



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 Registered Engineer
(Certificate for the purpose of completion of Layout Project)

Address of the Project: S.No-297/8, 297/9A, 297/10A & 297/11A
Reddipatti Panchayat/Village,
Erumapatti Panchayat Union,
Sendamangalam Taluk,
Namakkal District.

Date: 18.02.2025

Promoters: Mr.Yuganathan & Mrs.Y.Lavanya,
D.No – 50/2, Pattabiram Road,
Melmanampedu, Vellavedu,
Poonamallee Taluk,
Thiruvallur District. – 600 124.
Contact : 9444080366 & 81899 93232 .

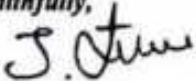
Subject : Certificate for TNRERA Layout Project Registration,
Reference : Online Application No: NKL/MYPE4742/37087/2024/TCP on 20.11.2024,
Final Order No : SWP/DTCP/NAMAKKAL/LAYOUT No: 287/2024 Dated on 29.11.2024.

Sir,

I, **Er.J.Kulandaisamy(B.E.)**, having License No. **DTCP/SALEM/RE-III/008/2020** had undertaken assignment as an **Registered Engineer Grade-III** for the assessment and verification of development of work done at **Reddipatti Village** situated on the Plots bearing S.No-297/8, 297/9A, 297/10A & 297/11A demarcated by its boundaries (latitude and longitude of the end points) 11.20886 to the North 78.220648 to the East of Division **Reddipatti Panchayat/Village, Erumapatti Panchayat Union, Sendamangalam Taluk, Namakkal District, Area of 4330.00Sq.Mts** developed by. **Mr.Yuganathan & Mrs.Y.Lavanya**,

Based on site inspection carried out by me with respect to each of the plot(s) of the aforesaid Layout 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, Directorate of Town and Country Planning, Namakkal**, Online Application No:, Final Order No: NKL/MYPE4742/37087/2024/TCP on 20.11.2024 SWP/DTCP/NAMAKKAL/LAYOUT No: 287/2024 Dated on 29.11.2024 including all amenities, facilities and **Project Completed Successfully** as committed by the promoter to the allottees.

Yours Faithfully,



Er.J. KULANDAISAMY,M.E (STRUCTURAL)
DTCP/SALEM/RE-III/008/2020
J.K BUILDERS
No.39,Vishnu Building,
Opp.Manoharan Hospital,
Thuraiyur Road,Namakkal-637 001.
Cell:9585508369



DIRECTORATE OF TOWN & COUNTRY PLANNING
OFFICE OF THE ASSISTANT DIRECTOR OF TOWN & COUNTRY PLANNING

SALEM DISTRICT

6-Sannathi Street, Subramania Nagar,
Suramangalam, Salem- 636005.

Ph: 0427 - 2448625,

E-mail : ddslmregion@gmail.com



PROFESSIONAL REGISTRATION
Certificate

This is to certify that **Thiru J.KULANDAISAMY** has enrolled as **REGISTERED ENGINEER GRADE-III (RE-III)** with Directorate of Town & Country Planning (DTCP) Who has the qualification of **DIPLOMA IN CIVIL ENGINEERING** and experience in the relevant field for **TWENTY FIVE** Years.

He has been given the Registration No. **DTCP/SALEM/RE-III/008/2020**. 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 (MA1) Department, Dated 04.02.2019.

This Registration is valid upto 31.03.2025



Place : SALEM-5

Date :

J. Kulandaisamy
4/1/2021
ASSISTANT DIRECTOR
DISTRICT TOWN & COUNTRY
PLANNING OFFICE, SALEM DISTRICT
SALEM - 636 005



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



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](tel:+919996129996)
www.verified.realestate