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™
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DIGITALLY VERIFIED RECORD

Consent Letter for Maintaining and Operating RERA designated Bank Account for a Real Estate Project

Date: 21-08-2026

To,

Tamill Nadu Real Estate Regulatory Authority

Chennai,

Sir,

We (The Owners – Details as given below) residing at "Citadel", New Door No.3 and Old Door No. 1A, Cenotaph 2nd Lane, Teynampet, Chennai-600018 along with Vishranthi Homes Pvt Ltd (Promoters) have jointly filed an Application with TNRERA for registration of the Real Estate Project "VISHRANTHI CITADEL" by Vishranthi Homes Pvt Ltd situated in Block No76 of Mylapore Village, within limits of Greater Chennai Corporation (comprised in old RS No 3847/95, New Rs No 3847/145 as per Patta. MYLAPORE TALUK, CHENNAI DISTRICT, TAMILNADU STATE Called VISHRANTHI CITADEL

2(i) We are the Owners of the Project land and applied for Registration of the above said real estate project with TNRERA. Detail Mentioned Below.

3(i) In Compliance of Section 4(2)(l)(D) of the Act, following three bank Accounts have been opened in the name of Visharanthi Homes Private Limited – Citadel (Name of the Promoter) who is the Promoter for the Above Real Estate Project in Thirivanmiyur Branch of INDIAN OVERSEAS BANK.

S.No	Name of Account	Account Number
1	RERA Designated Collection Account (100%)	A/C - 041802000002531
2	RERA Designated Separate Account (70%)	A/C - 041802000002532
3	RERA Designated Transaction Account (30%)	A/C - O41802000002533

4. The Amount realized from the allottees from time to time will be first deposited in the RERA Designated Collection Account. Seventy percent (70%) of the Amount from the above account shall be transferred through auto sweep facility to the RERA Designated Separate Account at the end of the same day. The Balance 30% amount will be transferred to the RERA Designated Transaction Account.

For VISHRANTHI HOMES PVT. LTD.

Authorised Signatory

5. We hereby convey our Consent for Maintaining and Operating the Aforesaid Bank Account by Vishranthi Homes Private Limited (Promoter)

S.NO	Name and Address of Owners	Mobile No	Email id	Signature	Date
1	RVM Sudheer Rao	9940142448	sudheer23@gmail.com		21.08.2026
2	RVM Sumanth Rao	9940096448	sumanth29@gmail.com		21.08.2026.
3	L.Swathy	9047071178	lswathy@yahoo.com		21.08.2026
4	A.Radha	6302482500	radhanalla@yahoo.com		21.08.2026
5	RVM Surya Rao	9444152963	surya_3@hotmail.com		21.08.2026
6	Ashish Agarwal	9444984727	aashish@theenerjigroup.com		21.08.2026
7	A.Rama	8584364789	bunnyprasad@yahoo.com		21.08.2026
8	Anjana Das	9449220484	anjanaiyer@gmail.com		21.08.2026

For VISHRANTHI HOMES PVT. LTD.

Authorised Signatory

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.