Verified RealEstate™

REFERENCE
04/2024-2025

ISSUED
15 May 2024

PP APPROVAL RECORD

Planning Permission

Karur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
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DIGITALLY VERIFIED RECORD

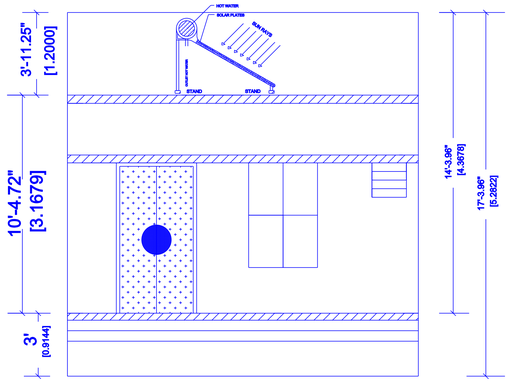
PLAN SHOWING PROPOSED CONSTRUCTION OF A RESIDENTIAL BUILDING IN THE GROUND FLOOR FOR S.F.NO - 311 / 2

PATTA NO - 892, VILLAGE NAME - ESANATHAM VILLAGE, FASLI NO - 1433, PROPOSED BUILDING S.F.NO - 311 / 2

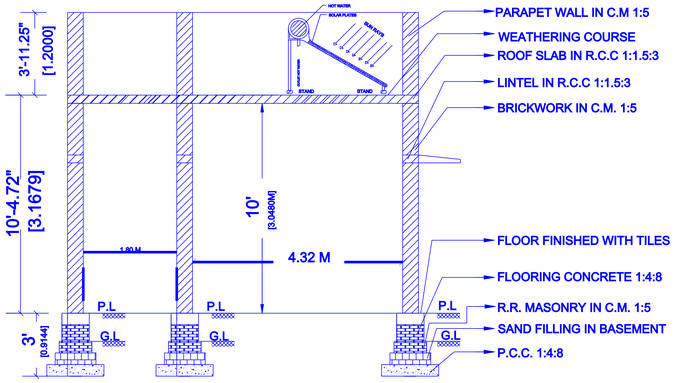
AT ESANATHAM VILLAGE PANCHAYAT, ARAVAKURICHI TALUK AND UNION, KARUR DT.

CLIENT NAME

Mr.M RAMAYI, W/o. MUTHUSAMY



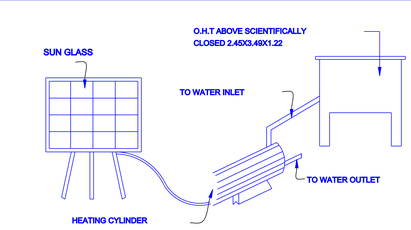
ELAVATION - NORTH FACING

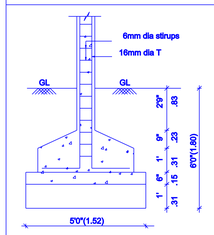


SECTION PLAN ON AA

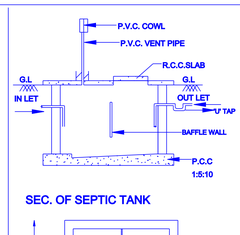
AMENITIES FOR PRO.BUILDING

SOLAR WATER HEATING SYSTEM

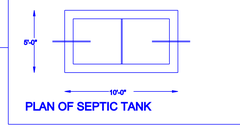




COLUMN FOUNDATION DETAIL



SEC. OF SEPTIC TANK



PLAN OF SEPTIC TANK

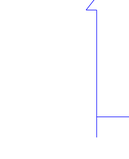
AREA STATEMENT

DESCRIPTION	SQ.FT	SQ.M
PLOT AREA AS PER DOCUMENT	654.77	60.83
PLOT AREA AS PER PATTA, FMB	654.77	60.83
PLOT AREA AS AT SITE	654.77	60.83
PRO G. FLOOR BUILDING AREA	461.56	42.88
PRO. G.FLOOR CARPET AREA	382.55	35.54
OPEN SPACE	193.21	17.95

FSI : 0.70 PLOT COVERAGE : 70.49%

SCHEDULE OF JOINERIES

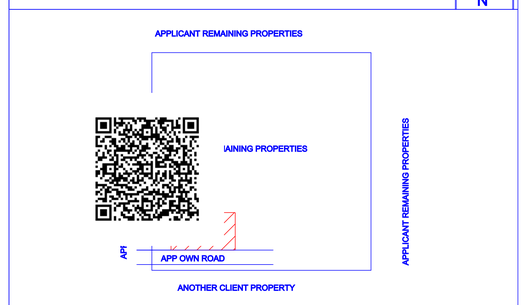
TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	1.00X2.13
D1	DOOR	0.91X2.13
D2	DOOR	0.75X2.13
W	WINDOW	1.52X1.52
KW	KITCHEN WINDOW	1.52X0.91
V	VENTILATOR	0.91X0.61



SITE PLAN - SCALE 1:100

SITE PLAN CUM PROPOSED GROUND FLOOR RESIDENTIAL BUILDING

KEY PLAN(NOT TO SCALE)



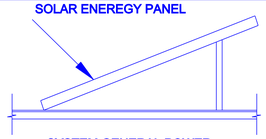
APPLICANT / OWNERS SIGNATURE

REGISTERED ENGINEER SIGNATURE

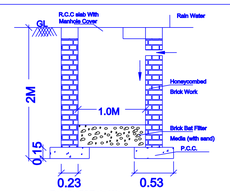
Er. P.A.SHEIK FAREED, B.E..
REGISTERED ENGINEER (G-2),
Reg.No: 186 / LS / 2022 / 00002,
PALLAPATTI MUNICIPALITY,
Reg.NO: RE / GR-II / 001 / KRR / JAN / 2024
DTCP OFFICE, KARUR (DT).
PH.NO:- 91 50 61 53 68

AMENITIES NOT TO SCALE

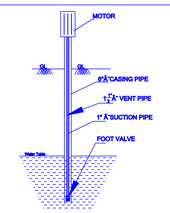
SOLAR ENEREGY PANEL



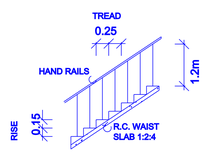
SYSTEM GENERAL POWER
SCALE- N.T.S



Details Of Rain Water Collection Pit
(Recharge Well Method)
SCALE:- 1"=4'0"



SEC. OF BOREWELL



STAIRCASE DETAILS

JANSHE
CONSTRUCTORA DESIGNS



Er. P.A.SHEIK FAREED.,B.E.,
REGISTERED ENGINEER (G-2)
DTCP KARUR & PALLAPATTI MUNICIPALITY
REG.No : 186 / LS / 2022 / 00002
REG.No : RE / GR-II / 001 / KRR / JAN / 2024
255 / 48A, SHA NAGAR, (C2 - CROSS),
WARD NO - 19, PALLAPATTI MUNICIPALITY
KARUR (DT) - 639 207.
MOBILE & WHATSAPP
91 50 61 53 68

REGISTERED ENGINEER / LICENSED SURVEYOR

THE LANDLENS SUITE

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.
/landlens/verify-my-land

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.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

FREE TOOLS · NO ACCOUNT NEEDED

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

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

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

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
/landlens/one

Verified RealEstate™

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

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Chennai 600 097, India
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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.