File No: TNRERA/APPL/PBF/0557/2026

TAMIL NADU REAL ESTATE REGULATORY AUTHORITY
REGISTRATION CERTIFICATE OF PROJECT
FORM 'C'
[See rule 6(1)]

This registration is granted under section 5 of The Real Estate (Regulation and Development) Act, 2016 to the following project under project registration number

TNRERA/29/BLG/0380/2026 dated 23.10.2026

Project Name: RAJNIS SHANTHI

Project Details & Address:

Registration forStilt Floor + 4 Floors + 5th Floor (Part) Residential Building with 30 dwelling units (Height-18.30m) Availing premium FSI at Door No. 1/1, 8/26 & 27, Sivaji Street, T. Nagar, Chennai - 600017 comprised in T.S.No. 5746, 7387, 9069 & 9070 in Block No. 130 of T.Nagar Village, Guindy Taluk, Chennai District. CMDA issued planning permission in Letter No.OL-PP/NHRB/0351/2026 vide letter No. CMDA/PP/NHRB/C/0032/2026 dated 17/08/2026. GCC issued building permission in Letter No. CEBA/WDCN10/00344/2026, Dated 08/09/2026.

Applicant Details:

1. RAJNI FOUNDATIION PRIVATE LIMITED
DAMODARAN STREET,
T NAGAR Village,
CHENNAI,
GUINDY Taluk,
Chennai District - 600119

2. V LAKSHMI
Door No. 1, Flat No. A1, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

3. G GAYATHRI
Door No. 1, Flat No. A4, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

4. SANKARA SUBBU
Door No. 1, Flat No. C3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

5. REVATHY JAYARAMAN
Door No. 1, Flat No. A2, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

6. S ULAGAVARSHINI
Door No. 1, Flat No. C3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

7. MANICKAVASAGAM
Door No. 1, Flat No. C3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

8. R SESHAN
Door No. 1, Flat No. C5, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

9. C POORACHANDRAN
Door No. 1, Flat No. C6, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

10. R SURENDRAN
Door No. 1, Flat No. D1, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

11. T N KALA
Door No. 1, Flat No. D2, SIVAJI STEET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

12. S R BALAJI
Door No. 1, Flat No. D3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

13. S MANIKANDAN ARUMUGAM
Door No. 1, Flat No. B3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

14. S R VISWAMURTHY
Door No. 1, Flat No. D3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

15. NAMMALWAR
Door No. 1, Flat No. D4, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

16. VAIDEHI
Door No. 1, Flat No. D5, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

17. REKESH RAMANATH P
Door No. 1, Flat No. A3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

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18. K S ANANTHA NARAYANAN
Door No. 1, Flat No. D6, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

19. VASANTHA
Door No. 1, Flat No. D6, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

20. PREETHI SUBRAMANIAN
Door No. 1, Flat No. D6, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

21. SHYMALA
Door No. 1, Flat No. A3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

22. R GAYATHRI
Door No. 1, Flat No. A4, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

23. V NIRMALA
Door No. 1, Flat No. A5, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

24. GOMATHI SANKARI
Door No. 1, Flat No. B3, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

25. S SENTHIL
Door No. 1, Flat No. A6, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

26. DASARI RAMA PRIYAN
Door No. 1, Flat No. B1, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

27. P BALAKRISHNAN
Door No. 1, Flat No. B2, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

28. R KRISHNAVENI
Door No. 1, Flat No. A4, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

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Chennai

29. LAKSHMI PRIYA THYAGARAJAN
Door No. 1, Flat No. B4, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

30. MADHUMATHI THYAGARAJAN
Door No. 1, Flat No. B4, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

31. SAI RATHINASABAPATHY
Door No. 1, Flat No. B5, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

32. V MEERABAI RATHINASABAPATHY
Door No. 1, Flat No. B5, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

33. N MOHAN
Door No. 1, Flat No. B6 C4, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

34. S MUTHUSWAMY
Door No. 1, Flat No. C1, SIVAJI STREET,
T NAGAR Village,
CHENNAI,
Chennai District - 600017

2. This registration is granted subject to the following conditions, namely:-

I. The promoter shall enter into an agreement for sale with the allottees as provided in 'Annexure A' of Rule 9;

II. The promoter shall execute and register a conveyance deed and construction agreement in favour of the allottee or the association of the allottees, as the case may be,of the apartment or the common areas as per section 17 of the Act;

III. The promoter shall deposit seventy percent of the amounts realized by the promoter in a separate account to be maintained in a schedule bank as per sub-clause (D) of clause (I) of sub-section (2) of section 4 of the Act;

IV. The registration shall be valid till 25-10-2028 unless renewed by the Real Estate Regulatory Authority in accordance with section 6 read with rule 7 of the Act.

V. The promoter shall comply with the provisions of the Act and the rules and regulations made thereunder

VI. The promoter shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed.

VII. This Registration is given based on the declaration given by you. The Registration of the Project does not amount to regularization of any violation of rules. If there is any violaton/deviation to the approved plan, it is the responsibility of the Promoter to get it regularized from the competent Authority and inform this Authority.

VIII. All the common amenities and facilities shall be conveyed and allotted to the allotees/association of allottees.

IX. Display Board in the project site abutting the public road with a size of atleast 2 feet x 4 feet to be installed as per the format and the conditions hosted in the website.

3. If the above mentioned conditions are not fulfilled by the promoter, the regulatory authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made there under.

Project Bank Details:

1. Bank Name & Branch: **City Union Bank, T NAGAR, Chennai, Tamil Nadu.**

(i) RERA Designated Collection Account (100%) – Account No : **510909010422882**

(ii) RERA Designated Separate Account (70%) – Account No : **510909010422878**

(iii) RERA Designated Transaction Account (30%) – Account No : **512120020057436**

Digitally Signed by
Additional Director (S), TNRERA

Dated: 23.10.2026
Place: Chennai

Signature and seal of the Authorized Officer
Tamil Nadu Real Estate Regulatory Authority

Note: Advertisement in any form should contain TNRERA Registration Number and Website address of this Authority (https://rera.tn.gov.in)

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