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RE REGULATORY RECORD

# RERA Document

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

Verified RealEstate™
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OMR Thoraipakkam,
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DIGITALLY VERIFIED RECORD

**Form-5**

Certificate by Architect / Licensed Surveyor

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

Address of the Project: **Survey No:81/6A1, 81/6A2A& 81/6A2B** in **Konagapadi Village and Panchayat, Tharamangalam Panchayat Union, Omalur Taluk, Salem District, Tamilnadu.**

Date: 13/07/2026

**D. KARTHICK** (Name of the Promoter)
**K. SUNDARA VADIVEL**(Name of the Promoter)
D.NO:4/5/229/99 , Athikattanur Valavu,
Selvapuram, Omalur
Salem -636502 (Address of the Promoter)

**Subject:HAVEN**(Name of the project)

Ref:(TNRERA Registration Number)

Sir,

I,**Er A.ASHOK KUMAR** (name of the Architect/ Licensed Surveyor) having License No. **Salem 07/2022SE-GR-1** has under taken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development Of Work done at "**HAVEN"**( name of the project) situated on the Plot bearing **Survey No:81/6A1, 81/6A2A & 81/6A2B** demarcated by its boundaries ( latitude and longitude of the end points ) 11°41'34.8"N 77°59'55.8"E to the North 11°41'33.0"N 77°59'55.2"E to the South 11°41'34.8"N 77°59'55.0"E to the East 11°41'33.2"N 77°59'54.6"E to the west of Division Konagapadi Village and Panchayat, Tharamangalam Panchayat Union Omalur Taluk/Salem District. Measuring **1.3325 Acre ( 5392.39 sq. mts).** being developed by **Mr. D. KARTHICK , K.SUNDARAVADIVEL** (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 **SALEM DTCP**(Name of the sanctioned authority) vide **Approval No:** SWP/DTCP/SALEM/LAYOUT NO **:123/2026, Planning Permission No:70/2026** dated **7/09/2026** including all amenities and facilities as committed by the promoter to theallottes.

*Yours Faithfully,*

Stamp, Signature & Name (IN BLOCK LETTERS) of Architect/ Licensed Surveyor with (Reg. License No**07/2022 SE-GR-1**

Er.A.ASHOK KUMAR, M.E.(Strl), M.I.E.,
A.K.CONSTRUCTIONS
CHARTERED ENGINEER - M-1811546
Registered Engineer Grade-I (SCNC): 319/23-28
Registered Engineer LPA Grade-I (RE): 04/2022
Registered Structural Engineer LPA Grade-I (SE): 07/2022
No: G-3, Palaniappa Complex,
3rd Main Road, Shivaya Nagar, Reddiyur,
SALEM-636 004. Cell: 80568 90077

GOVT. OF TAMILNADU
TOWN AND COUNTRY PLANNING DEPARTMENT

# SALEM DTCP

## THE SALEM DISTRICT TOWN AND COUNTRY PLANNING

6,Sannathi St,Subramanya Nagar,Suramangalam,
Salem-636 005.
Phone: 0427-2448625.
Email: ddslmregion@gmail.com
Website: WWW.tn.gov.in/tcp

## PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that Thiru.***A.ASHOKKUMAR*** has enrolled as **Structural Engineer Grade-I (SE)** with Salem District Town and Country Planning **(SDTCP)** who has the qualification of ***M.E.STRUCTURAL ENGG.,*** and experience in the relevant field for ***15*** years.

He has been given the Registration No: ***07/2022 SE-GR-I*** on ***11-01-2023***.He 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) Dept., Dated:04.02.2019.

This Registration is valid upto ***10-01-2028.***



10.1.23

ASSISTANT DIRECTOR,
SALEM DISTRICT TOWN AND COUNTRY PLANNING,
SALEM.

10/01/2023

10/1/23

10 JAN 2023

சேலம் மாவட்டம்.

SALEM DTCP

GOVT. OF TAMILNADU
TOWN AND COUNTRY PLANNING DEPARTMENT

SALEM DTCP

**THE SALEM DISTRICT TOWN AND COUNTRY PLANNING**

6,Sannathi St,Subramanya Nagar,Suramangalam,
Salem-636 005.
Phone: 0427-2448625.
Email: ddslmregion@gmail.com
Website: WWW.tn.gov.in/tcp

## PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that Thiru.***A.ASHOKKUMAR*** has enrolled as **Registered Engineer Grade-I (RE)** with Salem District Town and Country Planning who has the qualification of ***M.E.STRUCTURAL ENGG.,*** and experience in the relevant field for ***15*** years.

He has been given the Registration No: ***04/2022, RE-GR-I*** on ***11.01.2023***. He 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) Dept., Dated:04.02.2019.

This Registration is valid upto ***10.01.2028.***



10.1.23

ASSISTANT DIRECTOR,
SALEM DISTRICT TOWN AND COUNTRY PLANNING,
SALEM.

10/01/2023

10/1/23

10 JAN 2023
சேலம்-636 005.
சேலம் மாவட்டம்.

SALEM DTCP

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.