அடையாளம்

இந்திய அரசாங்கம்
Government of India

கல்பனா
Kalpana
பிறந்த நாள் / DOB : 01/03/1966
பெண்பால் / Female

9785 4791 1299

எனது ஆதார், எனது அடையாளம்

Kalpana Ravi

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SUB REGISTRAR
ANNA NAGAR

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

INDIA BUILDERS CHENNAI LIMITED

26/04/2005
Permanent Account Number
AABCI3731Q

Signature

இந்திய அரசாங்கம்
Government of India



உத்தம்குமார்
Uttamkumar

பிறந்த நாள்/DOB: 30/11/1963
ஆண்பால் / Male

4739 5948 5173

ஆதார் - சாதாரண மனிதனின் அதிகாரம்

ஆதார்

இந்திய தனிப்பட்ட அடையாள ஆணைய அமைப்பு
Unique Identification Authority of India

முகவரி: S/O: ஜானகிராமன், 5106/6
15வது மெயின் ரோடு
அண்ணாநகர் மேற்கு, அண்ணா நகர்
அண்ணா நகர், சென்னை, தமிழ் நாடு
600040

Address: S/O: Janakiraman, House/Bldg./Apt.: 5106/6, Street/Road/Lane: 15TH MAIN ROAD, Landmark: ANNANAGAR WEST, Village/Town/City: Anna Nagar, District: Chennai, P. O.: Anna Nagar, State: Tamil Nadu, PinCode: 600040

4739 5948 5173

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SUB REGISTRAR
ANNA NAGAR

For INDIA BUILDERS (CHENNAI) LIMITED

CHAIRMAN

भारत सरकार
GOVERNMENT OF INDIA



விஜயகுமார் டு
Vijayakumar D
பிறந்த நாள் / DOB : 07/11/1977
ஆண் / MALE

2318 8262 6536

ஆதார் - சாதாரண மனிதனின் அதிகாரம்

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

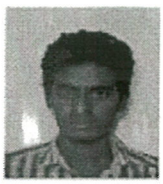
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தந்தை / தாய் பெயர்:
துரைசாமி, 37, காந்தி தெரு, கோல்டன் ஜார்ஜ் நகர் விரிவு, முகப்பேர், திருவள்ளூர், தமிழ் நாடு, 600037

Address:
S/O: Duraiswamy, 37, GANDHI STREET, GOLDEN GEORGE NAGAR EXT, Mogappair, Tiruvallur, Tamil Nadu, 600037

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Government of India

Issue Date: 21/04/2015



சூர்யா S
Surya S
பிறந்த நாள்/DOB: 27/06/1993
ஆண்/ MALE

8380 6663 7494
VID : 9104 9917 9521 0406

எனது ஆதார், எனது அடையாளம்

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Download date: 22/04/2025

முகவரி:
தந்தை பெயர் சீனு, எண்.5ஏ, குளக்கரை 2வது தெரு, நாராயணபுரம், பள்ளிக்கரணை, சென்னை,
தமிழ் நாடு - 600100

Address:
S/o Seenu, No.5A, Kulakkarai 2nd Street, Narayanapuram, Pallikaranai, Chennai, Tamil Nadu - 600100

8380 6663 7494
VID : 9104 9917 9521 0406

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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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OMR Thoraipakkam,
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+91 9996 12 9996

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.