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

**Address of the Project S.NO: 236/18A2,18C, Kallal Village, Kallal Panchayat, Kallal Union, Karaikudi Taluk, Sivagangai District.**

**Date: 15-05-2025**

**Karthik.K (**Name of the Promoter**)**
**2/1418,Indra Nagar ,**
**Sembanur Road,Kallal,**
**Sivaganga Dist** – 630305

(Address of the Promoter)

Subject: Certificate for **Sri Balaji Nagar** (Name of the project)

Ref: _____ (TNRERA Registration Number)

Sir,

I **Karuppuramesh** (name of the Architect/Licensed Surveyor) having License No.**RE/Gr-1/SVG Dist./013/2021** had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at **Sri Balaji Nagar** (name of the project) situated on the Plot bearing Survey no. **236/18A2,18C** demarcated by its boundaries (latitude and longitude of the end points) to the North **9°99'04.0"** to the South to the East **78°66'19.9"** to the west of Division **Kallal** village, **Karaikudi** Taluk, **Sivagangai** District measuring **8100.00** sq. mts. Being developed by **Karthik.K** (Name of the Promoter).

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 Assistant Director of Town and Centre Planning (Name of the sanctioned authority) *vide* Planning Permission No. **31/2025** dated **22-02-2025** including all amenities and facilities as committed by the promoter to the allotters.

*Yours Faithfully,*

Stamp, Signature & Name (IN BLOCK LETTERS) of Architect/ Licensed Surveyor with **C.KARUPPURAMESH** (Reg.License No **RE/Gr-1/SVG-Dist./013/2021**)

Er.C.KARUPPURAMESH B.E.,(Civil)
DTCP Reg No: RE/Gr.1/SVG Dist/013/2021
MAYORA CONSTRUCTION
1403,Idiyamelur-630 562
Sivagangai District.

Enclosed:

Photographs of all sides of site

**Office of the Deputy Director of Town and Country Planning**

**DISTRICT TOWN AND COUNTRY PLANNING**
**COLLECTORATE CAMPUS, SIVAGANGAI**
**SIVAGANGAI DISTRICT.**

# PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that **Thiru.C.KARUPPU RAMESH** has enrolled as

**Engineers Grade-I (RE)** with DEPUTY DIRECTOR OF TOWN

AND COUNTRY PLANNIING (DD.T&CP) who has the qualification of

B.E.Civil Engineering and experience in the relevent filed for 10 years.

He has been given the Registration No.RE/Gr.I/SVG Dist /013/2021 on 09.08.2021

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 MAWS (MA1) Dept . Dated.04.02.2019.

This Registration is valid up to 08.08.2026

Deputy Director of
Town and Country Planning(i/c)
Sivagangai District.

To
Er. **C.KARUPPU RAMESH** B..E.(Civil)
1403 Idaiya Melur,
Idaiya Melur,
Sivagangai District.630562



205/20
9.8.21



## 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.



# 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