Verified RealEstate™

Your trusted partner for buying, selling, and managing property, ensuring hassle-free service with 100% transparency.

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

hello@verified.realestate
+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



Form – 5

Certificate by Architect / Licensed Surveyors

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

Address of the Project : R.SEETHA LAKSHMI NAGAR , SF No: 106/A1C, 117/1 & 115/3C Kittasurampalayam Village, Pollachi Taluk, Coimbatore District, Tamilnadu State.

N.MARAGATHAMANICKAM (Name of the Promoter)

04.12.2024

NO.1/A, KANNAGI STREET
MAHALINGAPURAM
POLLACHI, TAMIL NADU – 642002. (Address of the Promoter)

Subject : CERTIFICATE FOR LAVIN ENCLAVE (TNRERA Registration Number – Applied)

Sir,

I K.Prabhu (Licensed Surveyor) having License No. COIMBATORE LPA /RE/GR-III/062/2024 had undertaken assignment as an Licensed Surveyor for the assessment and verification of development of work done at R.SEETHA LAKSHMI NAGAR , SF No: 106/A1C, 117/1 & 115/3C Kittasurampalayam Village, Pollachi Taluk, Coimbatore District, Tamilnadu State. demarcated by its boundaries (Latitude and Longitude of the end points) to the North. 10°41'26.1"N 77°00'53.1"E (SF.NOS.115/3B) to the South. 10°41'22.3"N 77°00'59.0"E(SF.NOS. 117/2, 105 AND 10 Mtr Road) to the East 10°41'23.1"N 77°01'00.1"E (SF.NOS. 106/2A3, 106/2A1) to the West 10°41'22.9"N 77°00'53.0"E (SF.NOS.116/3) Panchayat Tar Road Division – Kittasurampalayam Village, Pollachi Taluk, Coimbatore District. Land Measuring 10320 Sq.mts. Being developed by N.MARAGATHAMANICKAM. Based on site Inspection carried out by me (Dated on.04.12.2024) 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 Letter No: CBERGN/5D4JIK1T/2024/2024/TCP, Joint Director, Coimbatore Directorate of Town and Country Planning Department, Vide Planning Permission No: 234/2024 (Old Planning Permission No. 277/2023) Dated on. 13.08.2024 and Sanction No. 01/2024-25 Sanctioned by The President, Kittasurampalayam Village Panchayat Dated on .23.11.2024 including all amenities and facilities as committed by the promoter to the allottes.

Stamp, Signature & Name Licensed Surveyor With (Reg. License No)

Er. K. PRABHU B.E.,
C.L.P.A /RE/GR- III/19/04/031
Nysa Consultancy
19 A, Maniam Vellapar Street
K.K. Pudur, Saibaba Colony
Coimbatore - 641038

GOVT. OF TAMILNADU

DIRECTORATE OF TOWN & COUNTRY PLANNING

DISTRICT TOWN & COUNTRY PLANNING OFFICE,COIMBATORE

Ground & first floor ,Door no -50, FCI Road,

Gandhimaa nagar ,Coimbatore-641004.

Phone : 0422-2380243 ,E- Mail : Kovaidisttcp@gmail.com

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that the Thiru.**K.PRABHU** has enrolled as **Engineer Grade –III(RE)** with District Town and country Planning, Coimbatore who has the qualification of **B.E(Civil Engineering)** and experience in the relevant field for 9 years.

He has been given the Registration No. **Coimbatore LPA/RE/GR-III/062/2024 on 01.07.2024.** He shall be required to comply with the duties and responsibilities prescribed by the government of tamilnadu 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 04.02.20219

This Registration Certificate is valid upto **30.06.2029**



JOINT DIRECTOR (I/C)

DISTRICT TOWN AND COUNTRY

PLANNING,COIMBATORE



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

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

hello@verified.realestate
+91 9996 12 9996
www.verified.realestate