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Form-5

Certificate by Architect / Licensed Surveyor

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

Address of the Project: **S F NO: 446/1A2, PERUNDURAI TALUK, VADAMUGAM VELLODE VILLAGE, ERODE DISTRICT**

Date: **25/11/2024**

_____ (Name of the Promoter)

SHOBIKA

D NO- 3/90 B, GANDHIPURAM I CROSS CORNER, PALLIPALAYAM- 638006 (Address of the Promoter)

Subject: Certificate for **SMART CITY PHASE III – PART 2**

(Name of the project)

Ref:_____(TNRERA Registration Number)

Sir,

I, **CHINRAJ S** (name of the Architect/ Licensed Surveyor) having License No**. 154/LS/2020/00002** had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at **SMART CITY PHASE III – PART 2** (name of the project) situated on the Plot bearing Survey no./Plot no. **446/1A2** demarcated by its boundaries (latitude and longitude of the end points) **11.248402** the North to the South --------- to the East **77.628439** to the West ------ of Division Village **VADAMUGAM VELLODE** Taluk **PERUNDURAI** District **ERODE** measuring **7204.00** sq. mts. Being developed by (Name of the Promotor).

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 **DTCP ERODE** (Name of the sanctioned authority) *vide* Planning Permission No. **227/2024** dated **12.08.2024** including all amenities and facilities as committed by the promoter to the allottes.

Yours Faithfully,

Stamp, Signature & Name (IN BLOCK LETTERS) of Architect/ Licensed Surveyor with (Reg. License No_____)

Enclosed:

Photographs of all sides of site

Er. S. CHINRAJ, DCE.,
Registered Engineer,
Reg. No.154/LS/2020/00002,
Reg. No.TD/RE-III/2021/11/001,
45/2, Kottapulipalayam Road, Dharapuram- 638 656.
Cell : 90424 73687

DTCP **TIRUPPUR DISTRICT TOWN AND COUNTRY PLANNING OFFICE**

TIRUPPUR LOCAL PLANNING AUTHORITY

Kumaran Commercial Complex-First Floor, Tiruppur-641601.
Phone: 0421-2235500
Email: tiruppur.rdd@gmail.com

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that the Thiru.**S.CHINRAJ** has enrolled as **REGISTERED ENGINEER GRADE - III (RE-III)** with District Town and Country Planning Office, Tiruppur who has the qualification of **DIPLOMA in CIVIL ENGINEERING** and has the experience in the relevant field for five years.

He has been given the Registration No: TD/RE-III/2021/11/001 on 10.11.2021. 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, Municipal Administration and Water Supply (MA.1) Department, Dated.04.02.2019 and amendment to Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(Ms) No.16, Municipal Administration and Water Supply (MA.1) Department, Dated.31.01.2020.

This Registration is valid upto 09.11.2026

10 NOV 2021

10/11/21

Member Secretary (i/c),
Tiruppur Local Planning Authority,
Dist. Town & Country Planning Office,
Tiruppur.

10.11.21

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

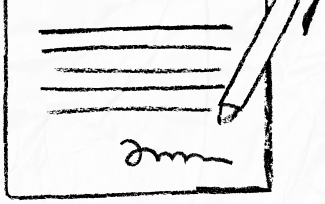
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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.



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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

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