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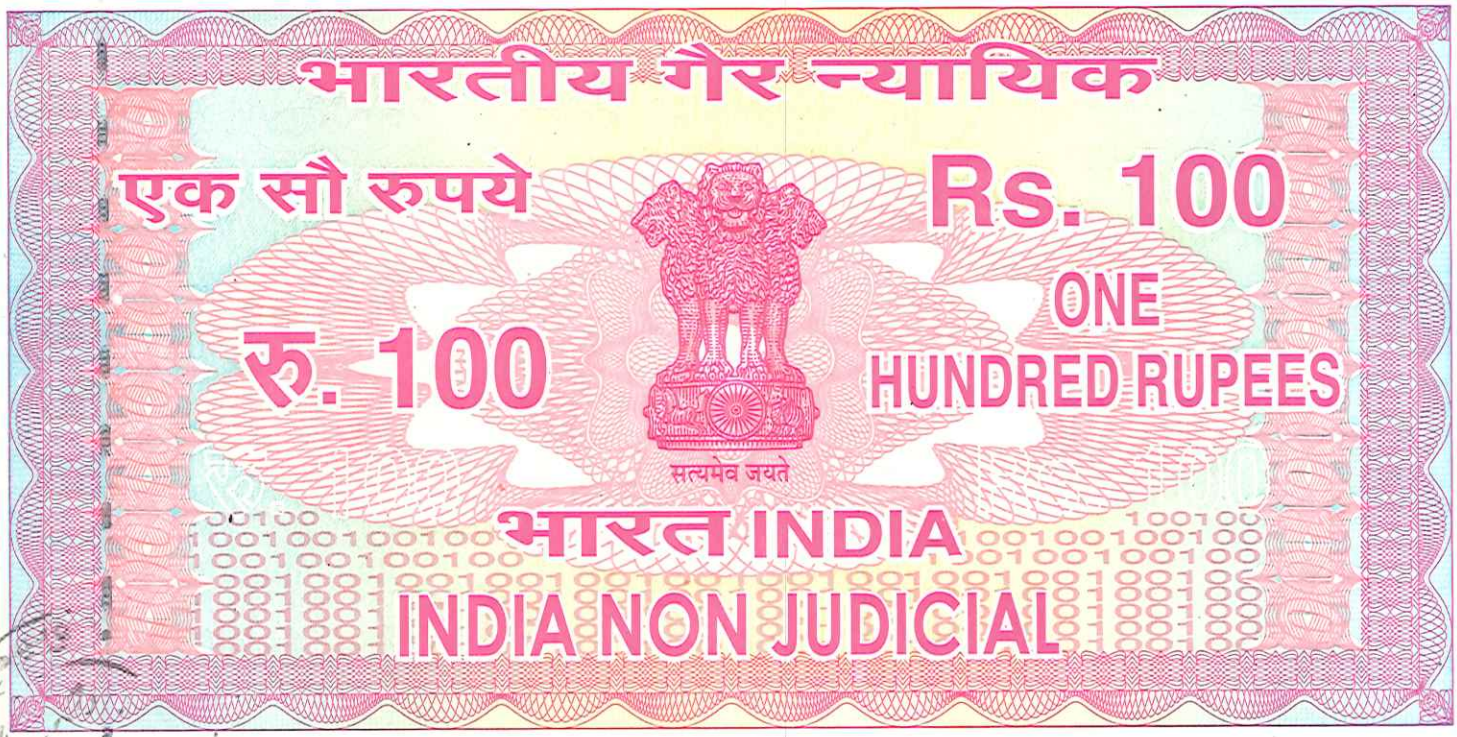
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
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தமிழ்நாடு தமிலநாடு TAMILNADU

18 NOV 2024 DK 085825

M. KAILASH CHAND
STAMP VENDOR - L.No.11727/C/91
Saidapet, Chennai-15. ✆: 9840173096

Ramaniyam Realtors LLP

INDEMNITY

This Indemnity is made and executed on **23rd of December 2024** by **M/S.RAMANIYAM REALTORS LLP,** (LLPIN:AAA-0175), a Limited Liability Partnership, incorporated under Limited Liability Partnership Act, 2008, having **Income Tax Pan: AAHFT8920F** and office at New No.14, Old No.67, Third Main Road, Gandhi Nagar, Adyar, Chennai –600020, represented by its Authorised Signatory **Mr.S.V.K.SUNDAR**, Son of Late S.K.Viswanathan, hereinafter referred to as the **INDEMNIFIER.**

NOTARY
N. RAJENDIRAN,
M.A.,M.Ed.,B.L.
CHENNAI
Reg. No: 8117/2010
Expiry Dt.
05.07.2025
GOVERNMENT OF INDIA

For Ramaniyam Realtors LLP

Authorised Signatory

भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

18 NOV 2024 DK 085826

M. KAILASH CHAND

STAMP VENDOR - L.No.11727/C/91

Saidapet, Chennai-15. ✆: 9840173096

Ramaniyam Realtors LLP

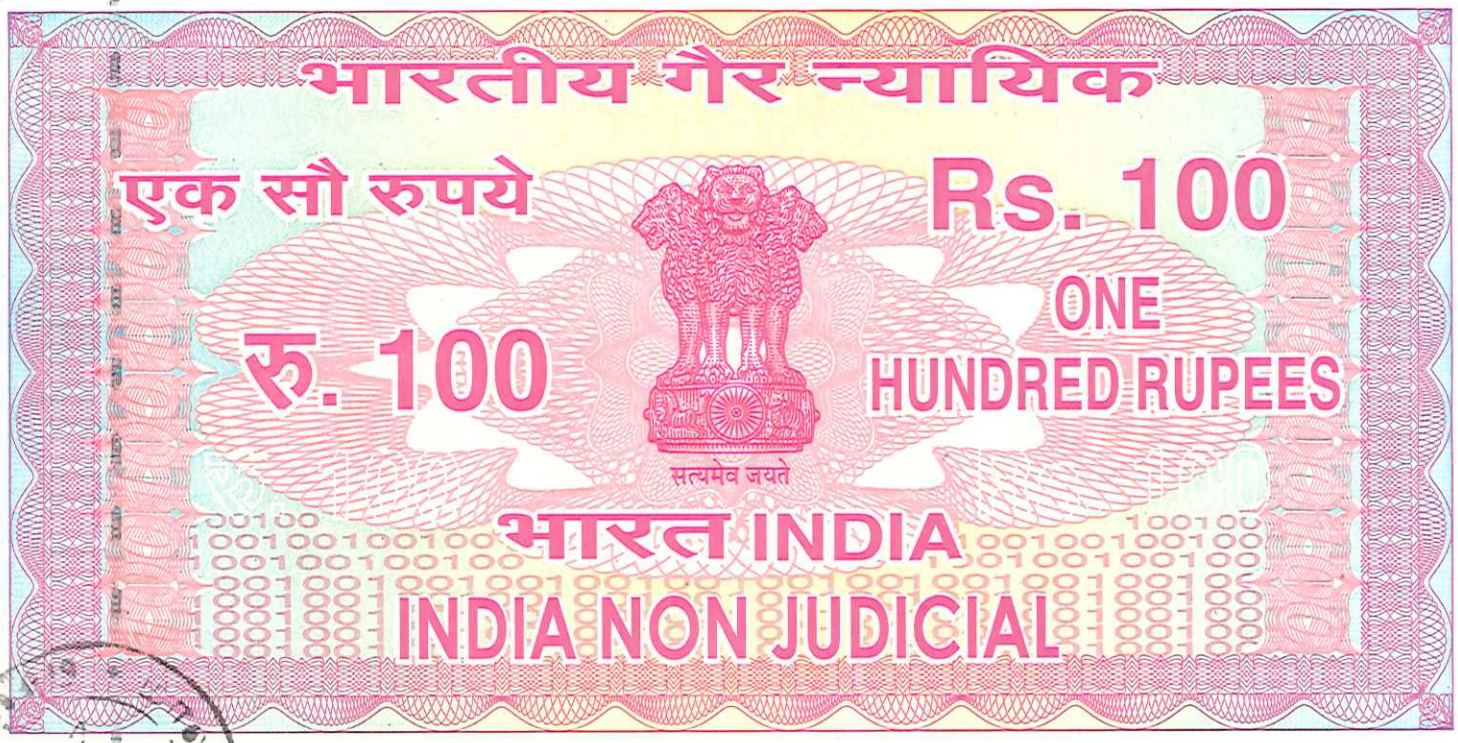
The Indemnifier is the promoter/developer of the real estate project known as "RAMANIYAM PREMA SARASWATHI" located at New No.10 &12, Old No.51 & 52, Thiru-vi-Ka 2nd Street, (Previously Bheemasena Garden Street), Mylapore, Chennai-600 004.

The Tamil Nadu Real Estate Regulatory Authority has noted a difference in area between the extent of the project as recorded in the Sale Deeds and the Patta uploaded with respect to the Project.

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CHENNAI
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For Ramaniyam Realtors LLP

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தமிழ்நாடு தமிலநாடு TAMILNADU

Ramaniyam Realtors LLP

18 NOV 2024

DK 085827

M. KAILASH CHAND
STAMP VENDOR - L.No.11727/C/9I
Saidapet, Chennai-15. ✆: 9840173096

In response to this, the Indemnifier agrees to indemnify, defend, and hold harmless all stakeholders, including but not limited to buyers, investors, and any other parties associated with the Project ("Indemnified Parties"), from any and all losses, damages, claims, liabilities, expenses (including legal fees), or other detriments arising from the difference in the land extent of the Project as reflected in the Sale deeds and Patta.

This Indemnity is irrevocable

NOTARY
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CHENNAI
Reg. No: 8117/2010
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05.07.2025
GOVERNMENT OF INDIA

For Ramaniyam Realtors LLP

Authorised Signatory

भारतीय गैर न्यायिक

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रु. 100 ONE HUNDRED RUPEES

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भारत INDIA

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தமிழ்நாடு तमिलनाडु TAMILNADU

18 NOV 2024 DK 085828

M. KAILASH CHAND
STAMP VENDOR - L.No.11727/C/91
Saidapet, Chennai-15. ©: 9840173096

Ramaniyam Realtors LLP

SCHEDULE OF PROPERTY

(RECONSTITUTED/ AMALGAMATED PROPERTY)

All that piece and parcel of land situated at Door No.51A&51, Door No.52, Door No.12, Thiru-vi-Ka 2nd Street, (Previously Bheemasena Garden Street), Mylapore, measuring a total extent of 14885 Square Feet **(6.20 Grounds**) as per document and a total extent of 14870 Square Feet as per Patta comprised in Old S.No.2791, R.S.No.1724, 1724/3, 1724/3 Part as per document and R.S.No.1724/3, 1724/30, 1724/53 & 1724/99 as per Patta, Block No.36, forming part of approved Corporation Layout, Mylapore Village, Mylapore Taluk, Chennai District and being bounded on the:-

NOTARY
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CHENNAI
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For Ramaniyam Realtors LLP

Authorised Signatory

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

18 NOV 2024

DK 085829

M. KAILASH CHAND
STAMP VENDOR - L.No.11727/C/91
Saidapet, Chennai-15. ✆: 9840173096

Ramaniyam Realtors LLP

North By : R.S.No.1723

South By : Thiru-vi-ka 2nd Street, Mylapore,(Bheemasena Garden Second Street)

East By : Premises bearing Door No.161 C and 161 D, Royapettah High Road & Land and Building belonging to late K.Y.Ramabhadra Sastri.

West By : Subbulakshmi Apartments

Situated within the Sub Registration District of Mylapore and within the Registration District of Chennai Central

For Ramaniyam Realtors LLP

Authorised Signatory

Executant

Solemnly affirmed at Chennai
on this 23rd day of December 2024
in the presence of

NOTARY
N. RAJENDIRAN, M.A.,M.Ed.,B.L.
CHENNAI
Reg. No: 8117/2010
Expiry Dt. 05.07.2025
GOVERNMENT OF INDIA

Notary Public, Chennai

N. RAJENDIRAN, M.A.,M.Ed.,B.L.
MS No: 1293/1991
ADVOCATE & NOTARY PUBLIC
GOVERNMENT OF INDIA
No. 1, Jothiramalingam II Cross Street,
West Mambalam, Chennai - 600 033
Mobile : 98411 22650



our services doesn't just end there

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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

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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+91 9996 12 9996
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