

PP

APPROVAL RECORD

Planning Permission

Karur

Karur district, Tamil Nadu

APPROVAL TYPE

Building Plan

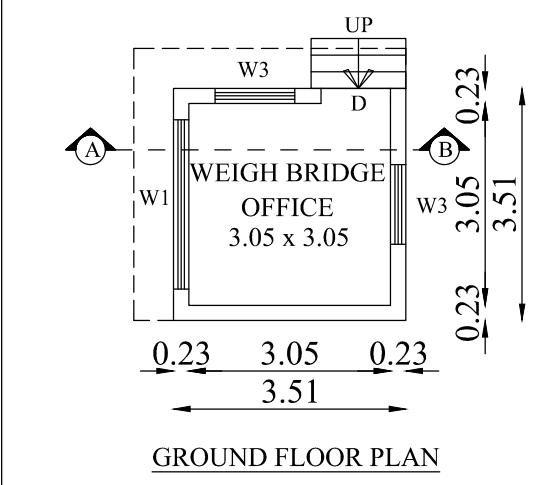
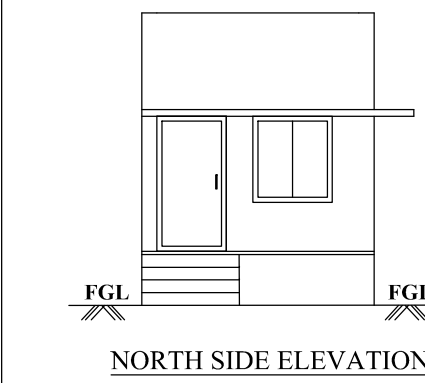
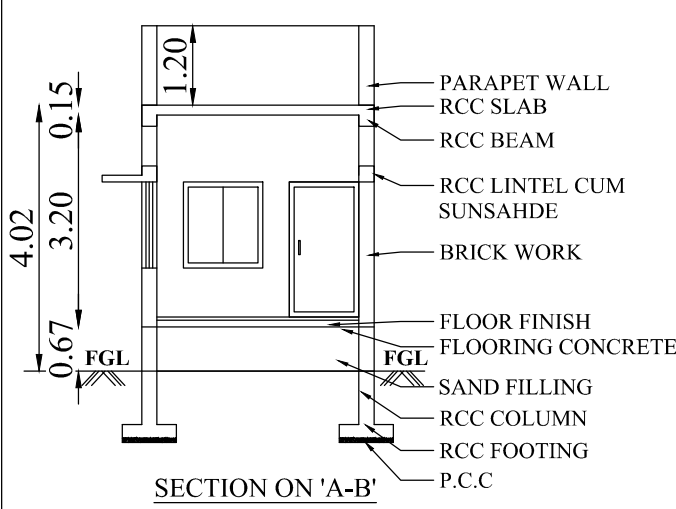
ISSUING AUTHORITY

DTCP

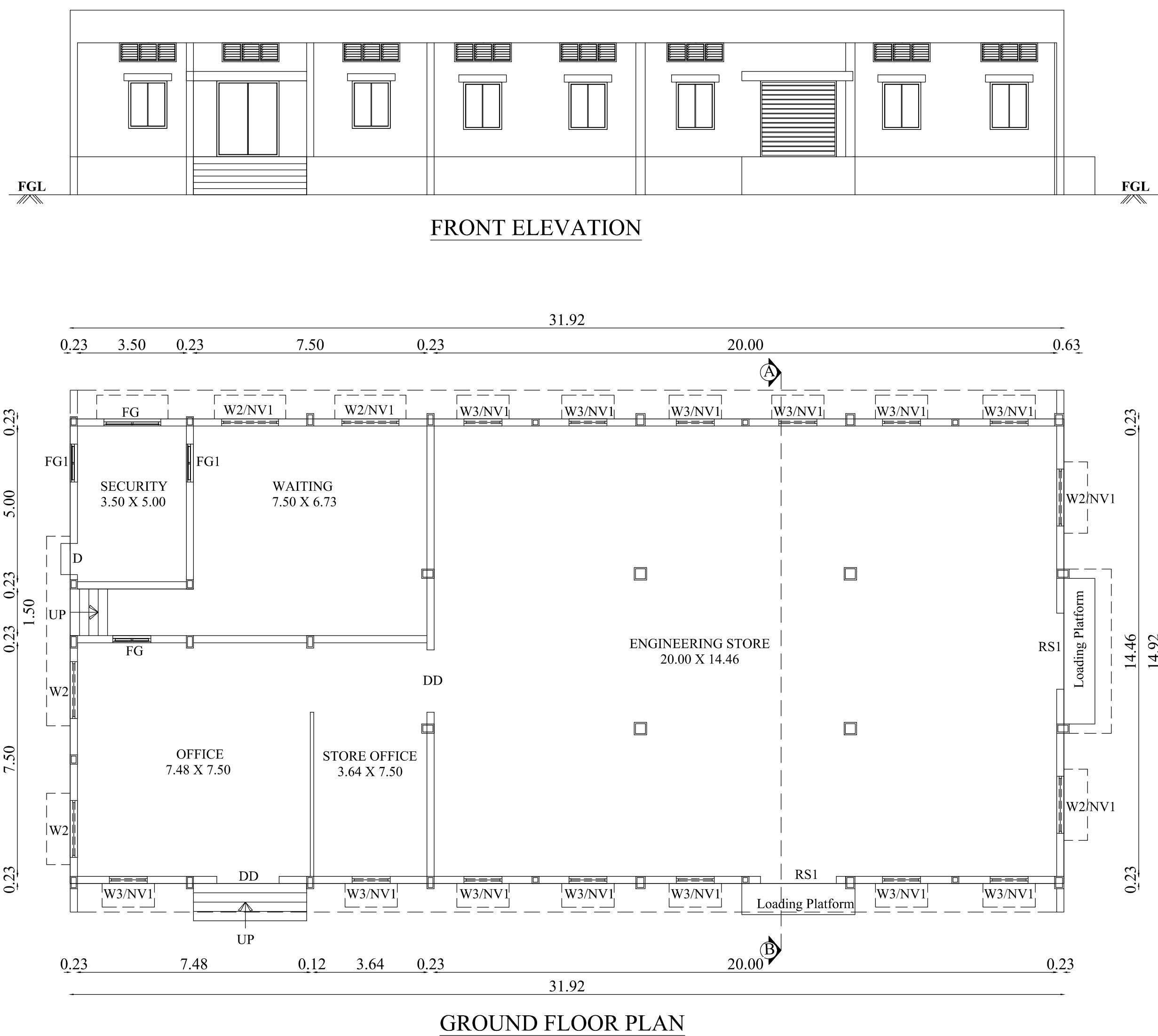
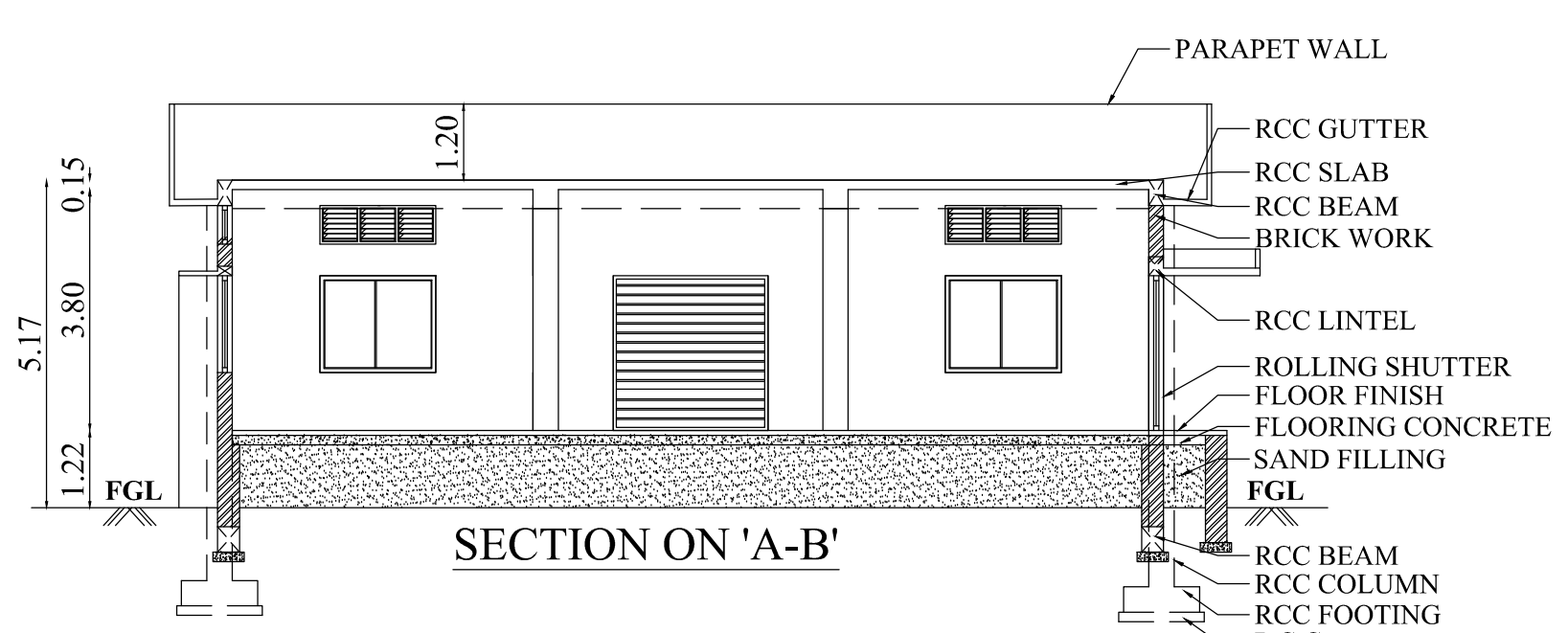
The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

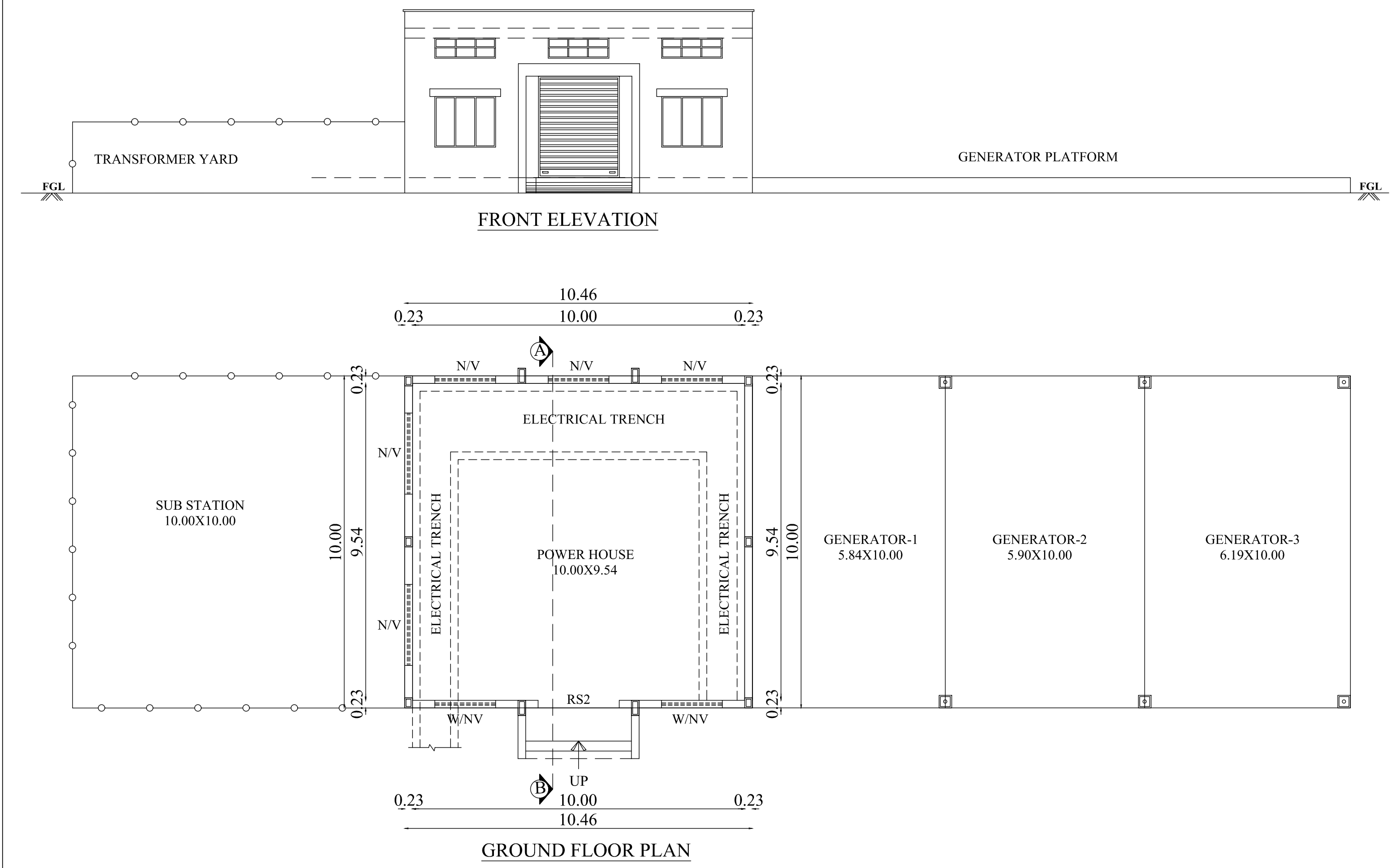
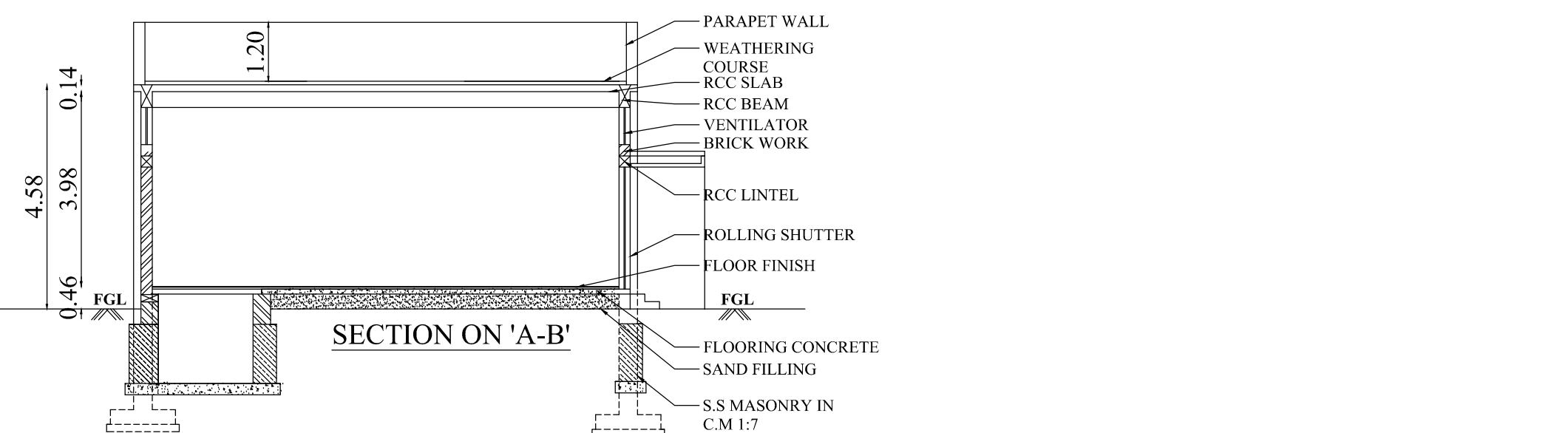
WEIGH BRIDGE OFFICE



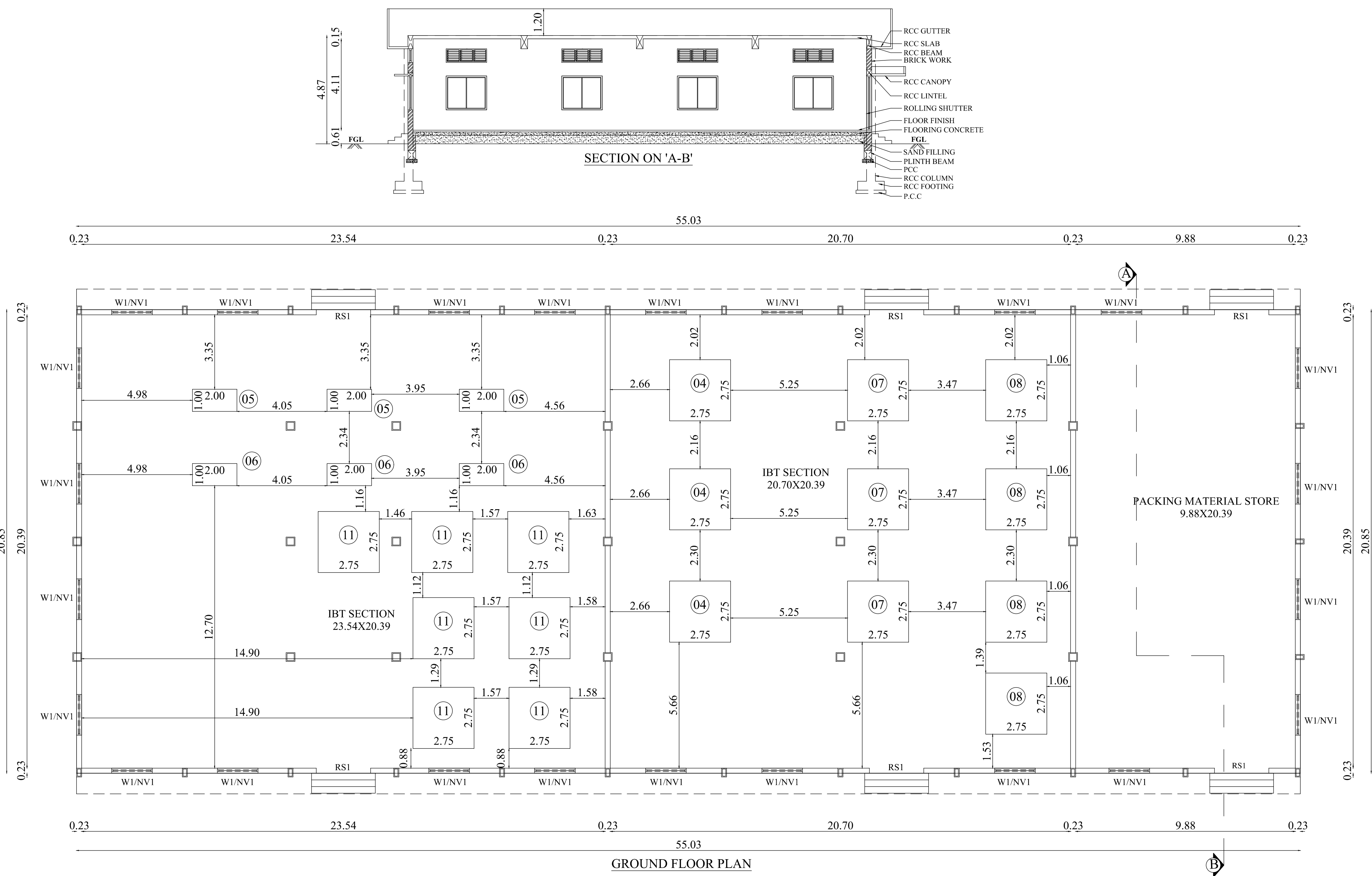
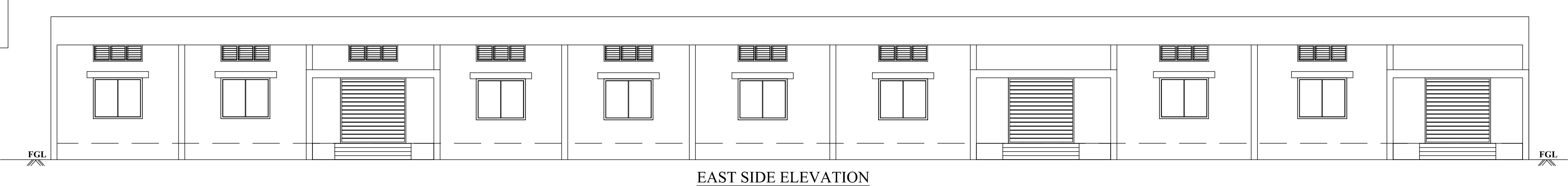
ENGINEERING STORE



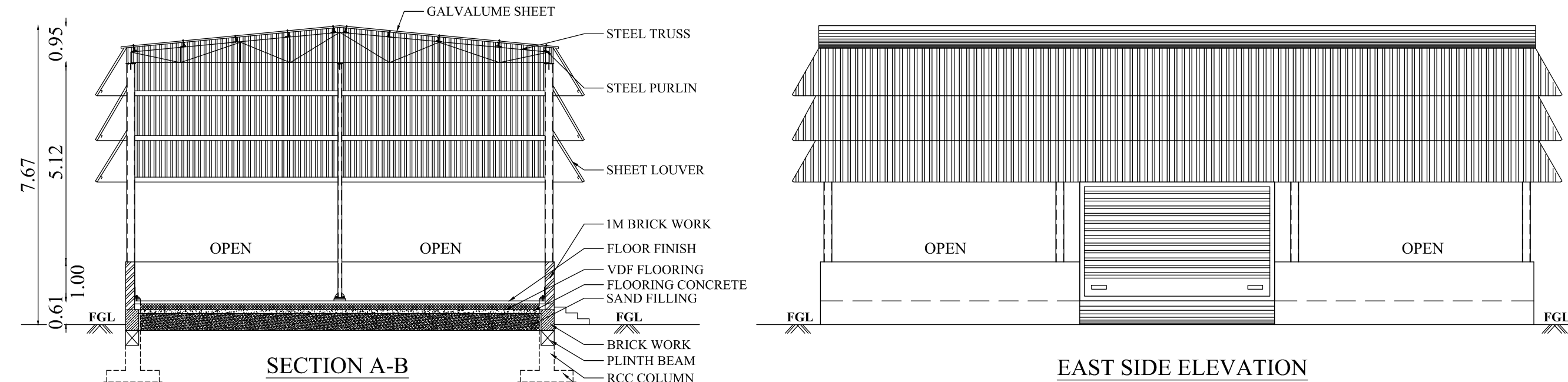
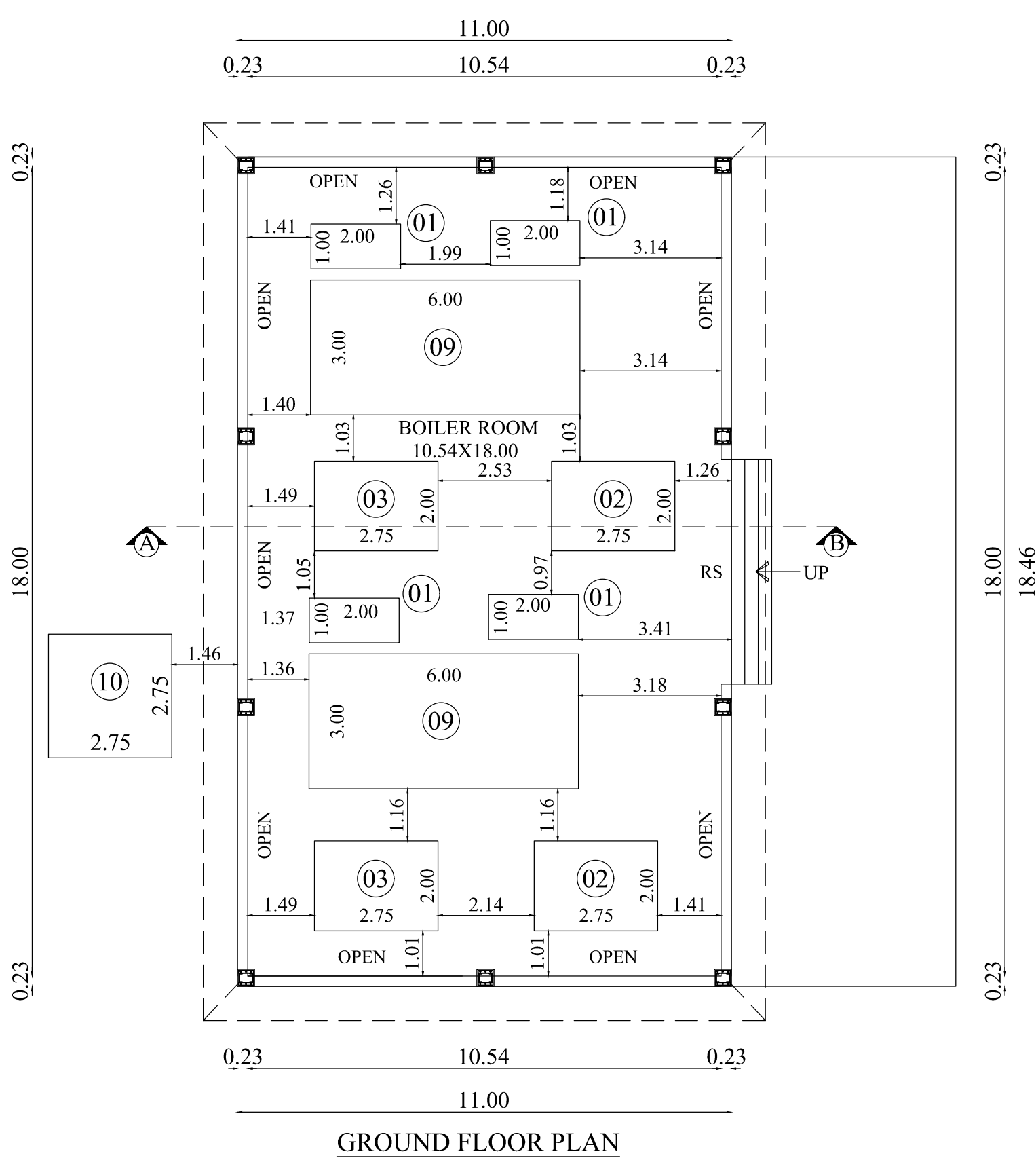
POWER HOUSE



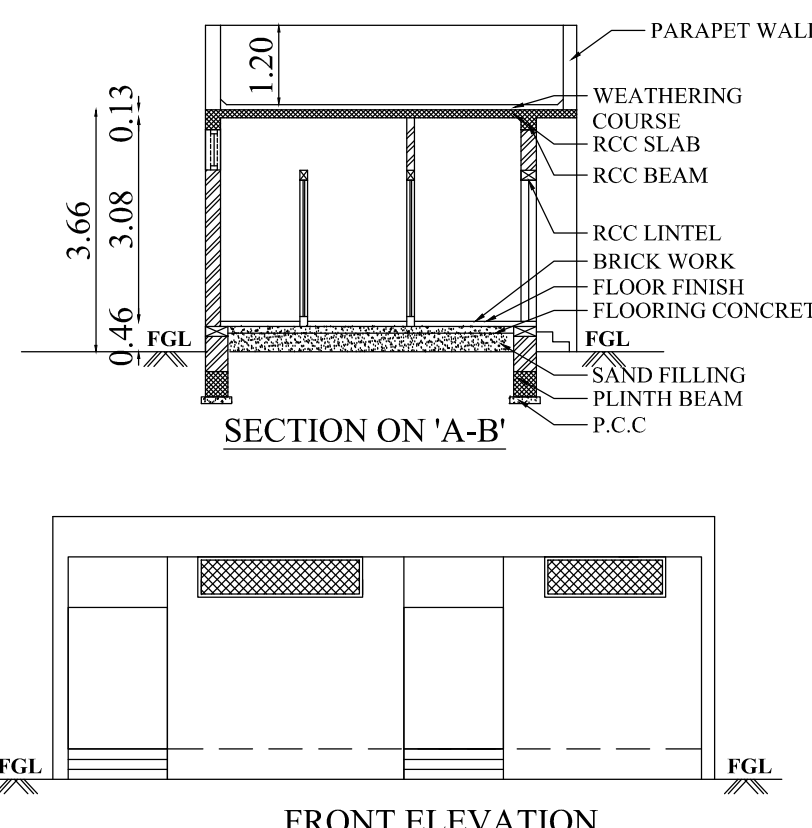
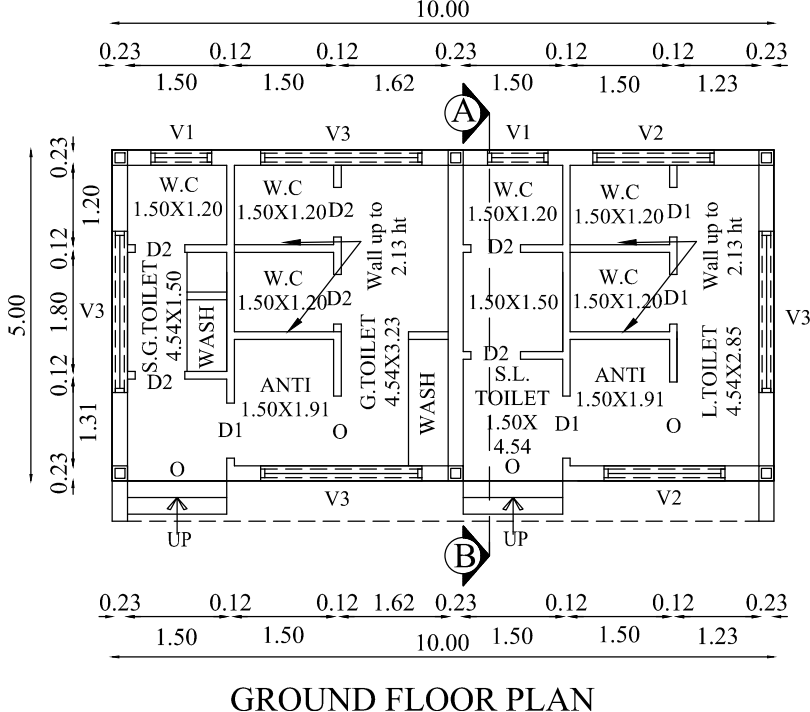
PACKING MATERIAL STORE



BOILER ROOM



TOILET



SHEET NO : 9/9

PLAN SHOWING THE REVISED &
ADDITIONAL CONSTRUCTED WEIGH
BRIDGE OFFICE, PROPOSED
CONSTRUCTION OF POWER HOUSE,
TOILET, ENGINEERING STORE,
PACKING MATERIAL STORE & BOILER
ROOM BUILDING IN S.F.NO: 169/2B1,
169/2B2, 169/2B3, 170/2A, 170/2B, 170/2C,
171/1A, 176/1A, 177/1, 177/2A, 191/2,
191/5A, 191/5B, 192/3A, 192/3B, 192/3C AT
BALARAJAPURAM VILLAGE,
KRISHNARAJAPURAM TALUK,
KARUR DISTRICT.

**Applicant Name : A.Samiappan,
Anand Samiappan,
V.K.Arvind &
M/s.VKA Polymers Pvt Ltd.**

Online Application No : SWP/BPA/131031/2024

Scale 1 : 100

AREA DETAILS:

FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
BLOCK -7 (WEIGH BRIDGE OFFICE)			
GROUND FLOOR	12.32	-	12.32
BLOCK -9 (POWER HOUSE)			
GROUND FLOOR	104.61	-	104.61
BLOCK -10 (TOILET)			
GROUND FLOOR	50.00	-	50.00
BLOCK -11 (ENGINEERING STORE)			
GROUND FLOOR	476.25	-	476.25
BLOCK -12 (PACKING MATERIAL STORE)			
GROUND FLOOR	1147.40	-	1147.40
BLOCK -13 (BOILER ROOM)			
GROUND FLOOR	203.05	-	203.05

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	5.00 X 3.05
RS1	ROLLING SHUTTER 1	2.44 X 2.44
RS2	ROLLING SHUTTER 2	2.44 X 3.05
DD	DOUBLE DOOR	2.00 X 2.44
D1	DOOR 1	0.83 X 2.13
D2	DOOR 2	0.76 X 2.13
W1	WINDOW 1	1.83 X 1.52
W2	WINDOW 2	1.83 X 1.37
W3	WINDOW 3	1.22 X 1.37
FG	FIXED GLASS	1.83 X 1.52
FG1	FIXED GLASS 1	1.22 X 1.52
NV	VENTILATOR	1.83 X 0.61
V1	VENTILATOR 1	0.92 X 0.61
V2	VENTILATOR 2	1.83 X 0.61
V3	VENTILATOR 3	2.44 X 0.61

M.V	MECHANICAL VENTILATION PROVIDED
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⊖ — MULTI TYPE FIRE FIGHTER PROVIDED

 — FIRE EXTINGUISHER PROVIDED

All metric dimensions are in metre

MACHINERY DETAILS				
S.NO.	MACHINE NAME	QTY	HP	TOTAL H
1	BOILER FEED PUMP	4	25.00	100.00
2	ID FAN	2	50.00	100.00
3	FD FAN	2	75.00	150.00
4	IBT COMPRESSOR	3	175.00	450.00
5	CHILLED WATER PUMP	3	30.00	90.00
6	IBT AGITATOR	3	10.00	30.00
7	COLD ROOM COMPRESSOR	3	100.00	300.00
8	ICE CREAM COLD ROOM	4	40.00	160.00
9	BOILER	2		
10	CHIMNEY	1		
11	EVAPORATIVE CONDENSER	7	7.00	49.00
	TOTAL			1429.00


SIDDARTH GOPALA SANKAR, MARCH, ELLA,
Registered Architect As
L.B.S GRADE-I
E.S. ARCHITECT No. CA/2005/36220
Coimbatore LPA/RA/(GR-1/19/04/016

Architect

S. MURUGESH, M.E., FIE,
Chartered Engineer F-1279323
Structural Engineer Grade-I
(Coimbatore LPA/SE/Gr-I/19-04-19)

Structural Engineer

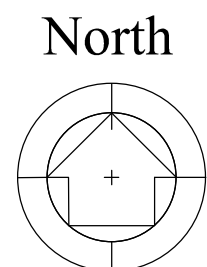
A. Sam -
S. S.

V.K.A. POLYMERS PVT. LTD.

Applicant

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (MILK AND MILK PRODUCT MANUFACTURING (MILK POWDER & ALLIED RELATED PRODUCTS)) IN S.F.NO: 169/2B1, 169/2B2,169/2B3,170/2A, 170/2B, 170/2C, 171/1A,176/1A,177/1,177/2A, 191/2, 191/5A,191/5B, 192/3A,192/3B,192/3C AT BALARAJAPURAM VILLAGE, KRISHNARAYAPURAM TALUK, KARUR DISTRICT.

Applicant Name : A.Samiappan,
Anand Samiappan,
V.K.Arvind &
M/s.VKA Polymers Pvt Ltd.
Online Application No : SWP/BPA/131031/2024



Scale 1 : 100

AREA DETAILS:

FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
BLOCK -8 (DAIRY MAIN BUILDING)			
SECOND FLOOR	565.75	-	565.75

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	3.05 X 3.05
LD	LIFT DOOR	1.22 X 2.44
D1	DOOR 1	2.00 X 2.44
D2	DOOR 2	1.22 X 2.44
TD	TOILET DOOR	0.76 X 2.44
FG1	FIXED GLASS 1	1.83 X 1.52
V1	VENTILATOR 1	1.83 X 0.91
V2	VENTILATOR 2	2.44 X 0.91

- M.V MECHANICAL VENTILATION PROVIDED
- ⊖ MULTI TYPE FIRE FIGHTER PROVIDED
- 🧯 FIRE EXTINGUISHER PROVIDED

All metric dimensions are in metre

MACHINERY DETAILS

S.NO	MACHINE NAME	QTY	HP	TOTAL HP
1	RETURN FAN	1	60.00	60.00
2	SUPPLY FAN	1	30.00	50.00
3	NECK COOLING FAN	1	5.00	5.00
	TOTAL	4		135.00

S. MURUGESH, M.E., P.E.,
Registered Architect
I.E.S. GRADE-I
I.S. ARCHITECT No. CA/2005/36228
Coimbatore LPA/RA/GR-1/19-04-016

Architect

S. MURUGESH, M.E., P.E.,
Chartered Engineer P-1229323
Structural Engineer Grade-I
(Coimbatore LPA/SE/Gr-1/19-04-19)

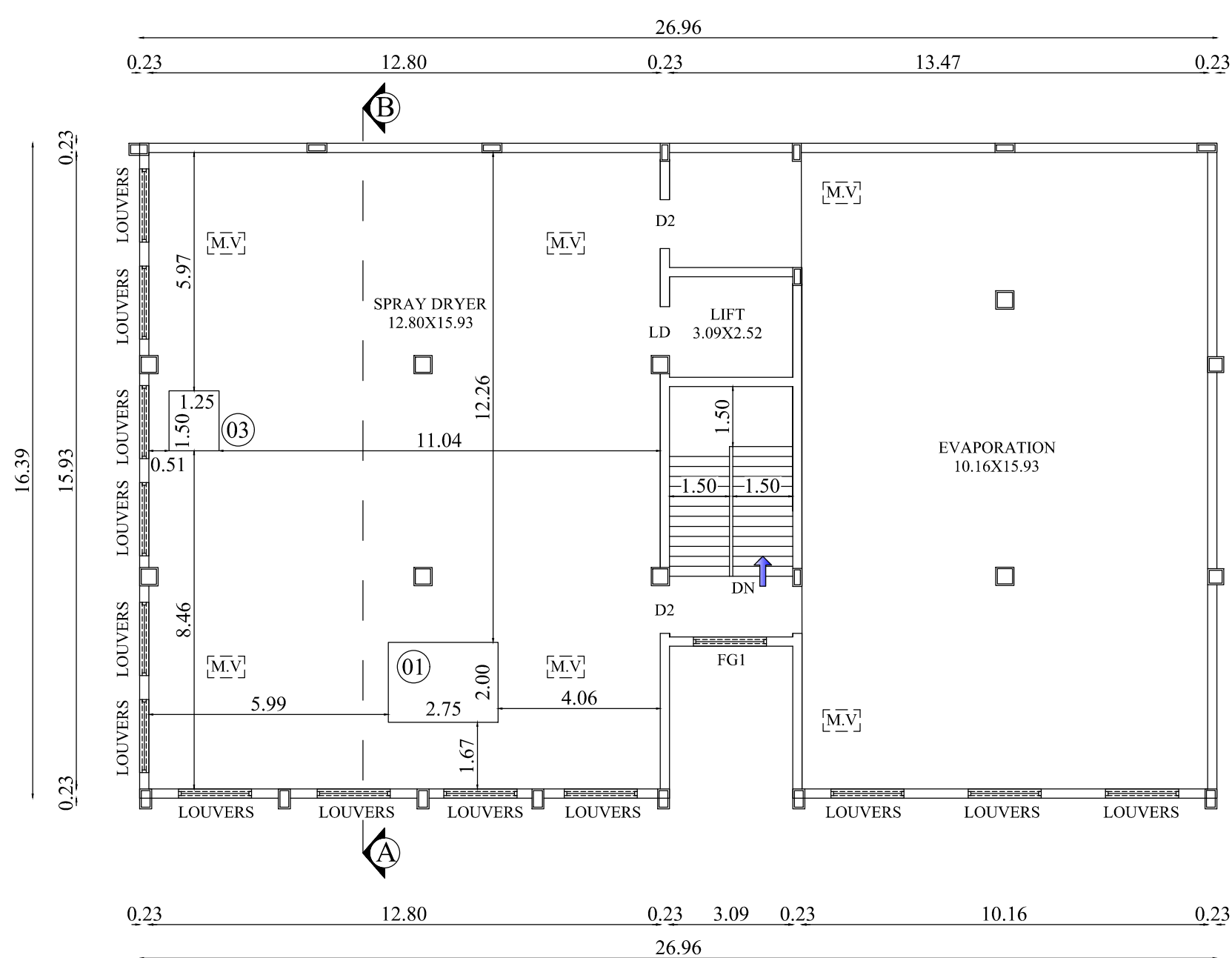
Structural Engineer

A. Samiappan
S. Arvind
For V.K.A. POLYMERS PVT. LTD.
DIRECTOR.

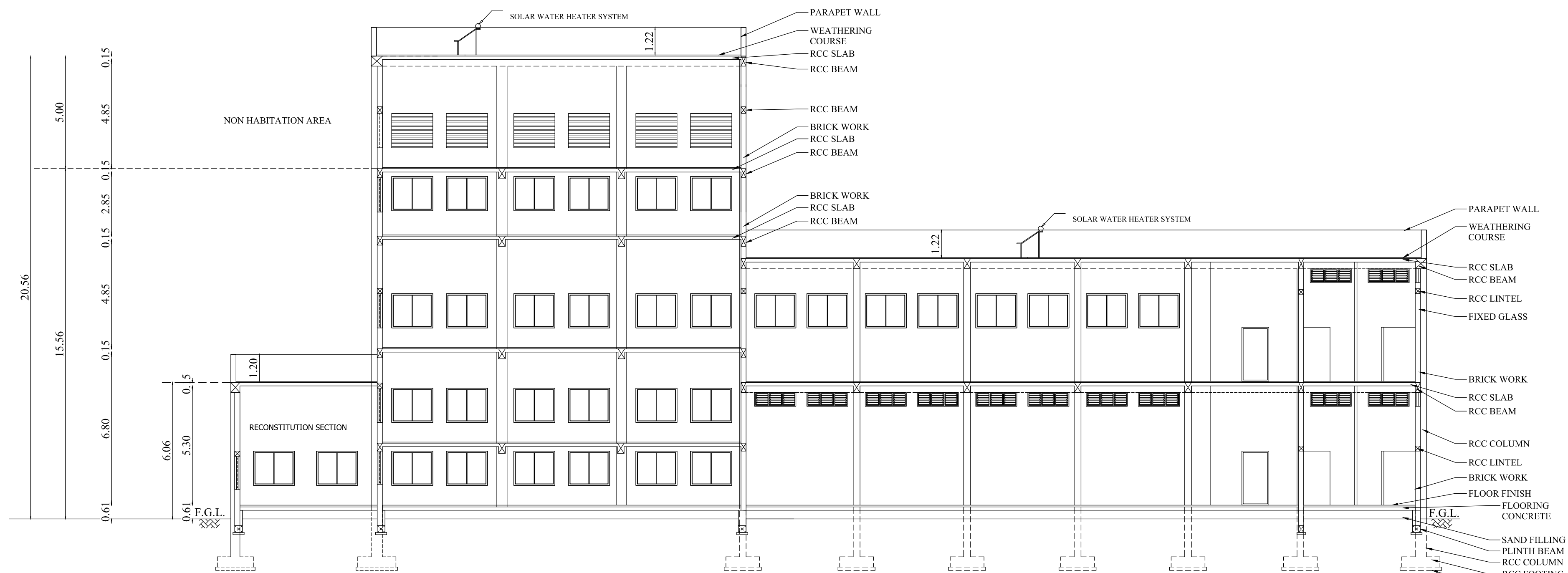
Applicant



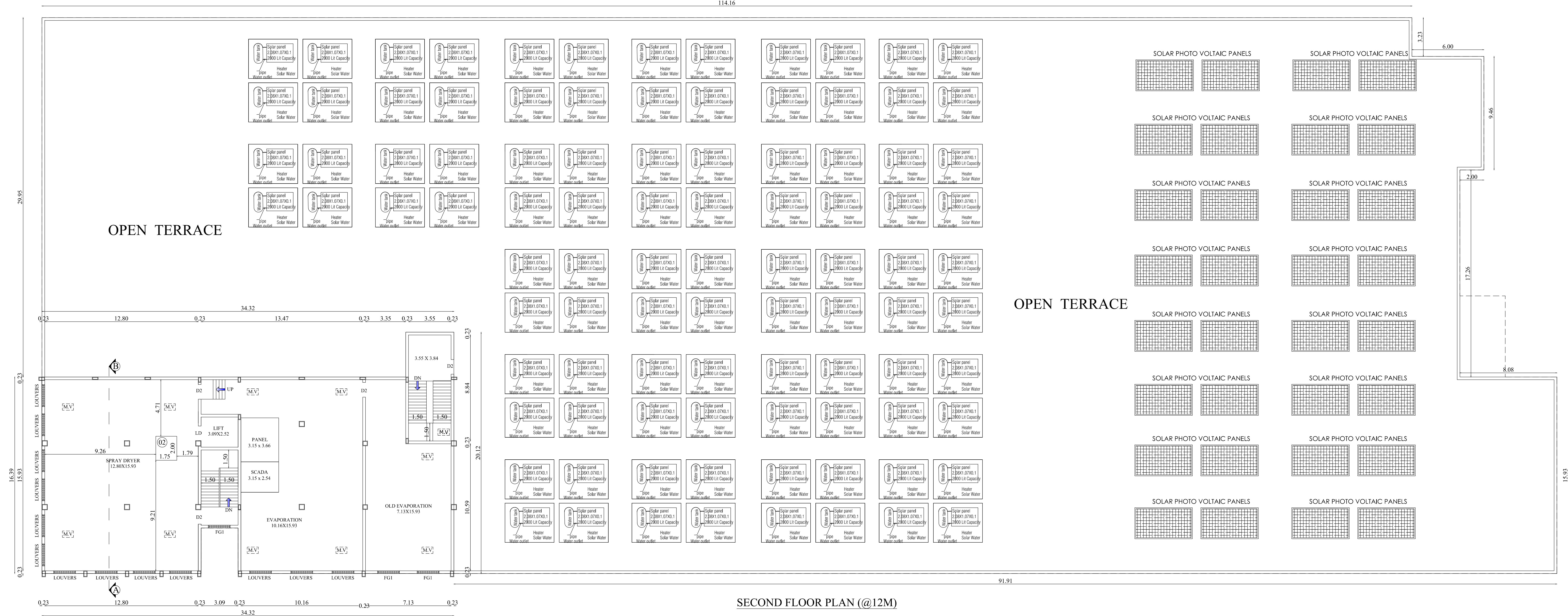
SOUTH SIDE ELEVATION



SECOND FLOOR PLAN (@15M)

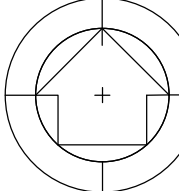


SECTION ON 'A-A'



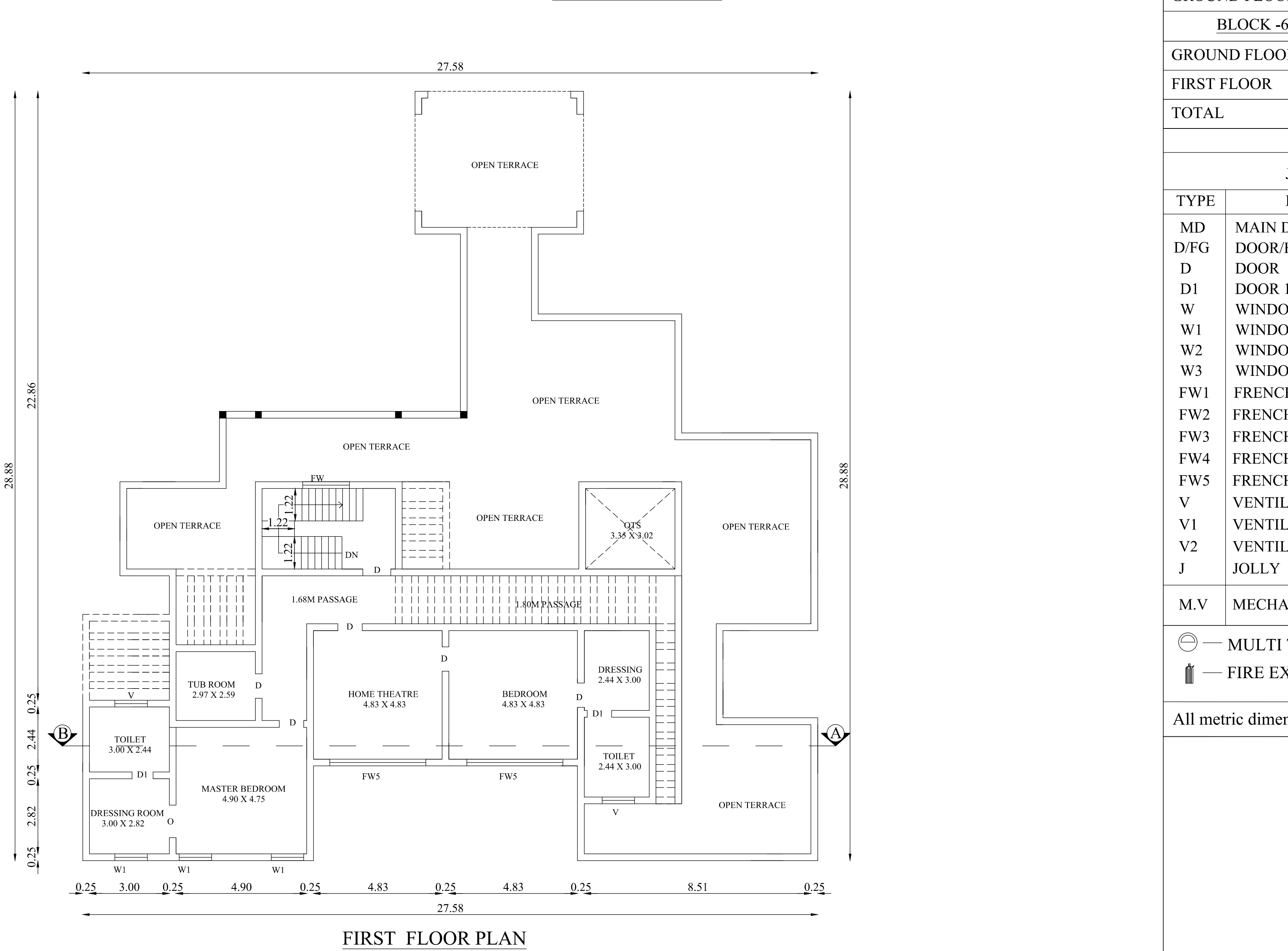
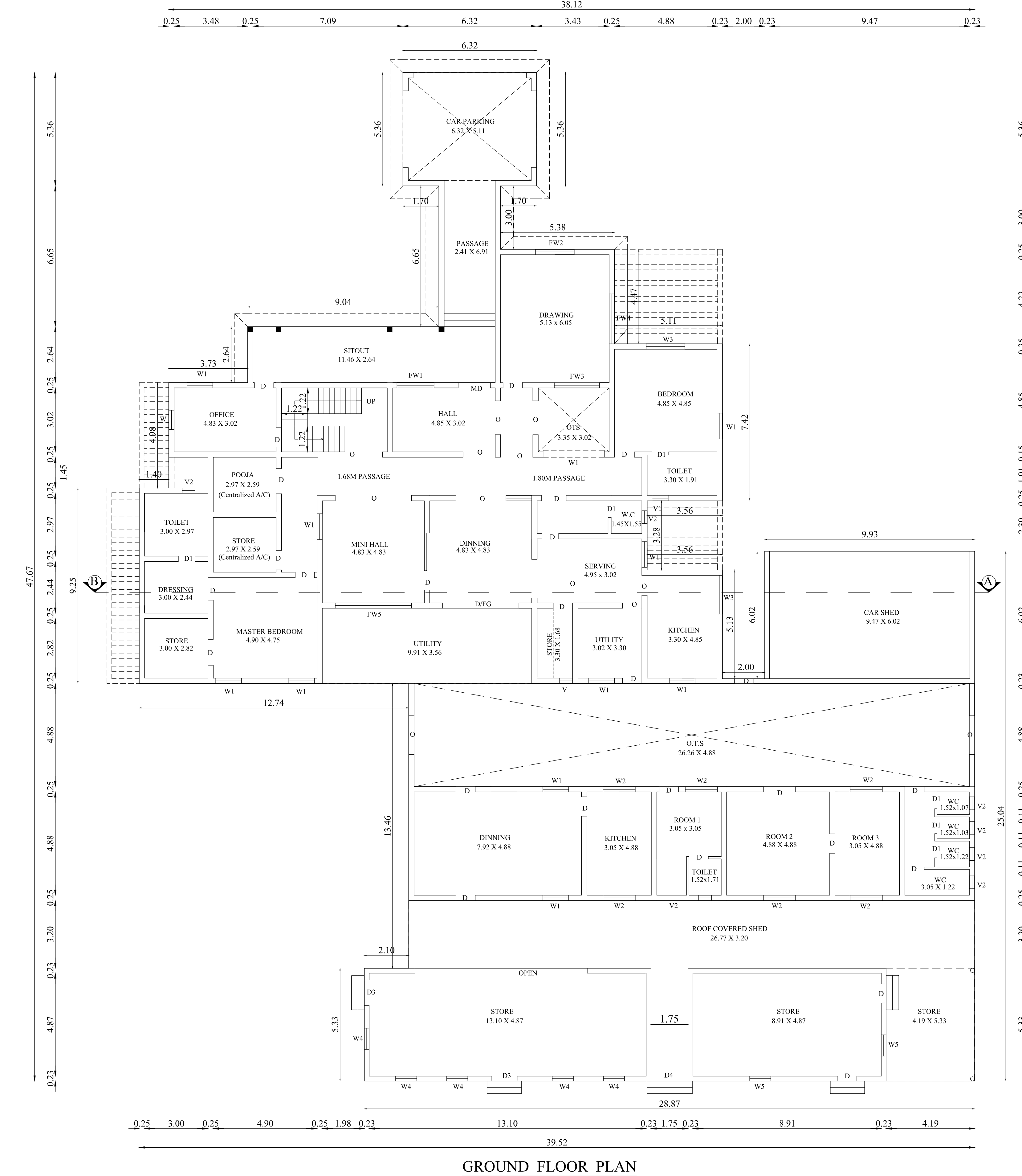
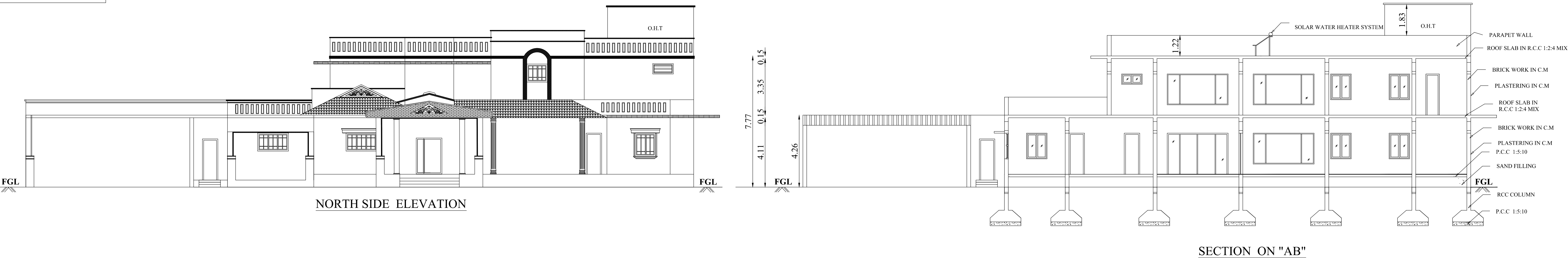
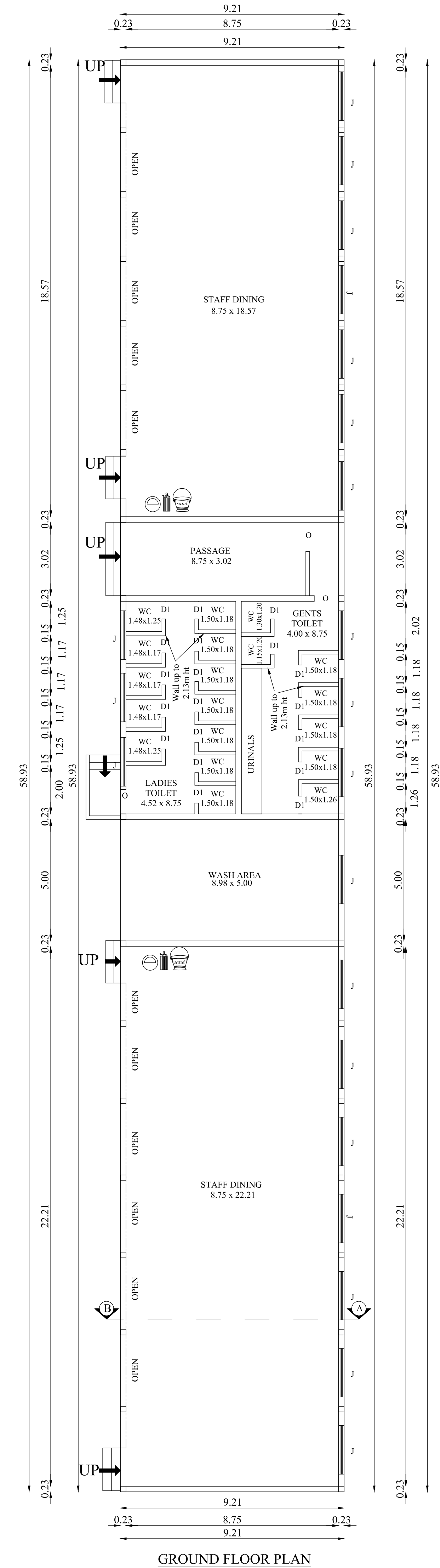
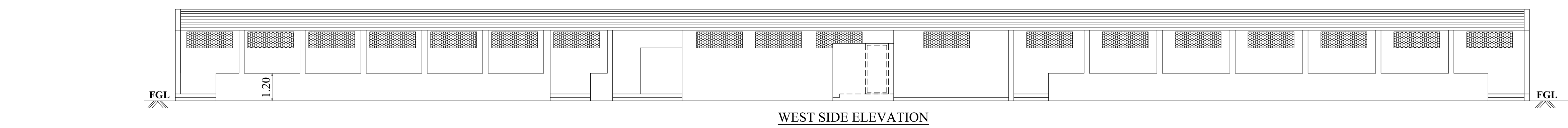
SECOND FLOOR PLAN (@12M)



PART - 8	FIRST & FIRST MEZZANINE FLOOR	SHEET NO: 2/9
PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (MILK AND MILK PRODUCT MANUFACTURING (MILK POWDER & ALLIED RELATED PRODUCTS)) IN S.F.NO: 169/2B1, 169/2B2,169/2B3,170/2A, 170/2B, 170/2C, 171/1A,176/1A,177/1,177/2A, 191/2, 191/5A,191/5B, 192/3A,192/3B,192/3C AT BALARAJAPURAM VILLAGE, KRISHNARAYAPURAM TALUK, KARUR DISTRICT.		
Applicant Name : A.Samiappan, Anand Samiappan, V.K.Arvind & M/s.VKA Polymers Pvt Ltd.		
Online Application No : SWP/BPA/131031/2024		
North 		Scale 1 : 100
<u>AREA DETAILS:</u>		
FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)
		TOTAL AREA (in Sqm)

For V.K.A. POLYMERS PVT. LTD.
DIRECTOR

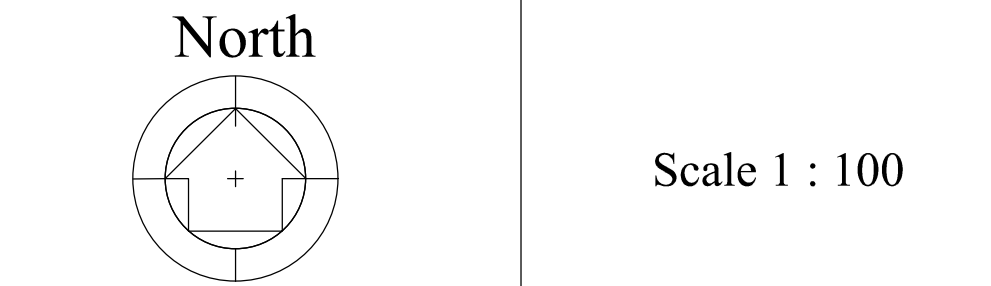
Applicant



PLAN SHOWING THE REVISED & ADDITIONAL CONSTRUCTED STAFF DINING AND MD RESIDENCE BUILDING IN S.F.NO: 169/2B1, 169/2B2, 169/2B3,170/2A,170/2B, 170/2C, 171/1A, 176/1A,177/1,177/2A,191/2, 191/5A,191/5B, 192/3A,192/3B,192/3C AT BALARAJAPURAM VILLAGE, KRISHNARAYAPURAM TALUK, KARUR DISTRICT.

Applicant Name : A.Samiappan, Anand Samiappan, V.K.Arvind & M/s.VKA Polymers Pvt Ltd.

Online Application No : SWP/BPA/131031/2024



AREA DETAILS:			
FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
BLOCK -5 (STAFF DINING)			
GROUND FLOOR	542.93	-	542.93
BLOCK -6 (MD RESIDENCE)			
GROUND FLOOR	940.51	-	940.51
FIRST FLOOR	167.27	-	167.27
TOTAL	1107.78	-	1107.78

JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	1.52 X 2.13
D/FG	DOOR/FIXED GLASS	3.61 X 2.13
D	DOOR	0.91 X 2.13
D1	DOOR 1	0.76 X 2.13
W	WINDOW	0.91 X 1.52
W1	WINDOW 1	1.22 X 1.52
W2	WINDOW 2	1.52 X 1.52
W3	WINDOW 3	1.83 X 1.52
FW1	FRENCH WINDOW 1	1.75 X 1.83
FW2	FRENCH WINDOW 2	1.83 X 1.83
FW3	FRENCH WINDOW 3	2.13 X 1.83
FW4	FRENCH WINDOW 4	2.36 X 1.83
FW5	FRENCH WINDOW 5	3.61 X 1.83
V	VENTILATOR	1.22 X 0.61
V1	VENTILATOR 1	0.76 X 0.91
V2	VENTILATOR 2	0.61 X 0.91
J	JOLLY	2.00 X 0.70
M.V	MECHANICAL VENTILATION PROVIDED	
☹ — MULTI TYPE FIRE FIGHTER PROVIDED		
🧯 — FIRE EXTINGUISHER PROVIDED		

All metric dimensions are in metre

SIDDARTH GOPALA SANKAR, MANOJ, ELIA,
Registered Architect As
L.B.S. GRADE-1
I.S. ARCHITECT No. CA/000576220
Coimbatore LPA/RA/GR-1/19/04/016

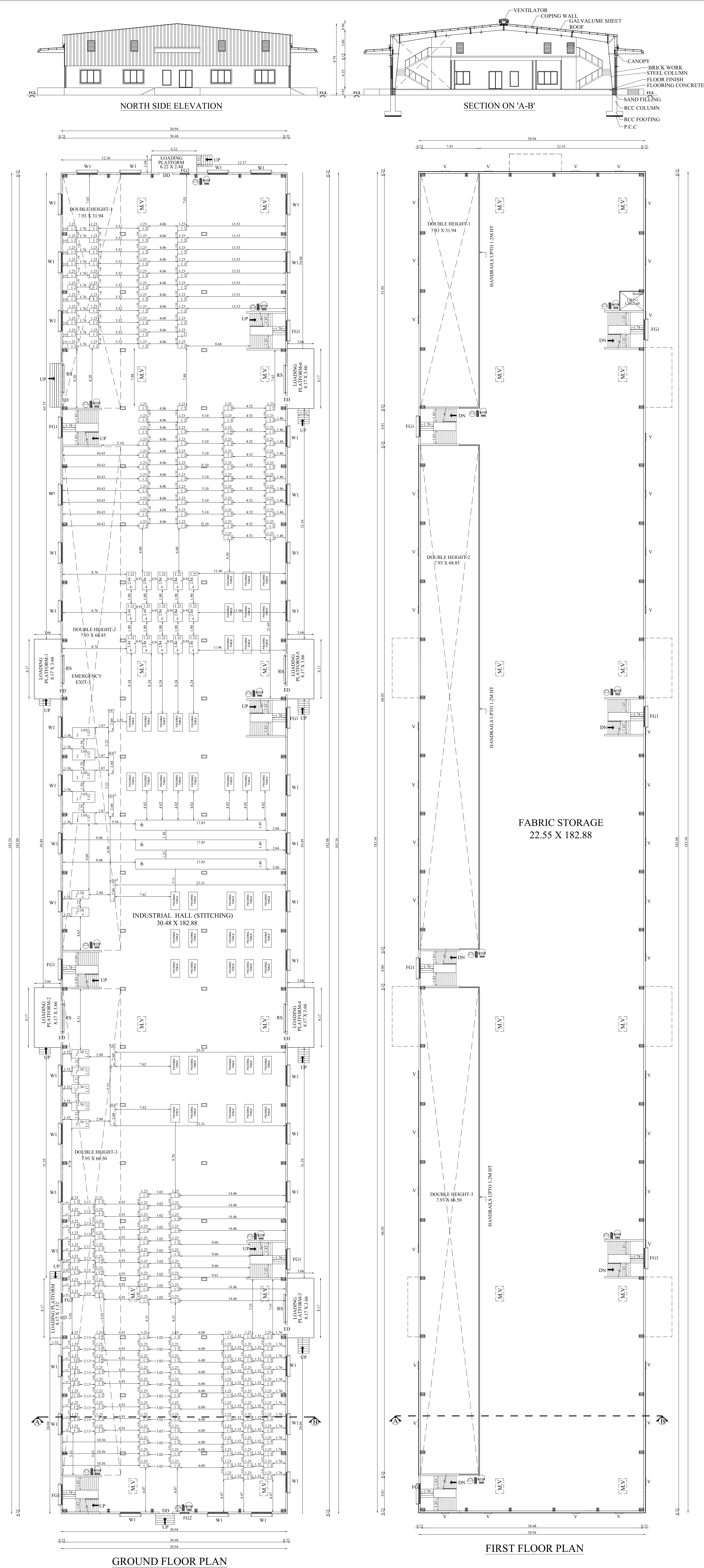
Architect

S. MURUGESH, M.E., P.E.,
Chartered Engineer - F-1279323
Structural Engineer Grade-1
(Coimbatore LPA/SE/Gr-1/19-04-19)

Structural Engineer

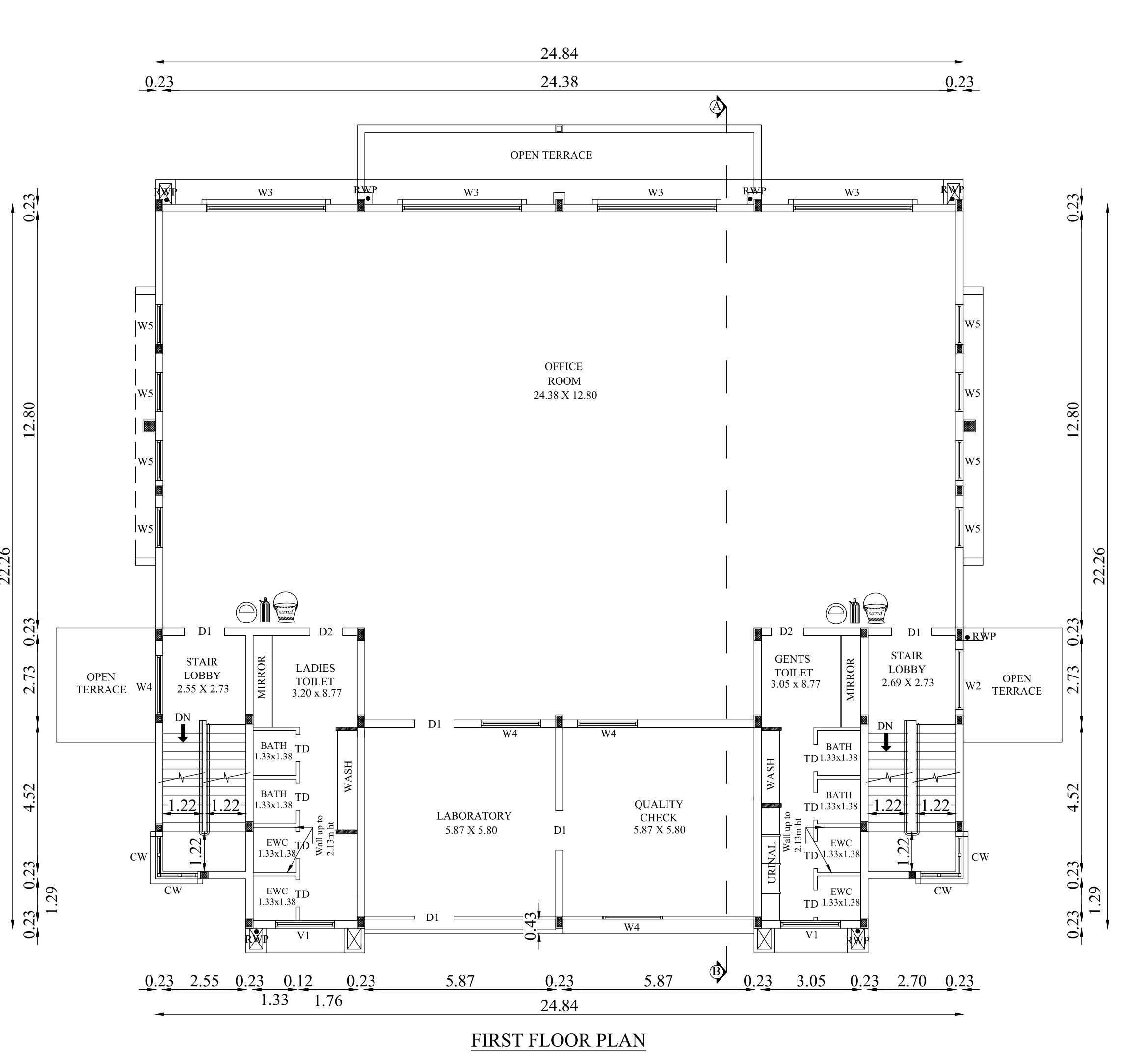
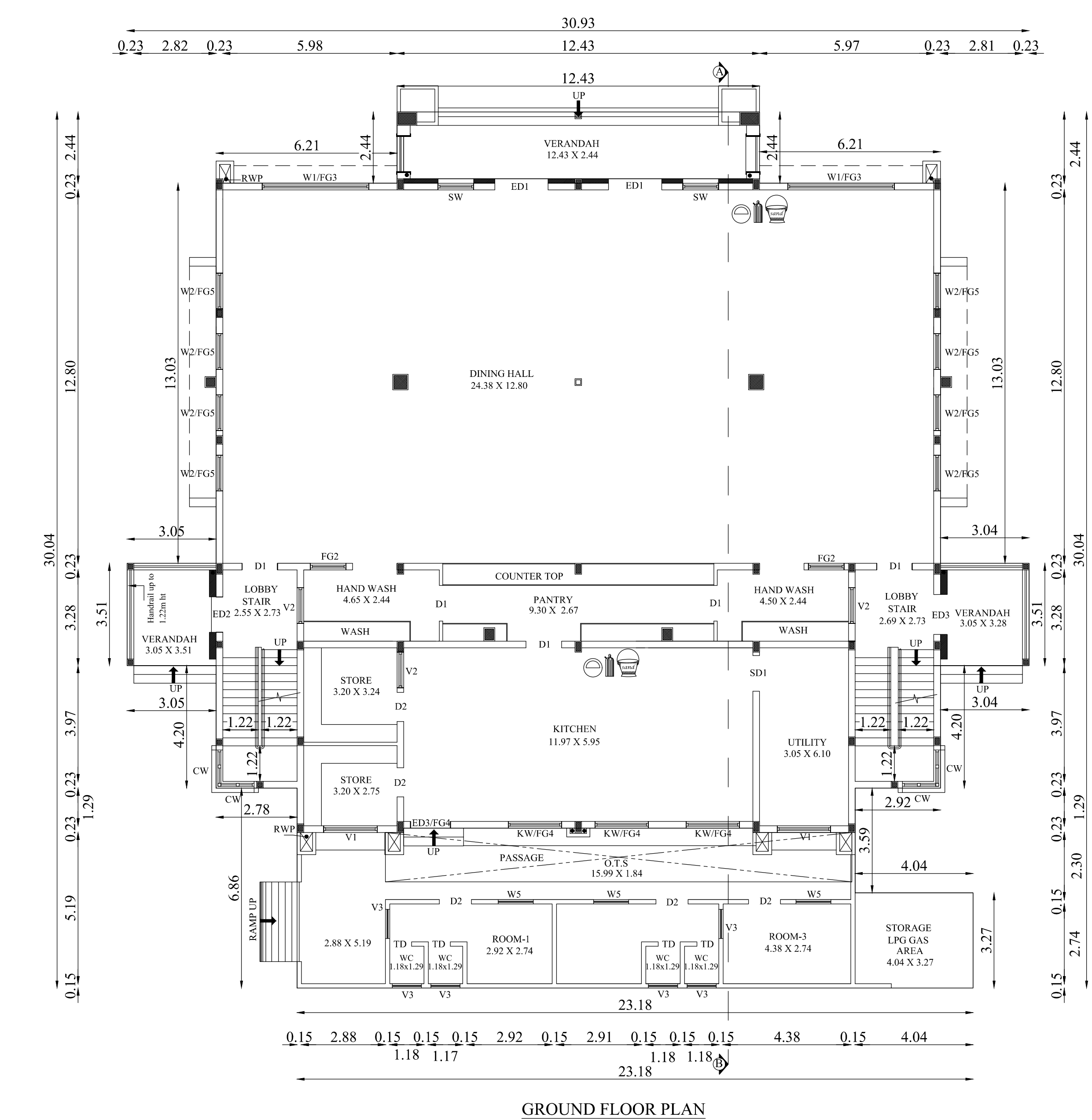
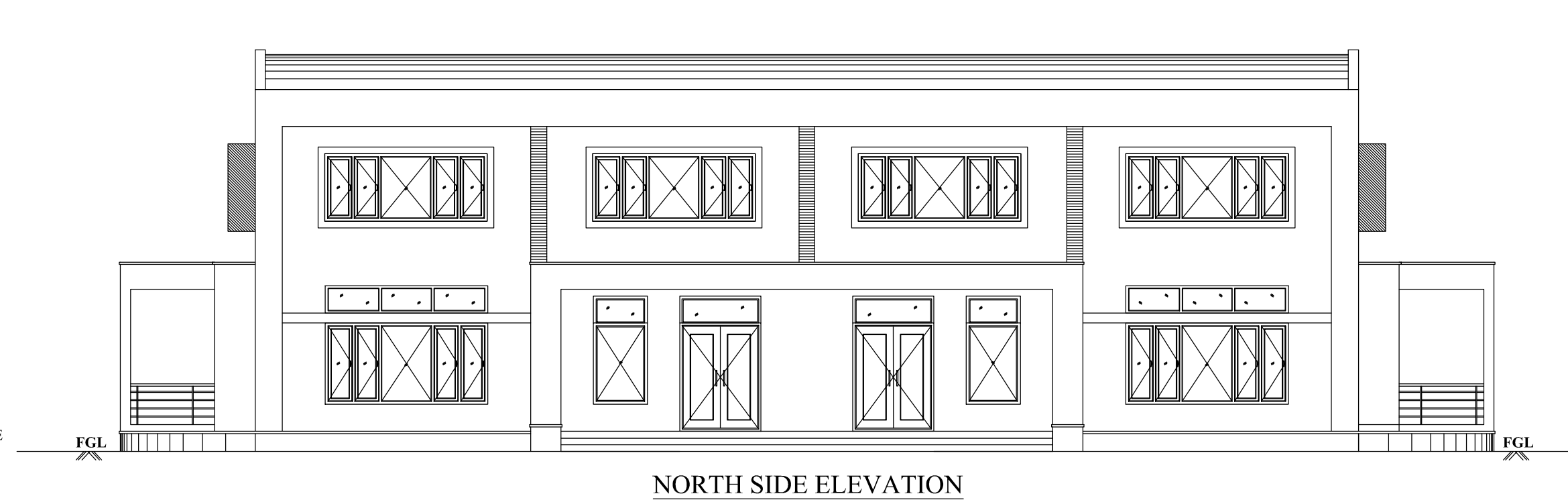
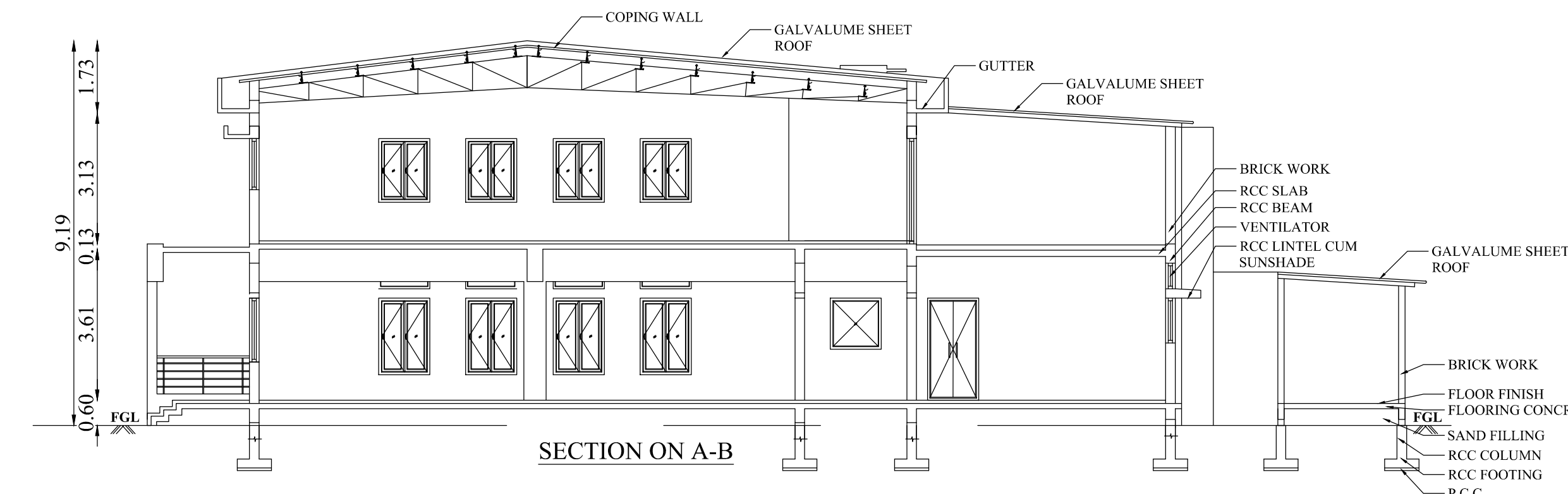
A. Samiappan
S. Arvind
Per V.K.A. POLYMERS PVT. LTD.
DIRECTOR.

Applicant

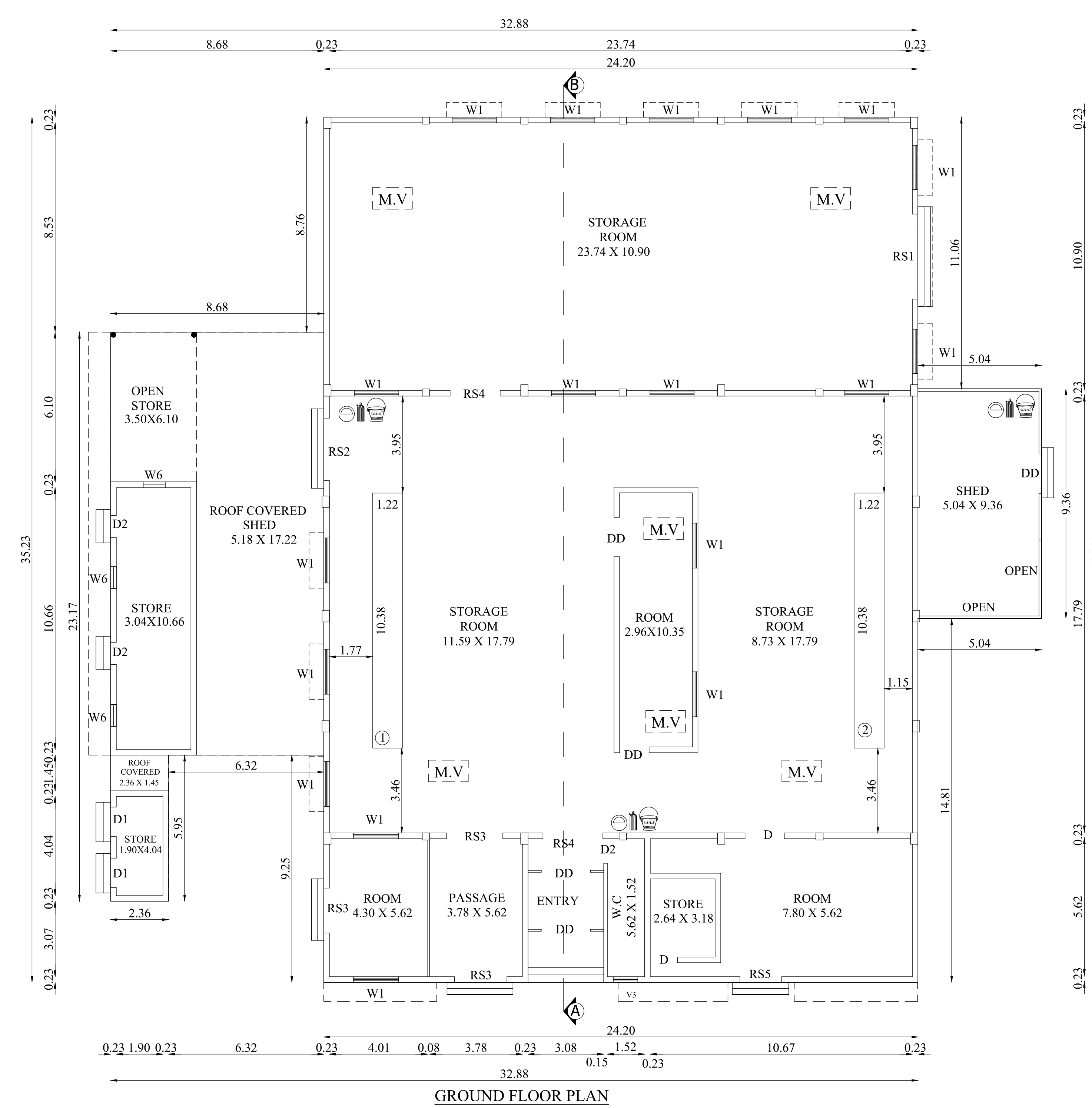
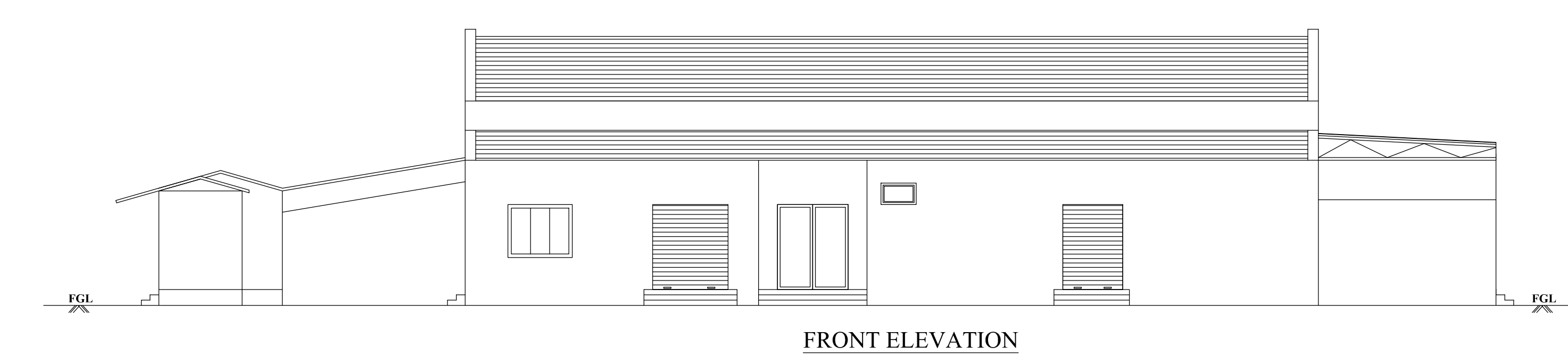
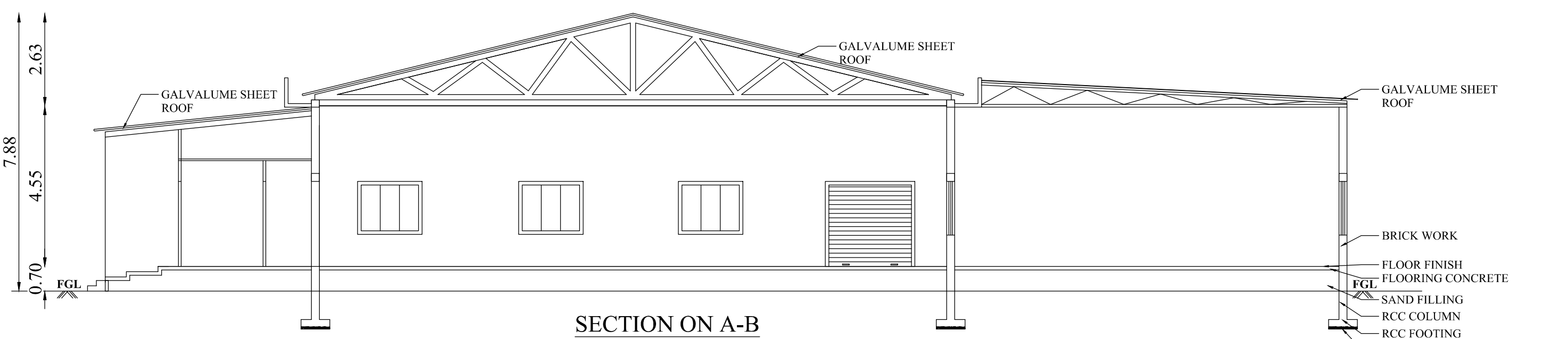


BLOCK - 2		SHEET NO : 3/9		
PLAN SHOWING THE REVISED & ADDITIONAL CONSTRUCTED INDUSTRIAL BUILDING (EXTRUSION, KNITTING, MOSQUITO NET STITCHING, PACKAGING, POLYMER & FINISHED PRODUCT STORAGE) IN S.F.NO: 169/2B1,169/2B2,169/2B3,170/2A, 170/2B, 170/2C, 171/1A,176/1A,177/1,177/2A,191/2,191/5A, 191/5B, 192/3A,192/3B,192/3C AT BALARAJAPURAM VILLAGE, KRISHNARAYAPURAM TALUK, KARUR DISTRICT.				
Applicant Name : A.Samiappan, Anand Samiappan, V.K.Arvind & M/s.VKA Polymers Pvt Ltd.				
Online Application No : SWP/BPA/131031/2024				
North		Scale 1 : 200		
AREA DETAILS:				
FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)	
BLOCK -2 (STITCHING & FABRIC STORAGE)				
GROUND FLOOR	5881.07	-	5881.07	
FIRST FLOOR	4306.88	-	4306.88	
TOTAL	10187.95	-	10187.95	
JOINERY DETAILS				
TYPE	DESCRIPTION	SIZE		
RS	ROLLING SHUTTER	3.66 X 3.66		
ED	ENTRANCE DOOR	1.22 X 2.44		
DD	DOUBLE DOOR	1.83 X 2.44		
FG1	FIXED GLASS 1	2.75 X 1.22		
FG2	FIXED GLASS 2	1.22 X 1.22		
W1	WINDOW 1	2.75 X 1.83		
V	VENTILATOR	1.00 X 1.20		
M.V	MECHANICAL VENTILATION PROVIDED			
— MULTI TYPE FIRE FIGHTER PROVIDED — FIRE EXTINGUISHER PROVIDED				
All metric dimensions are in metre				
MACHINERY DETAILS				
S.NO	MACHINE NAME	QTY	HP	TOTAL HP
1	STRITCHING M/C	209	0.364	76.10
2	BALE M/C	12	6.99	83.95
3	PRESSING M/C	6	6.03	36.20
4	TOP CUTTING M/C	15	0.77	11.55
5	MISTY	1	10.06	10.06
6	CONVEYOR	3	5.27	15.82
7	WATER PUMP	1	1.00	1.00
8	LIGHTING & FAN & OTHERS	-	67.05	67.05
TOTAL		247		301.73
SIDDARTH GOPALA SANKAR, MARCH, E.I.A., Registered Architect As L.B.S GRADE-I E.S. ARCHITECT No. CA/2005/36220 Coimbatore LPA/RA/GR-1/19/04/016				
Architect				
S. MURUGESH, M.E.,F.T.E., Chartered Engineer F-1279323 Structural Engineer Grade-I (Coimbatore LPA/SE/Gr-1/19-04-19)				
Structural Engineer				
For V.K.A. POLYMERS PVT. LTD., DIRECTOR.				
Applicant				

BLOCK - 1



BLOCK - 3



BLOCK - 1&3

SHEET NO : 2/9

PLAN SHOWING THE REVISED & ADDITIONAL CONSTRUCTED ADMIN & CANTEN BUILDING AND STORAGE BUILDING (EXTRUSION, KNITTING, MOSQUITO NET STITCHING, PACKAGING, POLYMER & FINISHED PRODUCT STORAGE) IN S.F.NO: 169/2B1,169/2B2,169/2B3,170/2A, 170/2B,170/2C,171/1A,176/1A,177/1,177/2A, 191/2,191/5A, 191/5B,192/3A,192/3B,192/3C AT BALARAJAPURAM VILLAGE, KRISHNARAYAPURAM TALUK, KARUR DISTRICT.

Applicant Name : A.Samiappan, Anand Samiappan, V.K.Arvid & M/s.VKA Polymers Pvt Ltd.

Online Application No : SWP/BPA/131031/2024

North

Scale 1 : 100

FLOOR NAME	FS1 AREA (in Sqm)	NON-FS1 AREA (in Sqm)	TOTAL AREA (in Sqm)
BLOCK - 1 (ADMIN & CANTEN BLOCK)			
GROUND FLOOR	682.44	-	682.44
FIRST FLOOR	543.56	-	543.56
TOTAL	1226.00	-	1226.00

BLOCK - 3 (STORAGE BLOCK)			
FLOOR NAME	FS1 AREA (in Sqm)	NON-FS1 AREA (in Sqm)	TOTAL AREA (in Sqm)
GROUND FLOOR	1063.22	-	1063.22

JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
RS1	ROLLING SHUTTER 1	3.46 X 3.73
RS2	ROLLING SHUTTER 2	2.54 X 2.44
RS3	ROLLING SHUTTER 3	2.14 X 2.44
RS4	ROLLING SHUTTER 4	2.44 X 2.44
RS5	ROLLING SHUTTER 5	1.70 X 2.44
RS6	ROLLING SHUTTER 6	2.04 X 2.44
RS7	ROLLING SHUTTER 7	1.83 X 2.44
ED	ENTRANCE DOOR	2.00 X 2.44
ED1	ENTRANCE DOOR 1	1.83 X 2.44
ED2	ENTRANCE DOOR 2	1.22 X 2.44
ED3	ENTRANCE DOOR 3	1.37 X 2.44
DD	DOUBLE DOOR	2.00 X 2.44
DD1	DOUBLE DOOR 1	1.20 X 2.44
D	DOOR	1.60 X 2.44
D1	DOOR 1	1.22 X 2.44
D2	DOOR 2	1.00 X 2.44
TD	TOILET DOOR	0.84 X 2.44
SW	FIXED DOOR	1.22 X 1.83
CW	CORNER WINDOW	1.30 X 1.31X2.44
KW	KITCHEN WINDOW	1.83 X 1.37
W1	WINDOW 1	3.66 X 1.83
W2	WINDOW 2	1.22 X 1.83
W3	WINDOW 3	3.66 X 1.52
W4	WINDOW 4	1.83 X 1.52
W5	WINDOW 5	1.22 X 1.52
W6	WINDOW 6	0.90 X 0.90
FG2	FIXED GLASS 2	1.22 X 1.52
FG3	FIXED GLASS 3	3.66 X 0.60
FG4	FIXED GLASS 4	1.83 X 0.60
V1	VENTILATOR 1	1.83 X 0.60
V2	VENTILATOR 2	1.22 X 0.60
V3	VENTILATOR 3	1.00 X 0.60
MV	MECHANICAL VENTILATION PROVIDED	

All metric dimensions are in metre

MACHINERY DETAILS (BLOCK - 3)				
S.NO	MACHINE NAME	QTY	HP	TOTAL HP
1	EXTRUDER-1	1	116.67	116.67
2	EXTRUDER-2	1	115.33	115.33
3	MIXER AREA	1	151.32	151.32
4	AIR COMPRESSOR	1	14.75	14.75
5	LIGHTING & A/C	1	23.47	23.47
6	UPS	1	85.83	85.83
7	COOLING TOWER	1	26.82	26.82
TOTAL		7		534.19

SIDDARTH GOPALA SAMKAR, B.ARC, I.I.T.A.
Registered Architect A-1
B-15, CHD, CHD-1
E.S. ARCHITECT No. CA/0005/0620
Combustion LPA/RA/08-31/09/06/08

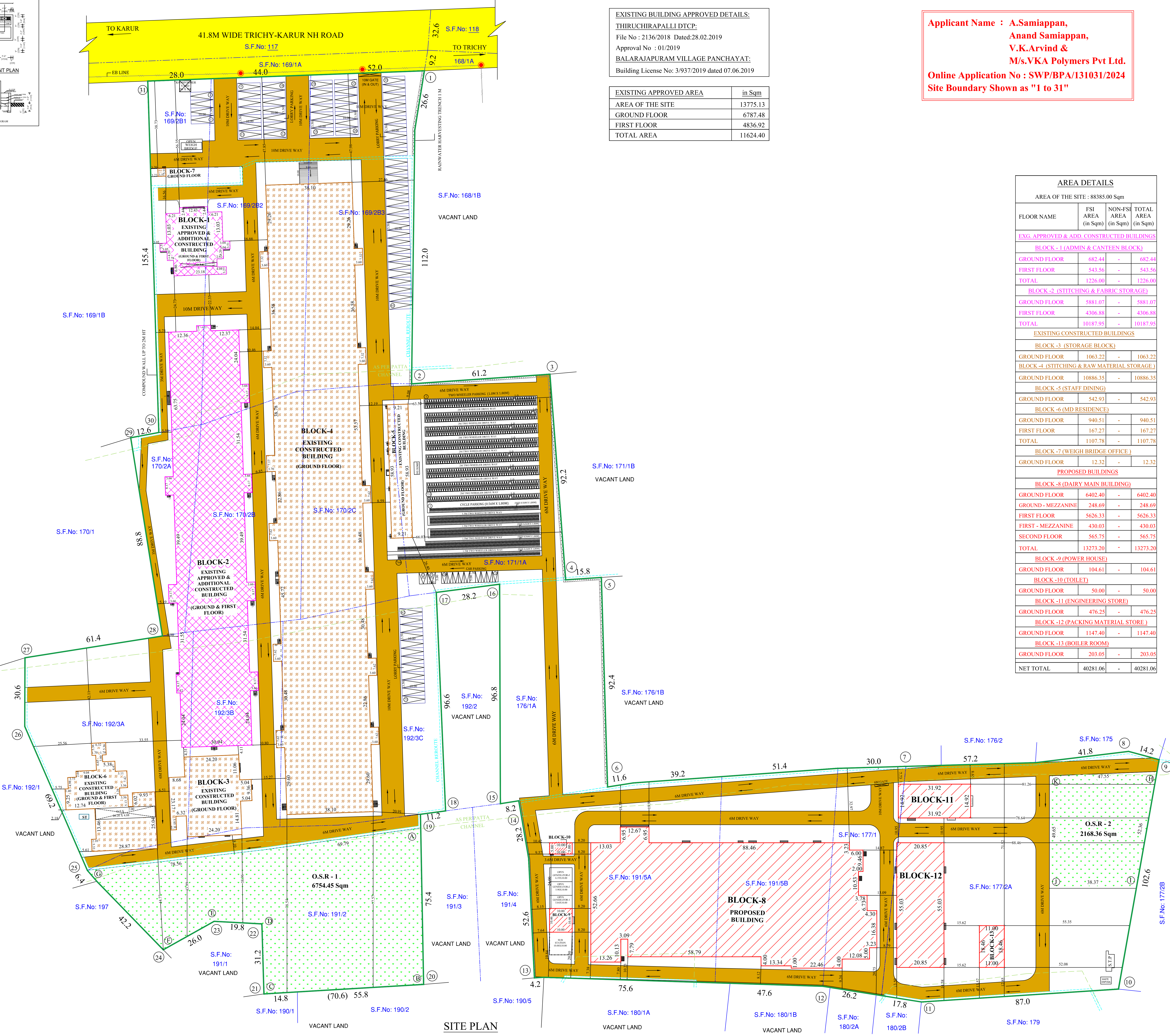
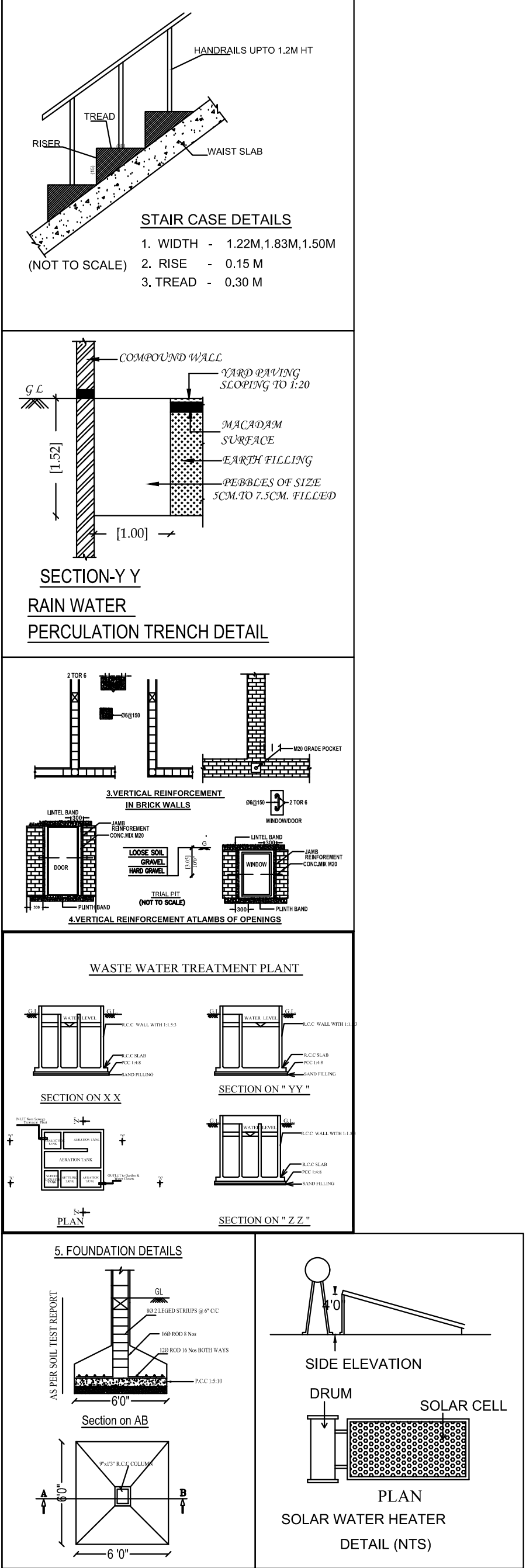
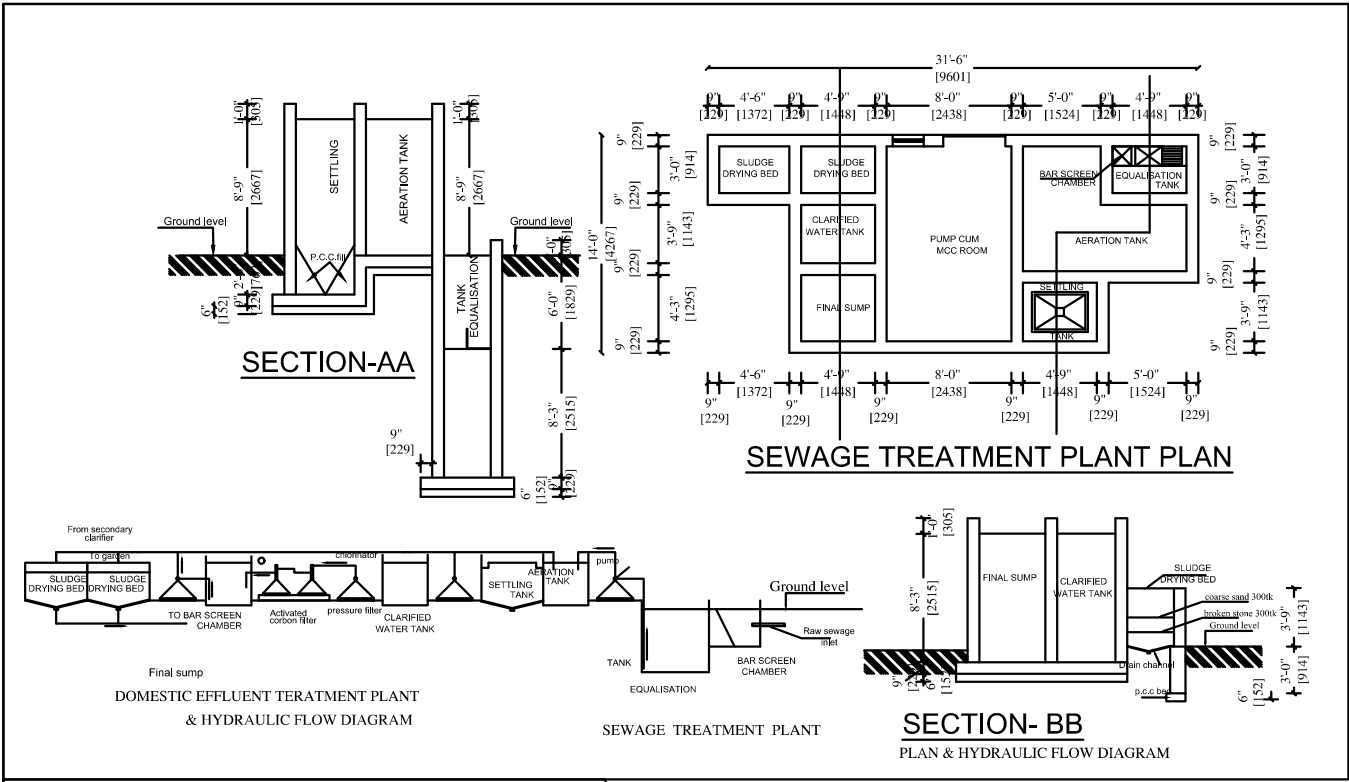
Architect

S. MURUGESH, M.E.P.E.
Chartered Engineer E-1279323
Structural Engineer Grade-1
(Combustion LPA/SE/06-1/19-04-19)

Structural Engineer

A. Samiappan
S. Arvid
M/s. VKA Polymers Pvt. Ltd.

Applicant



SITE PLAN

SHEET NO : 1/9

PLAN SHOWING THE REVISED, ADDITIONAL & PROPOSED INDUSTRIAL BUILDING (EXTRUSION, KNITTING, MOSQUITO NET STITCHING, PACKAGING, POLYMER & FINISHED PRODUCT STORAGE AND MILK AND MILK PRODUCT MANUFACTURING (MILK POWDER & ALLIED RELATED PRODUCTS)) IN S.F.No: 169/2B1, 169/2B2, 169/2B3, 170/2A, 170/2B, 170/2C, 171/1A, 176/1A, 177/1, 177/2A, 191/2, 191/5A, 191/5B, 192/3A, 192/3B, 192/3C AT BALARAJAPURAM VILLAGE, KRISHNARAYAPURAM TALUK, KARUR DISTRICT.

INDUSTRIAL TYPE - GREEN CATEGORY

TOTAL HP : 3871.75 HP

NO. OF WORKERS : 800 Nos.

North

Scale 1 : 400

SITE AREA DETAILS:-

S.NO.	S.F.NO.	AS PER PATTI (in Hectare)	AS PER DOCUMENT (in Sqm)
1	169/2B1	0.36.00	3600.00
2	169/2B2	0.64.75	6475.00
3	169/2B3	0.64.75	6475.00
4	170/2A	0.20.50	2050.00
5	170/2B	0.44.50	4450.00
6	170/2C	0.42.00	4200.00
7	171/1A	0.65.00	6500.00
8	176/1A	0.43.85	4385.00
9	177/1	0.28.50	2850.00
10	177/2A	1.13.50	11350.00
11	191/2	0.77.00	7700.00
12	191/5A	0.75.00	7500.00
13	191/5B	0.45.00	4500.00
14	192/3A	0.60.25	6025.00
15	192/3B	0.36.50	3650.00
16	192/3C	0.66.75	6675.00
TOTAL		8.83.85 (or) 88385.00 Sqm	88385.00 Sqm

FLOOR SPACE INDEX = $\frac{40281.06}{88385.00}$ -0.455

PARKING DETAILS:-

WORK SHOP AREA = 35410.72 Sqm

	REQUIRED	PROVIDED
1 LORRY SPACE FOR EVERY 400 Sqm	71	73
1 TWO WHEELER SPACE FOR EVERY 50 Sqm	709	735
1 CYCLE PARKING SPACE FOR EVERY 50 Sqm	709	744
CAR PARKING	08	12

O.S.R REQUIRED:

O.S.R REQUIRED : 8838.50 Sqm (10%)

O.S.R PROVIDED:

O.S.R-1 : 6754.45 Sqm (A to G)

O.S.R-2 : 2168.36 Sqm (H to K)

TOTAL : 8922.81 Sqm (10.09%)

REFERENCE:-

■ SITE BOUNDARY (A,B,C,...E1)

■ EXISTING ROAD

■ EXG. APPROVED & ADDITIONAL CONSTRUCTED BUILDINGS

■ EXISTING CONSTRUCTED BUILDINGS

■ PROPOSED BUILDINGS

■ AS PER PATTI CHANNEL

■ CHANNEL REROUTE

Architect

S. MURUGESHI, M.E., P.E.,
Chartered Engineer - F.127992
(Registered Engineer - Civil)
(Certificate No: 19956/0-019-04-09)

Structural Engineer

S. MURUGESHI, M.E., P.E.,
Chartered Engineer - F.127992
(Registered Engineer - Civil)
(Certificate No: 19956/0-019-04-09)

Applicant

A. Samiappan
S. Arvind &
M/s.VKA Polymers Pvt Ltd.

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One

Ask anything about a property and get an answer grounded in live government records, with the sources shown.

[/landlens/one](#)



Verify My Land

Every record check run on one property and returned as a single report.

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Legal Opinion

An advocate's written opinion on the title, built on the records we pull for it.

[/landlens](#)



One Map

Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.

[/landlens/one/map](#)



PriceMap

What land actually changed hands for around this plot, taken from the registered deeds.

[/landlens/pricemap](#)



Build Scope

What you are allowed to build here: floor space, height, coverage and setbacks.

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Property Tracker

Watch a property and hear about it when something new is registered against it.

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Deal Room

Run the transaction in one place: documents, stamping, signatures and the parties.

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Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

Encumbrance Certificate

Patta and Chitta

Field Measurement Sketch

EC Analyzer

Bank charge check

Court case search

Seller background check

Approval check by survey

Zoning and land use

What the plan says can happen on this land.

Land use zone finder

CMDA land use check

Coastal regulation zone

Master plan check

Water bodies finder

Airport height clearance

Value and duty

What it is worth and what it costs to register.

Guideline value by street

Guideline value by survey

Stamp duty and registration fees

Capital gains

Floor space index

Area unit converter

Registers and directories

Who holds it, and which office keeps the record.

Find your registering office

Temple property check

Waqf property check

RERA register



Every free tool
/tools



Services we run
for you
/services



The LandLens
suite
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Every claim in this document traces back to a government record.

Legal opinions, due diligence and title verification

Building plan, layout and sub-division approvals

Completion and occupancy certificates, regularisation

Escrow, negotiation and NRI property management

Land survey, soil testing, architecture and construction

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.

