



**File No: TNRERA/AI/0036/2024**

**TAMIL NADU REAL ESTATE REGULATORY AUTHORITY  
REGISTRATION CERTIFICATE OF REAL ESTATE AGENT  
FORM 'H'  
[See rule 12(1)]**

1. This registration is granted under section 9 of the Real Estate (Regulation and Development) Act, 2016 with registration certificate bearing No.

**TN/Agent/0089/2024 dated 15.05.2024**

Applicant:

**XELOT EXIMS PRIVATE LIMITED,**

Flat No. 111, Door No. Aggarwal City Square, Manglam Place, Sector - 3 Rohini,  
Delhi,  
North West Delhi - 110085.

**Firm : XELOT EXIMS PRIVATE LIMITED**

**Firm Registration No : U47640DL2023PTC413468**

to act as a real estate agent to facilitate the sale or purchase of any plot, apartment or building, as the case may be, in real estate projects registered in the State of Tamil Nadu in terms of the Act and the rules and regulations made thereunder,

**2. This registration is granted subject to the following conditions, namely:-**

- (i). The real estate agent shall not facilitate the sale or purchase of any plot, apartment or building, as the case may be, in a real estate project or part of it, being sold by the promoter which is required but not registered with the regulatory authority;
- (ii). The real estate agent shall maintain and preserve such books of account, records and documents as provided under rule 15;
- (iii). The real estate agent shall not involve himself in any unfair trade practices as specified under clause (c) of section 10 of the Act.;
- (iv) The real estate agent shall facilitate the possession of all documents, as the allottee is entitled to, at the time of booking of any plot, apartment or building, as the case may be.
- (v). The real estate agent shall provide assistance to enable the allottee and promoter to exercise their respective rights and fulfill their respective obligations at the time of booking and sale of any plot, apartment or building, as the case may be;
- (vi). The real estate agent shall comply with the provisions of the Act and the rules and regulations made thereunder;
- (vii). The real estate agent shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed;
- (viii). The real estate agent shall discharge such other functions as may be specified by the regulatory authority by regulations;

3. The registration is valid for a period of **five years** commencing from **15.05.2024** and ending **15.05.2029** unless renewed by the regulatory authority in accordance with the provisions of the Act or the rules and regulations made thereunder.

4. If the above mentioned conditions are not fulfilled by the real estate agent, the regulatory authority may take necessary action against the real estate agent including revoking the registration granted herein, as per the Act and the rules and regulations made thereunder.

Dated: 15.05.2024  
Place: Chennai

Signature and seal of the Authorized Officer  
Tamil Nadu Real Estate Regulatory Authority