भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

மே 14-2025

Ms. JB KHANNA PROPERTY Private Limited

ES 527947

S. SINGARAVELU
STAMP VENDOR
No.2, 4th Main Road, (Market),
Vanganallur, Chennai - 600 061.
L.No: 4255 / 21 / 95

- 2 MAR 2026

FROM:
M/s. JB Khanna Property Private Limited
Rep. by its Managing Director Mr. Khushal Khanna
and Authorised Signatory Mr. Nikshay Khanna
No. 5, 3rd Avenue, Harrington Road,
Chetpet, Chennai – 600 031

TO:
The Chairperson,
Tamil Nadu Real Estate Regulatory Authority (TNRERA),
Anna Nagar East,
Chennai – 600 102

Subject: Clarification on Difference in Site Extent – Application No. TNRERA/PLF/1452/2026

Respected Sir/Madam,

We have submitted an application for RERA Registration bearing Application No. **TNRERA/PLF/1452/2026**. In this connection, a query has been raised regarding the difference between the approved extent and the registered document extent.

NOTARY R. JAYASHANKARAN CHENNAI TAMIL NADU REG. No 7077 GOVERNMENT OF INDIA

R. JAYASHANKARAN, B.A., B.L.
ADVOCATE & NOTARY
MADRAS HIGH COURT ADVOCATES ASSOCIATION
CHENNAI-600 104

For JB KHANNA PROPERTY PRIVATE LIMITED

Director

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ES 527948

Ms. JB KHANNA PROPERTY Private Limited

S. SINGARAVELU
STAMP VENDOR
No.2, 4th Main Road, (Market),
Nanganallur, Chennai - 600 061.
L.No: 4255 / 21 / 95

- 2 MAR 2026

We hereby submit the following details for your kind consideration:

Approved Plan Site Extent: 4679.41 Sq.m
Patta Extent: 4700 Sq.m
Document Extent: 4653.41 Sq.m

We respectfully submit that the approval from the Greater Chennai Corporation (GCC) has been obtained based on the **site extent**, which is lesser than the Patta extent. Accordingly, the approval has been granted considering the actual site extent.

Further, we hereby confirm and undertake that the project development will be strictly limited to the **minimum site extent only**, excluding the **gifted road area and PP1 & PP2 areas**.

We kindly request you to consider the above clarification and proceed with our application.

Thanking you,

Yours faithfully,
For M/s. JB Khanna Property Private Limited

R. JAYASHANKARAN, CHENNAI TAMIL NADU REG. No 7077 NOTARY GOVERNMENT OF INDIA

R. JAYASHANKARAN, ADVOCATE & NOTARY MADRAS HIGH COURT ADVOCATES ASSOCIATION CHENNAI-600 104

For JB KHANNA PROPERTY PRIVATE LIMITED

Director