

PP

APPROVAL RECORD

Planning Permission

Theni district, Tamil Nadu

APPROVAL TYPE

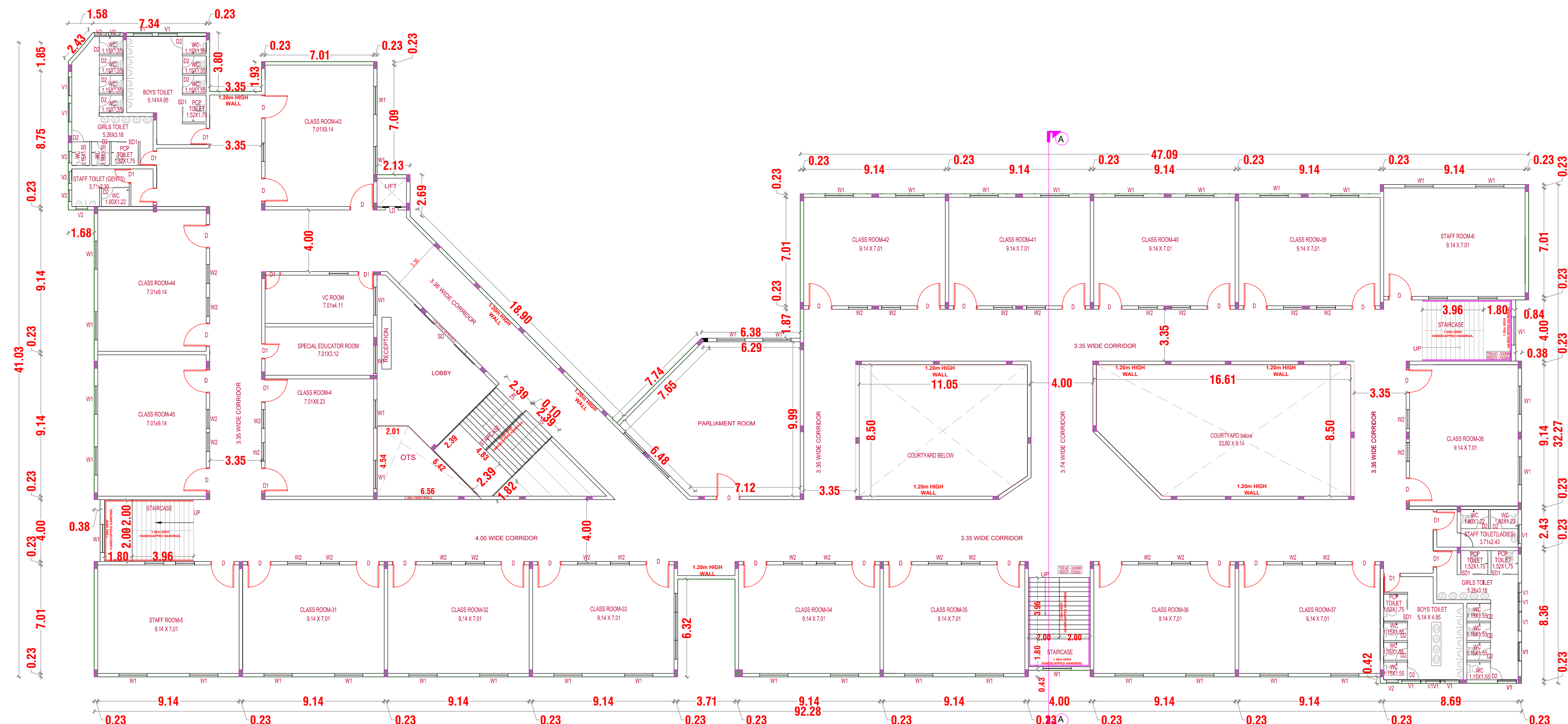
Building Plan

ISSUING AUTHORITY

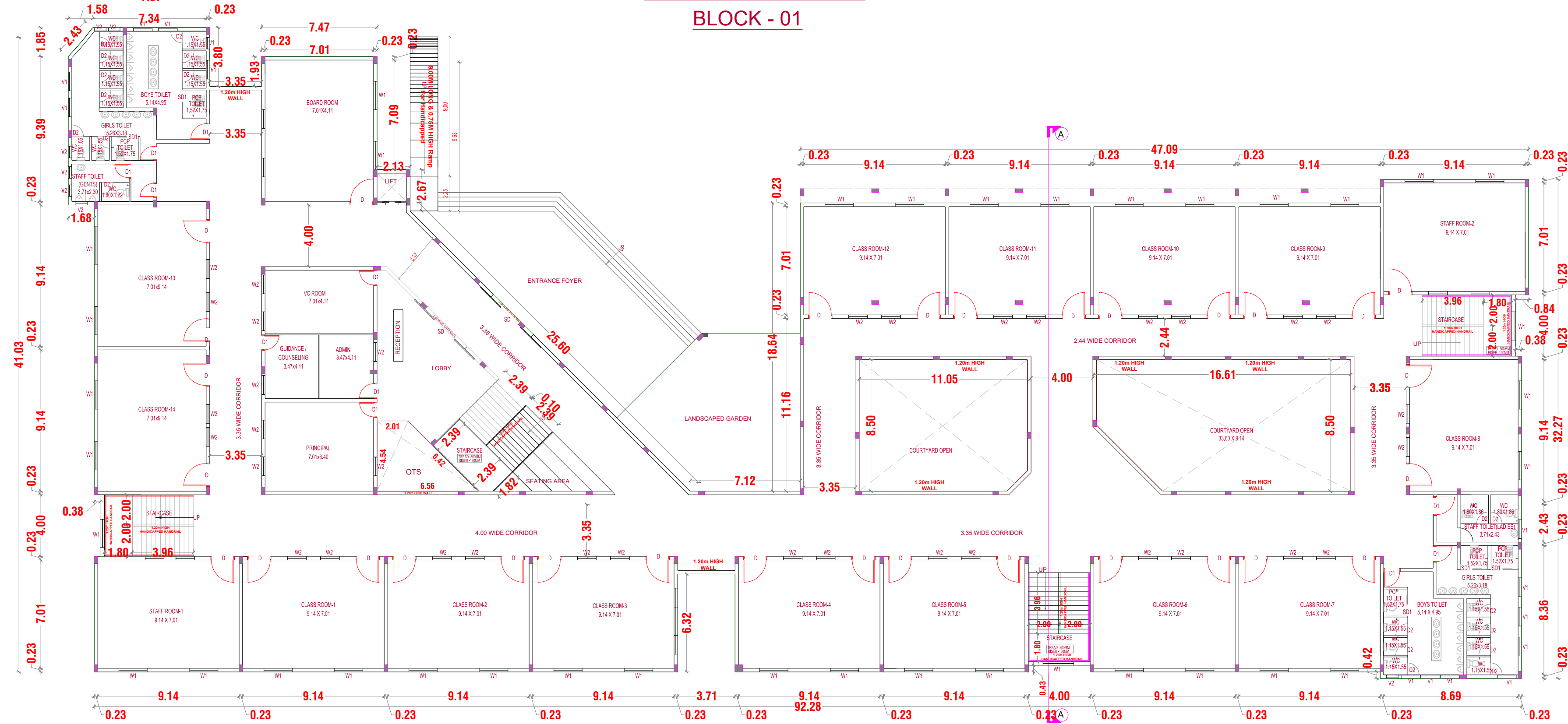
DTCP

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

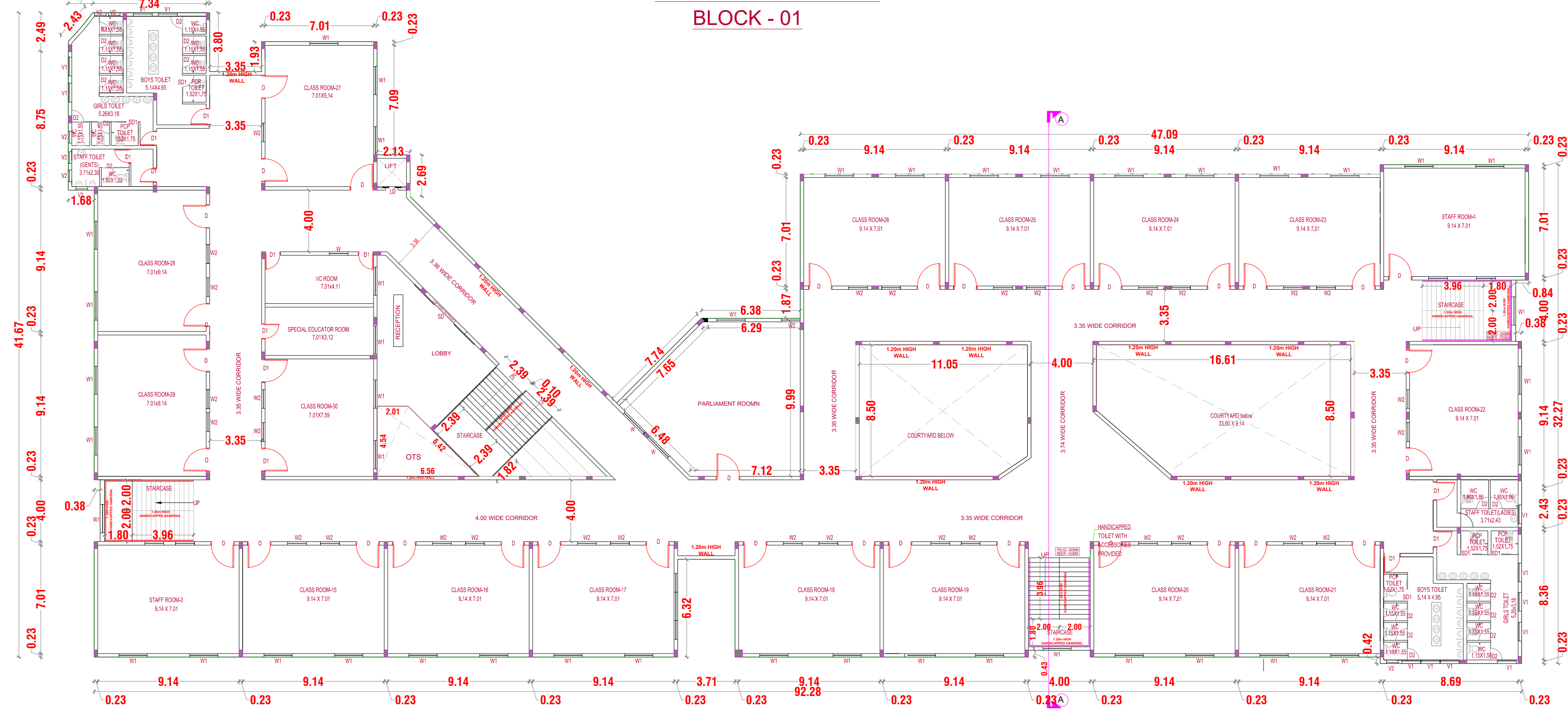
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



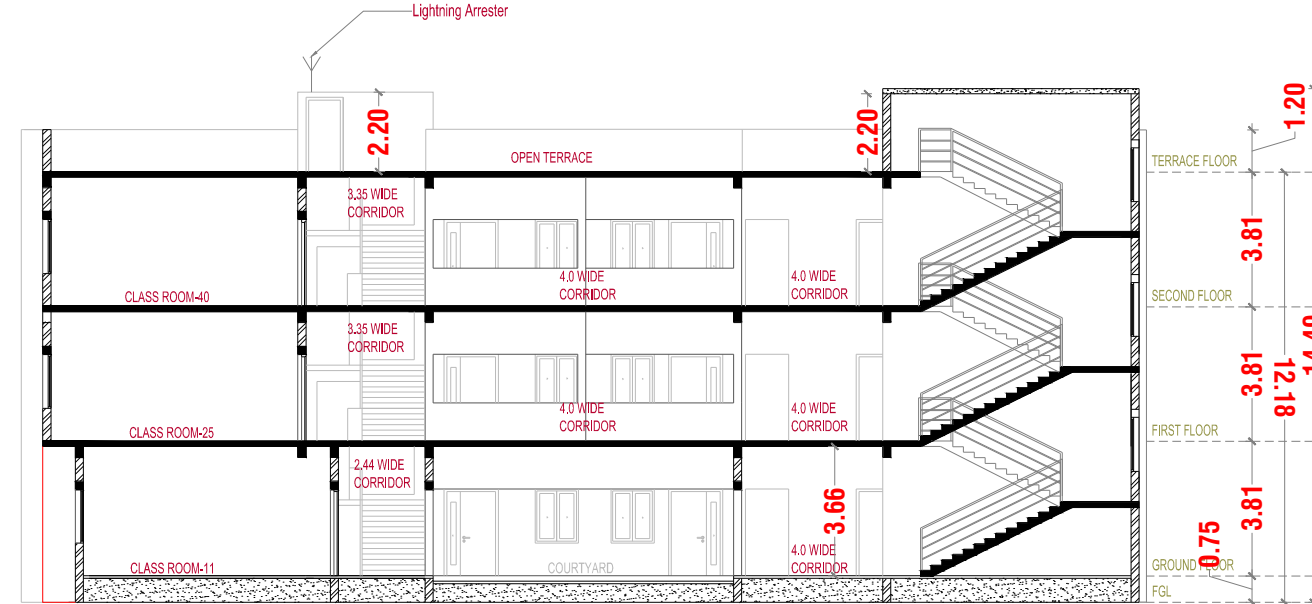
SECOND FLOOR PLAN
BLOCK - 01



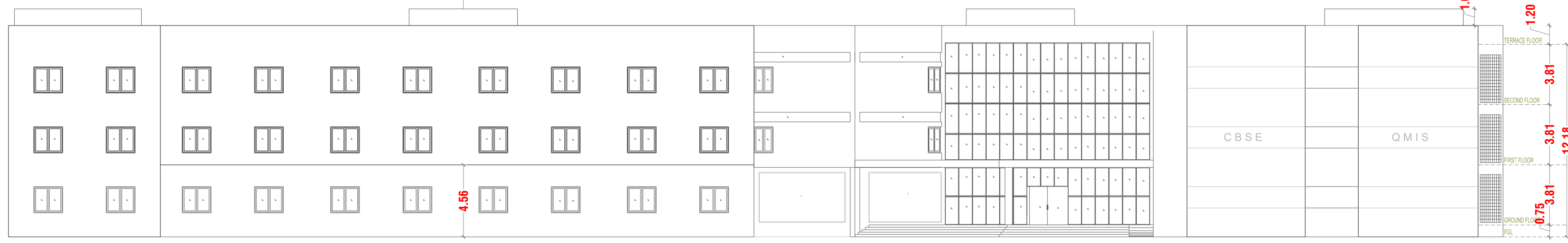
GROUND FLOOR PLAN
BLOCK - 01



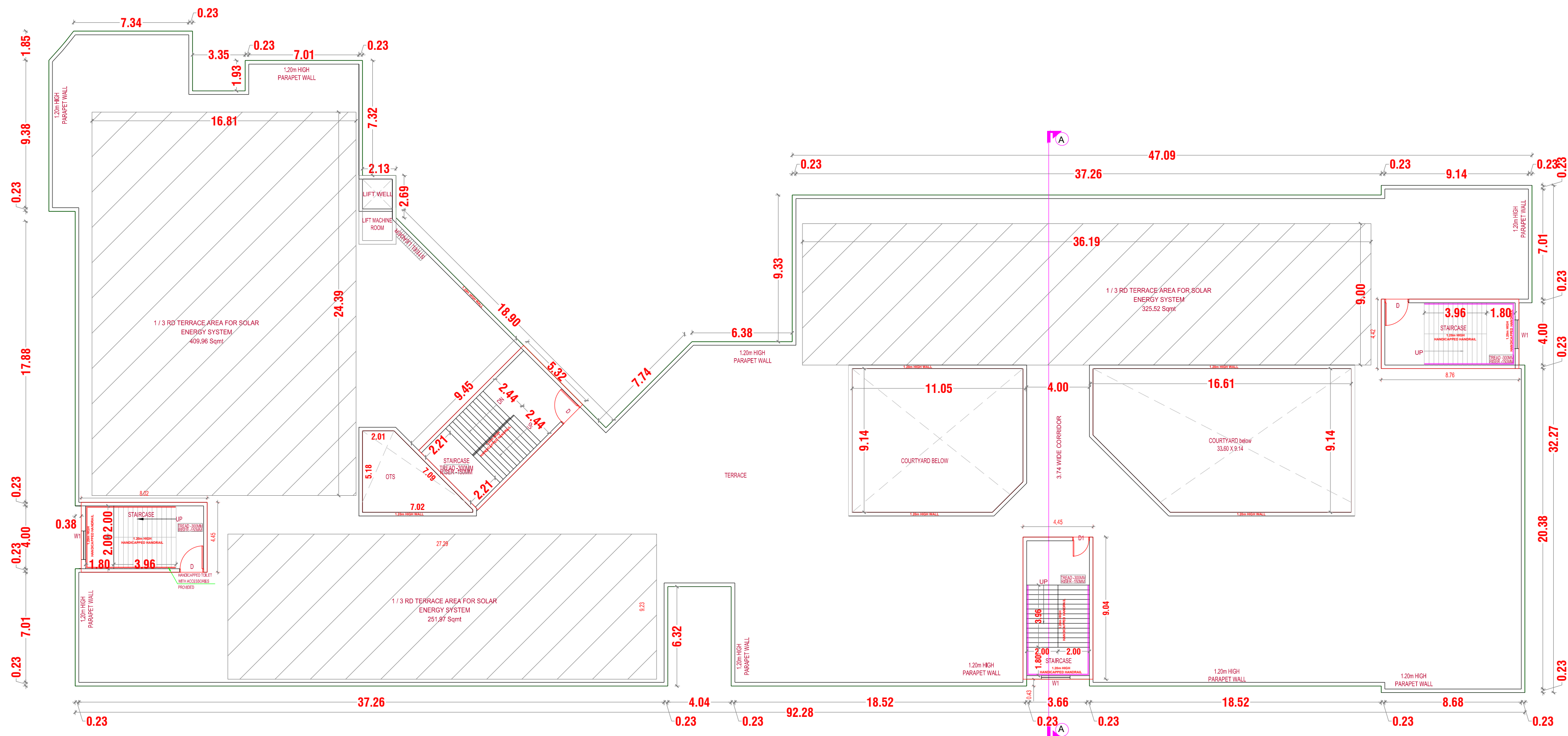
FIRST FLOOR PLAN
BLOCK - 01



PRELIMINARY SECTION-A-A



FRONT ELEVATION



TERRACE FLOOR PLAN
BLOCK - 01

BLOCK - 01 CBSE BLOCK

SHEET NO: 01 / 08

THE PROPOSED CONSTRUCTION OF THE INSTITUTIONAL
(HIGHER SECONDARY SCHOOL BUILDING) AT SURVEY NUMBER
: 130/2,134/ 1A1B2, 135/2,136/1B, 2A, 2B,137/2B OF UPPARPATTI
VILLAGE /PANCHAYAT, THENI PANCHAYAT UNION, THENI TALUK
, THENI DISTRICT

SPECIFICATION :
FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
RCC WORK : All Column, Beams, Roof Slab, Lintel, & Sunshade are in CC 1:11/2:3(M-25)
BRICKWORK : Super Structure With Main Wall using cm 1:5 (0.23m) partition wall (0.145m) mortar parapet wall cm 1:4 mortar.(1.20m)
JOINERY : Joineries are made with Steel (or) first class teak wood.
WEATHERING : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.
PLASTERING : Ceiling plastering with CM 1:3/Inside & Outside walls are plastering with CM 1:4.
PAINTING : White washing with two coats over the one coat of primer for Ceiling Colour washing with two coats over one coat of primer for all Walls.

JOINERY SCHEDULE

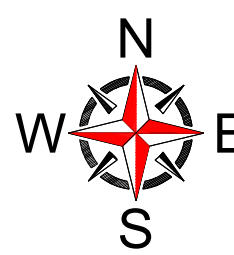
S.NO	CODE	DESCRIPTION	SIZE	LINTEL
1	SD	SLIDING DOOR	3.66x 2.10	2.10
2	D	DOOR	1.52x 2.10	2.10
3	D1	DOOR	1.07x 2.10	2.10
4	D2	DOOR	0.76x 2.10	2.10
5	SD1	SLIDING DOOR 01	0.76x 2.10	2.10
6	W1	WINDOW	1.83x 1.22	2.10
7	W2	WINDOW	1.22x 1.22	2.10
8	V1	VENTILATOR	1.22 x 0.61	2.10
9	V2	VENTILATOR	0.75 x 0.61	2.10

NOTE : ALL DIMENSIONS AREA IN METER

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி தேனி - உப்பர்பட்டி
உள்ளூர் திட்ட குழுமம், தேனி 625531.
ந.க.எண்: SWP/8PA/573004/2025 உத்தரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு
மனையிட ஒப்புதலும், கட்டடத்திற்கு திட்ட
அனுமதியும் அளிக்கப்படுகிறது.

COLOUR INDEX :	REFERENCE :
PROPOSED	SCALE : 1:100
BOUNDARY	DATE : 22 JAN 2025
ROAD	
DRIVEWAY	



MECHANICAL VENTILATION AND FIRE PROTECTION
SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

e boomm
MANAGING DIRECTOR
QUEEN MIRA INTERNATIONAL SCHOOL

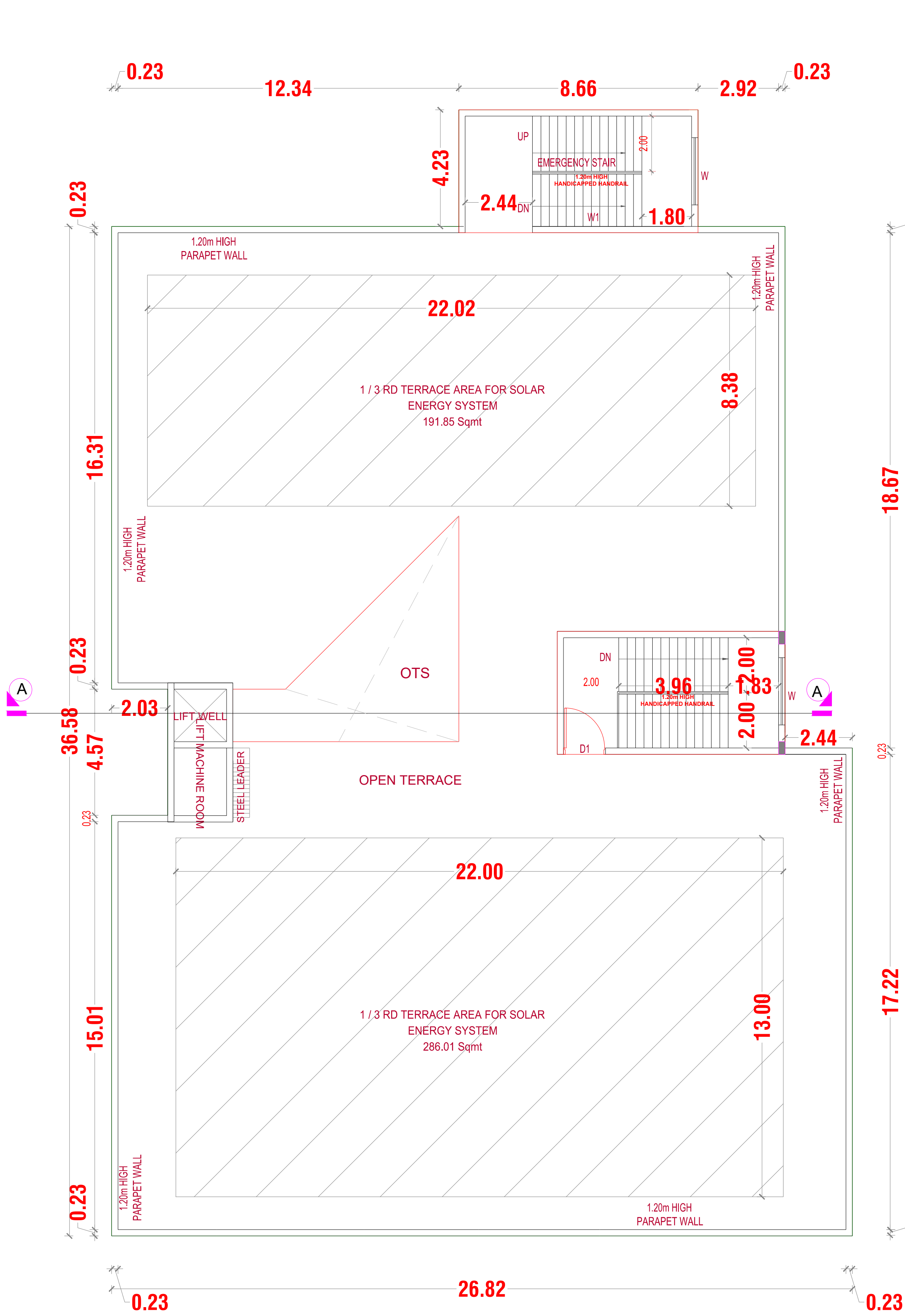
ARCHITECT / REGISTERED ENGINEER :

S
SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-1 (RA)
COA No.: CA/2017/84713
58, New Avadi Road, Kilpauk, Chennai-600 010.
Email: siddhaarth@trspace.in
Phone No. +9144 28450144/45

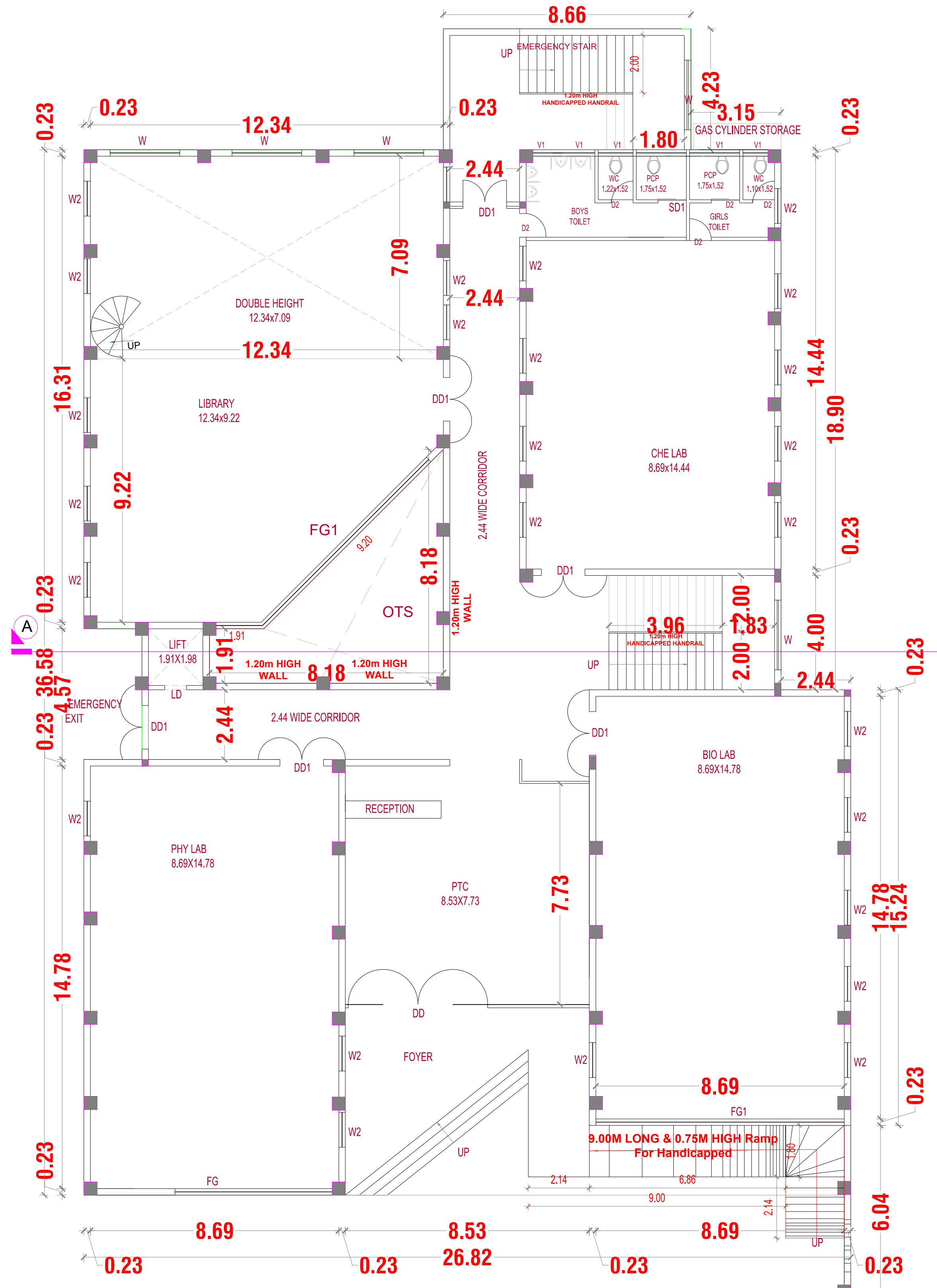
REGISTERED STRUCTURAL ENGINEER :

C. KANNAN
C. KANNAN, B.E., M.E., (Structural)
Structural Engineer,
OTCP Reg. No. CGLRGN/SE/G-1/19/05/052
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.

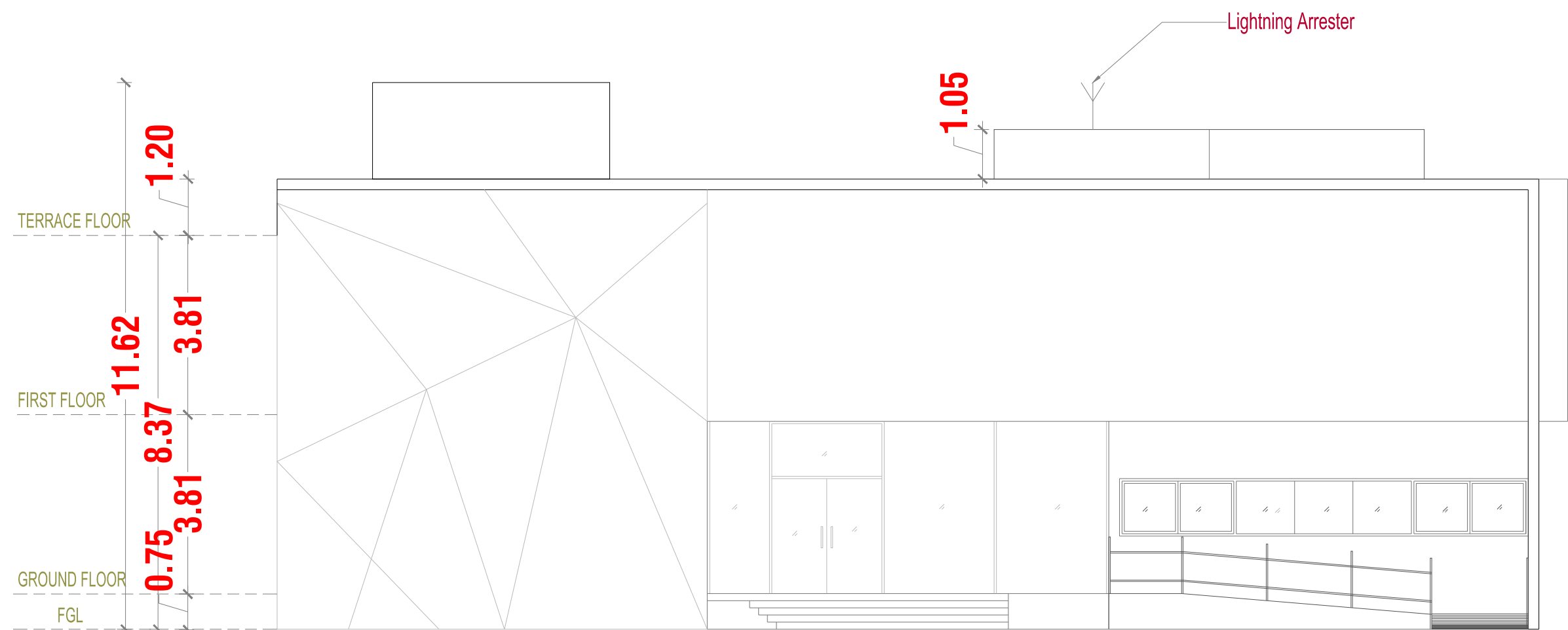




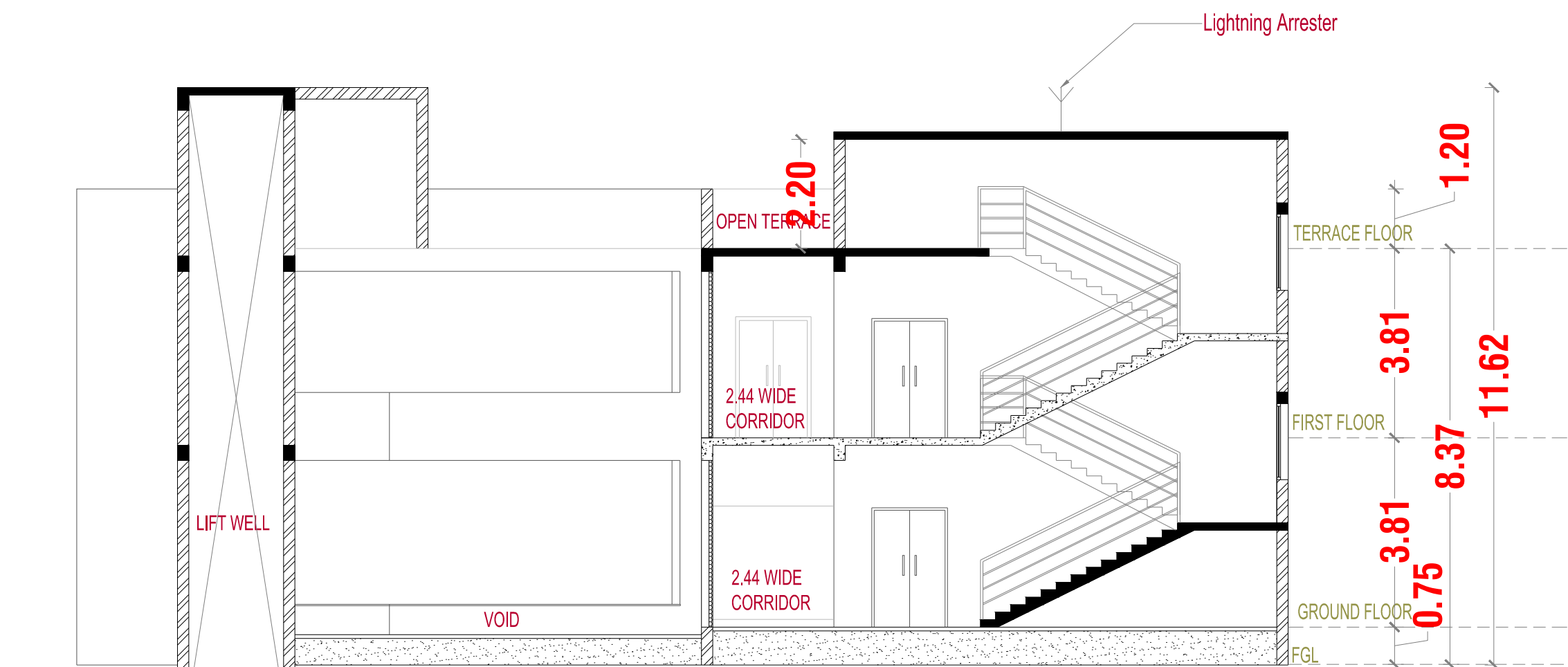
TERRACE FLOOR PLAN
BLOCK - 02



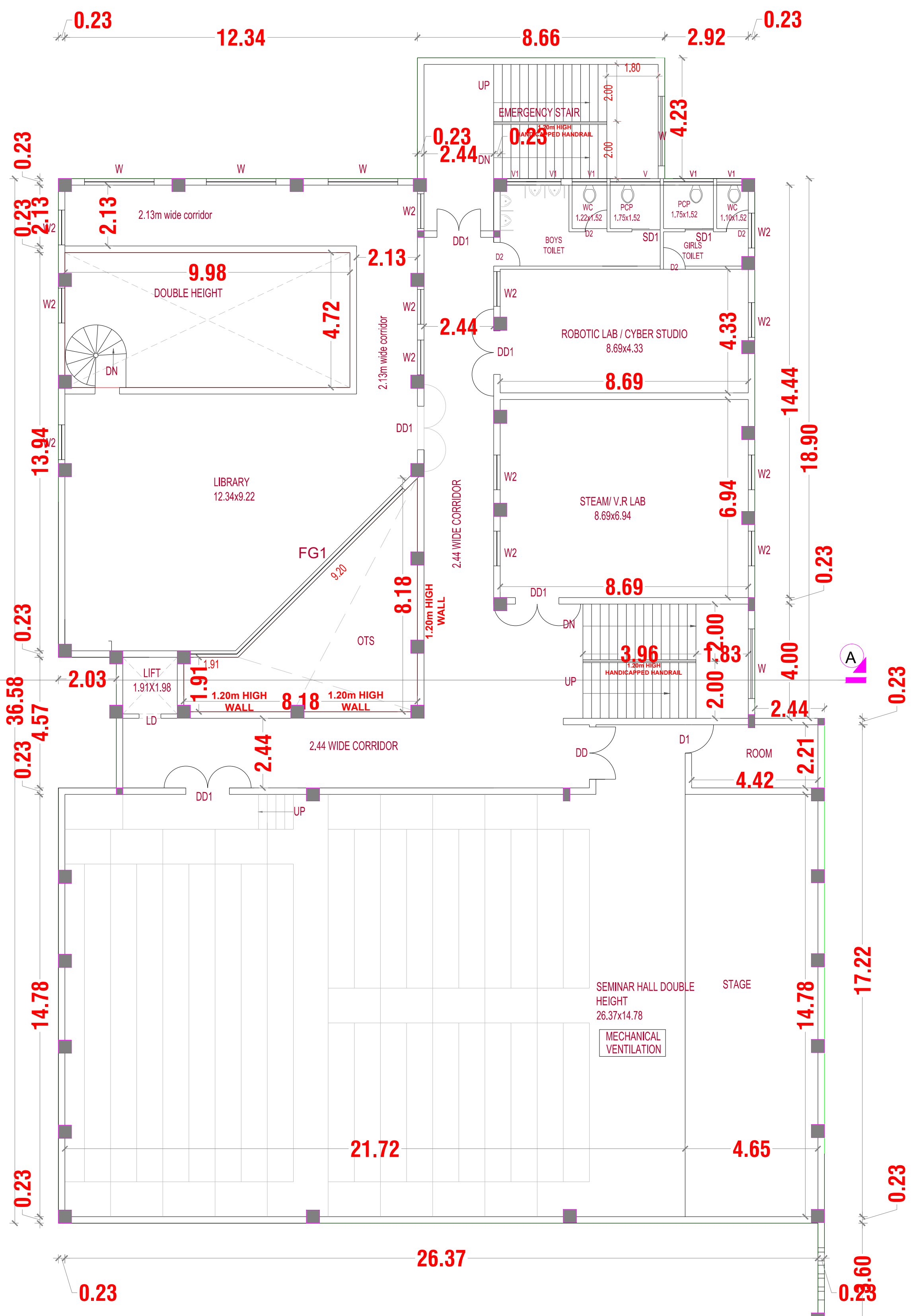
GROUND FLOOR PLAN
BLOCK - 02



FRONT ELEVATION



SECTION-AA



FIRST FLOOR PLAN
BLOCK - 02

BLOCK - 02 COMMON BLOCK

SHEET NO: 02 / 08

THE PROPOSED CONSTRUCTION OF THE INSTITUTIONAL (HIGHER SECONDARY SCHOOL BUILDING) AT SURVEY NUMBER : 130/2,134/ 1A1B2, 135/2,136/1B, 2A, 2B,137/2B OF UPPARPATTI VILLAGE (PANCHAYAT, THENI PANCHAYAT UNION, THENI TALUK , THENI DISTRICT

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.

RCC WORK : All Column, Beams, Roof Slab, Lintel & Sunshade are in CC 1:11/2:3(M-25)

BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.

JOINERY : Joineries are made with Steel (or) first class teak wood.

WEATHERING COURSE : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.

PLASTERING : Ceiling plastering with CM 1:3:Inside & Outside walls are plastering with CM 1:4.

PAINTING : White washing with two coats over the one coat of primer for Ceiling Colour washing with two coats over one coat of primer for all Walls.

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி தேனி - உப்பரப்படி உள்சூர் திட்ட குழுமம், தேனி 625531.

ந.க.எண்.SW/P/8PA/573004/2025 உத்திரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு மனையிட ஒப்புதலும், கட்டடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.

JOINERY SCHEDULE

S.NO	CODE	DESCRIPTION	SIZE	LINTEL
1	DD	DOUBLE DOOR	2.44x 2.10	2.10
2	DD1	DOUBLE DOOR	1.52x 2.10	2.10
3	D1	DOOR	0.99x 2.10	2.10
4	D2	DOOR	0.76x 2.10	2.10
6	FG	FIXED GLASS	5.51x 1.80	2.10
7	FG1	FIXED GLASS	8.68x 1.80	2.10
8	W	WINDOW	2.44 x 1.52	2.10
9	W2	WINDOW	1.22 x 1.52	2.10
10	V1	VENTILATOR	1.22x 0.60	2.10

COLOUR INDEX :	REFERENCE :
PROPOSED ☐	SCALE : 1:100
BOUNDARY ☐	DATE : 22 JAN 2025
ROAD ☐	
DRIVEWAY ☐	



MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

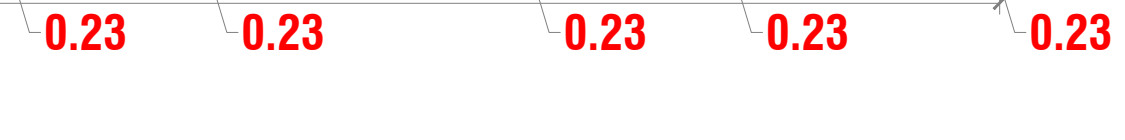
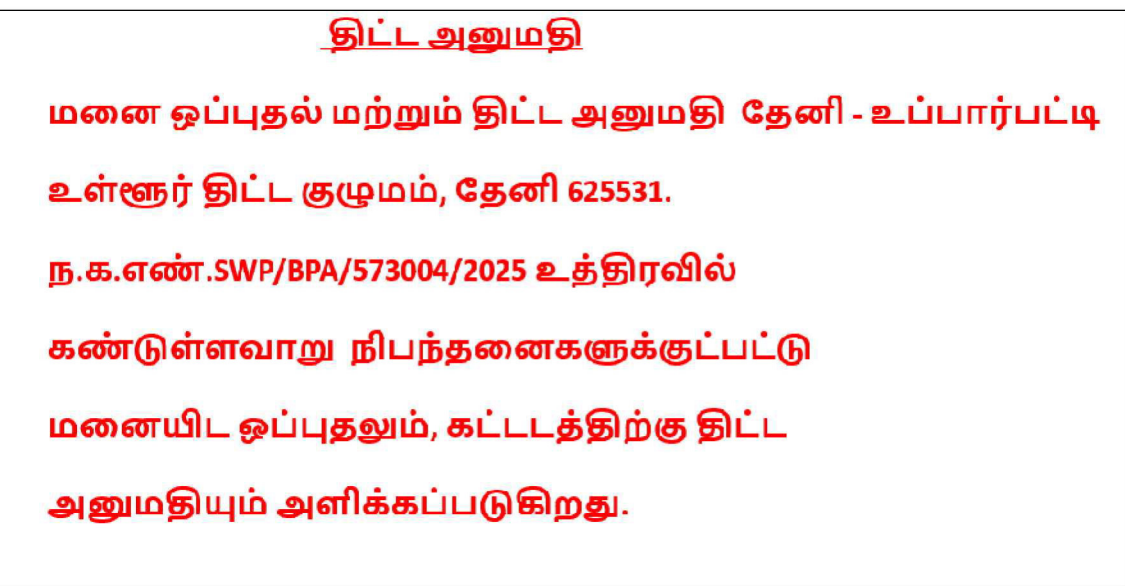

MANAGING DIRECTOR
QUEEN MIRA INTERNATIONAL SCHOOL

ARCHITECT / REGISTERED ENGINEER :


SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-1 (RA)
COA No.: CA/2017/84713
58, New Avadi Road, Kilpauk, Chennai-600 010.
Email: siddhaarth@trispac.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :


C. KANNAN, B.E., M.E., (Structural)
Structural Engineer,
OTCP Reg. No. CGLRGN/SE/G: 1719/05/052
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.



THE PROPOSED CONSTRUCTION OF THE INSTITUTIONAL (HIGHER SECONDARY SCHOOL BUILDING) AT SURVEY NUMBER : 130/2,134/ 1A1B2, 135/2,136/1B, 2A, 2B,137/2B OF UPPARPATTI VILLAGE /PANCHAYAT, THENI PANCHAYAT UNION, THENI TALUK , THENI DISTRICT

NOTE : ALL DIMENSIONS AREA IN METER	
SPECIFICATION :	
FOUNDATION	: RCC 1:1.1/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
RCC WORK	: All Column, Beams, Roof Slab, Lintel, & Sunshade are in CC 1:1.1/2:3(M-25)
BRICKWORK	: B.W in Basement & Superstructure are in CM 1:5.
JOINERY	: Joineries are made with Steel (or) first class teak wood.
WEATHERING COURSE	: 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.
PLASTERING	: Ceiling plastering with CM 1:3:Inside & Outside walls are plastering with CM 1:4.
PAINTING	: White washing with two coats over the one coat of primer for Ceiling Colour washing with two coats over one coat of primer for all Walls.

JOINERY SCHEDULE				
S.NO	CODE	DESCRIPTION	SIZE	LINTEL
1	DD	MAIN DOOR	1.52x 2.10	2.10
2	D1	DOOR	0.99x 2.10	2.10
3	D2	DOOR	0.76x 2.10	2.10
4	W	WINDOW	2.44x 1.52	2.10
5	W1	WINDOW	1.83x 1.52	2.10
6	W2	WINDOW	1.22x 1.52	2.10
7	W4	WINDOW	0.61x 1.52	2.10
8	V1	VENTILATOR	1.22 x 0.61	2.10
9	V2	VENTILATOR	1.52 x 0.61	2.10
10	V3	VENTILATOR	1.02 x 0.61	2.10

COLOUR INDEX :		REFERENCE :	
PROPOSED		SCALE : 1:100	
BOUNDARY		DATE : 22 JAN 2025	
ROAD			
DRIVEWAY			

MECHANICAL VENTILATION AND FIRE PROTECTION
SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

APPLICANT :

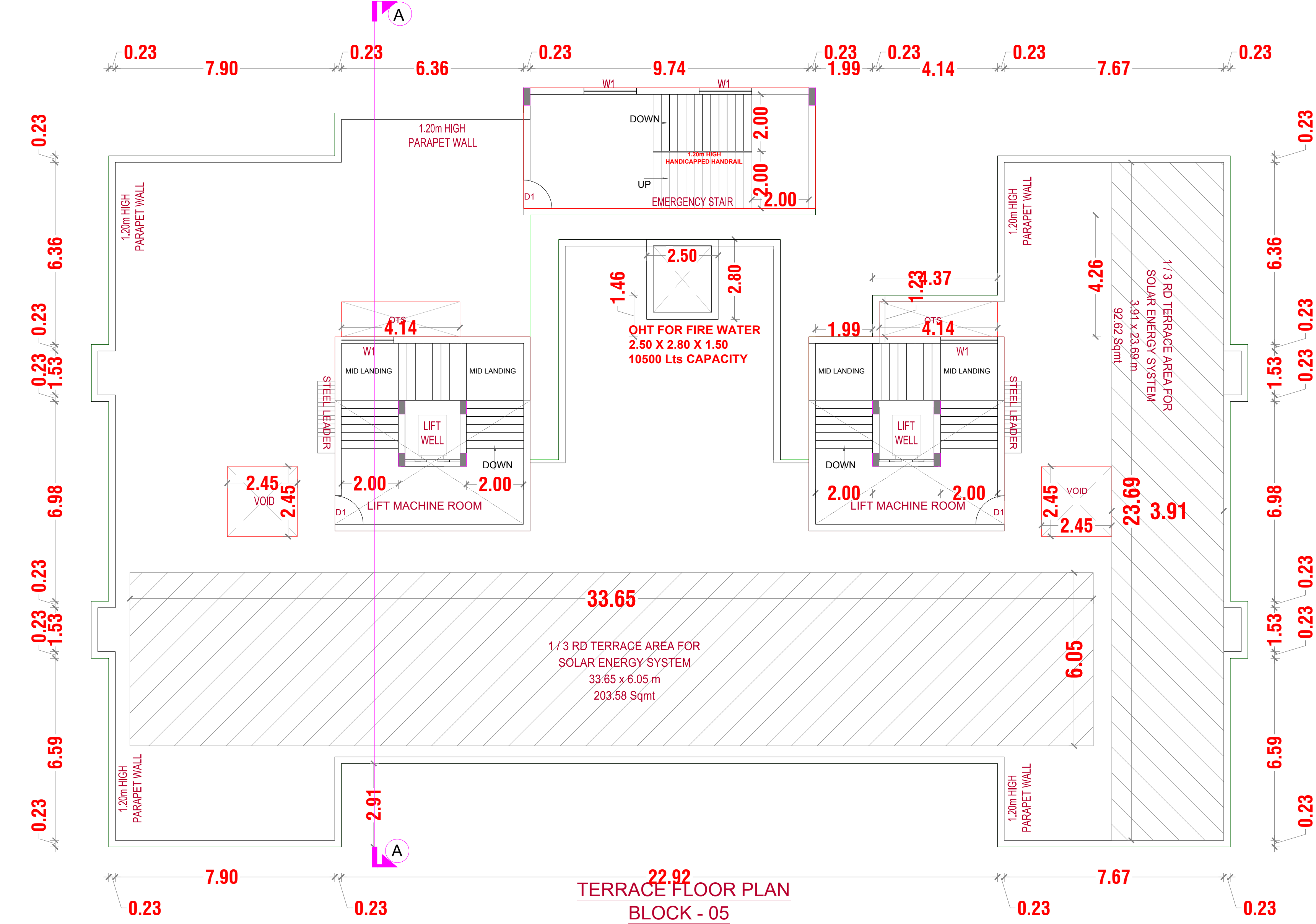
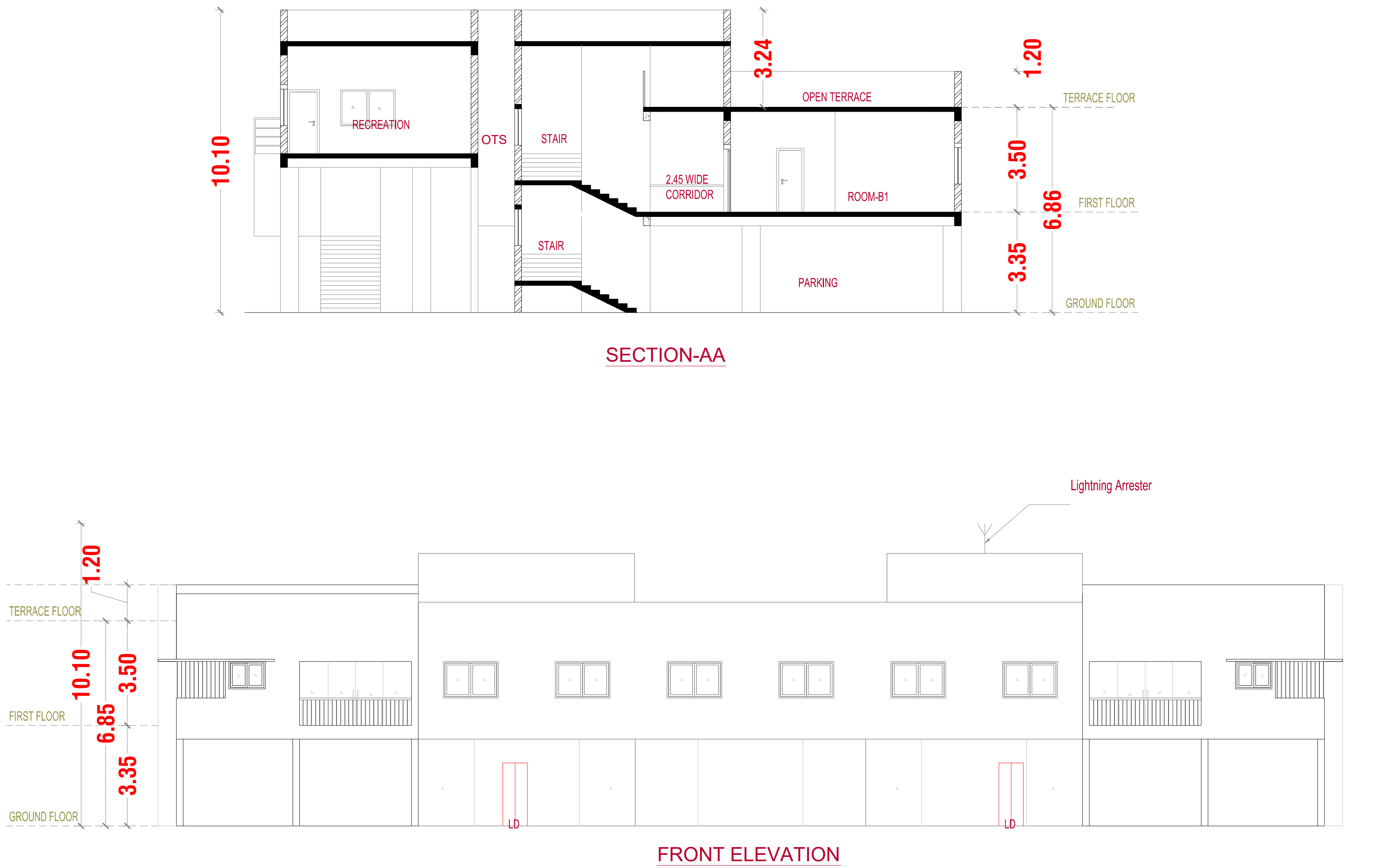
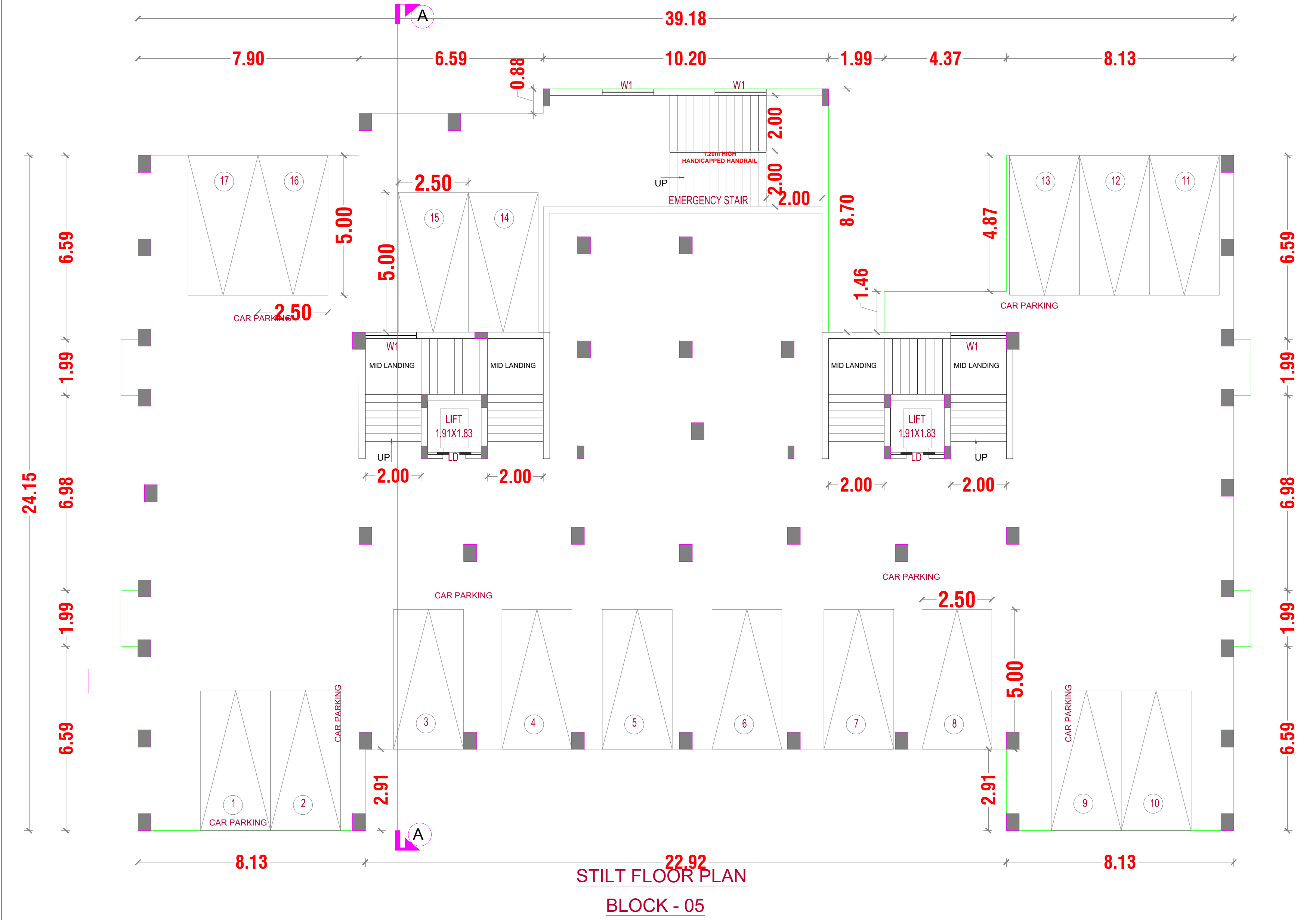
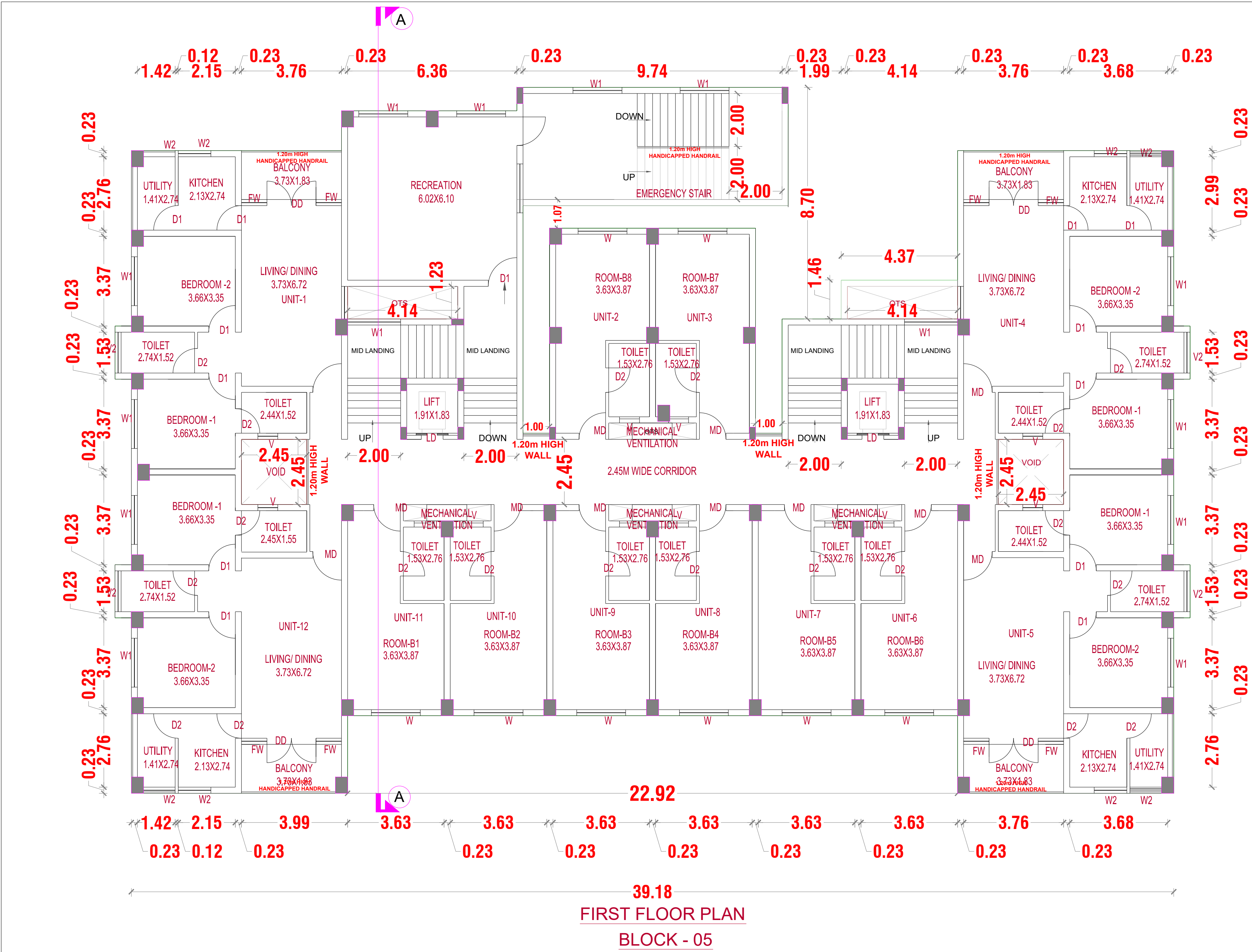
e kammmp
MANAGING DIRECTOR
QUEEN MIRA INTERNATIONAL SCHOOL

ARCHITECT / REGISTERED ENGINEER :


SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-1 (RA)
COA No.: CA/2017/84713
58, New Avadi Road, Kilpauk, Chennai-600 010.
Email: siddhaarth@trispace.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :


G. KANNAN, B.E., M.E., (Structure)
Structural Engineer,
OTCP Reg. No. CGLRGN/SE/G-17/1905/052
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.



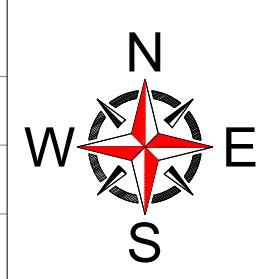
THE PROPOSED CONSTRUCTION OF THE INSTITUTIONAL (HIGHER SECONDARY SCHOOL BUILDING) AT SURVEY NUMBER : 130/2,134/1A1B2, 135/2,136/1B, 2A, 2B,137/2B OF UPPARPATTI VILLAGE /PANCHAYAT, THENI PANCHAYAT UNION, THENI TALUK, THENI DISTRICT

திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி தேனி - உப்பார்பட்டி உள்ளூர் திட்ட குழுமம், தேனி 625531.
ந.க.எண்.SWP/BPA/573004/2025 உத்திரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு மனையிட ஒப்புதலும், கட்டடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.

JOINERY SCHEDULE				
S.NO	CODE	DESCRIPTION	SIZE	LINTEL
1	MD	MAIN DOOR	1.07x 2.10	2.10
2	DD	DOOR	1.83x 2.10	2.10
2	D1	DOOR	0.99x 2.10	2.10
3	D2	DOOR	0.91x 2.10	2.10
3	FW	WINDOW	0.95x 2.10	2.10
5	W	WINDOW	2.20x 1.22	2.10
5	W1	WINDOW	1.83x 1.22	2.10
6	W2	WINDOW	1.22x 1.22	2.10
7	V	VENTILATOR	0.75 x 0.61	2.10
8	V2	VENTILATOR	1.52 x 0.61	2.10

NOTE : ALL DIMENSIONS AREA IN METER
SPECIFICATION :
FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
RCC WORK : All Column, Beams, Roof Slab, Lintel, & Sunshade are in CC 1:11/2:3(M-25)
BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.
JOINERY : Joineries are made with Steel (or) first class teak wood.
WEATHERING : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.
PLASTERING : Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4.
PAINTING : White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

COLOUR INDEX :	REFERENCE :
PROPOSED ☐	SCALE : 1:100
BOUNDARY ☐	DATE : 22 JAN 2025
ROAD ☐	
DRIVEWAY ☐	



MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING
APPLICANT :

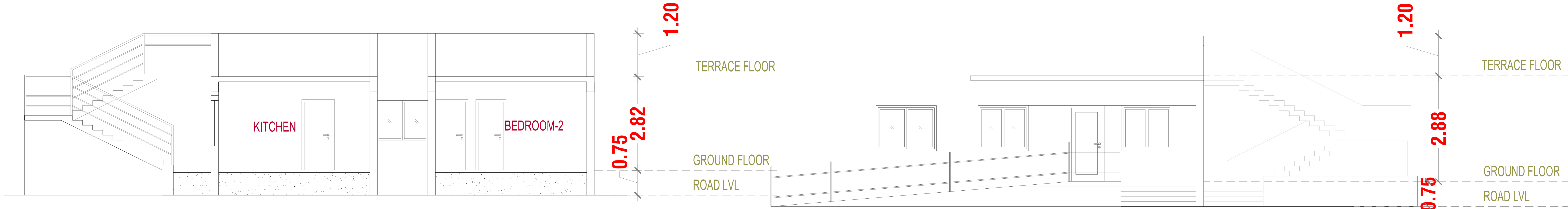
MANAGING DIRECTOR
QUEEN MIRA INTERNATIONAL SCHOOL

ARCHITECT / REGISTERED ENGINEER :

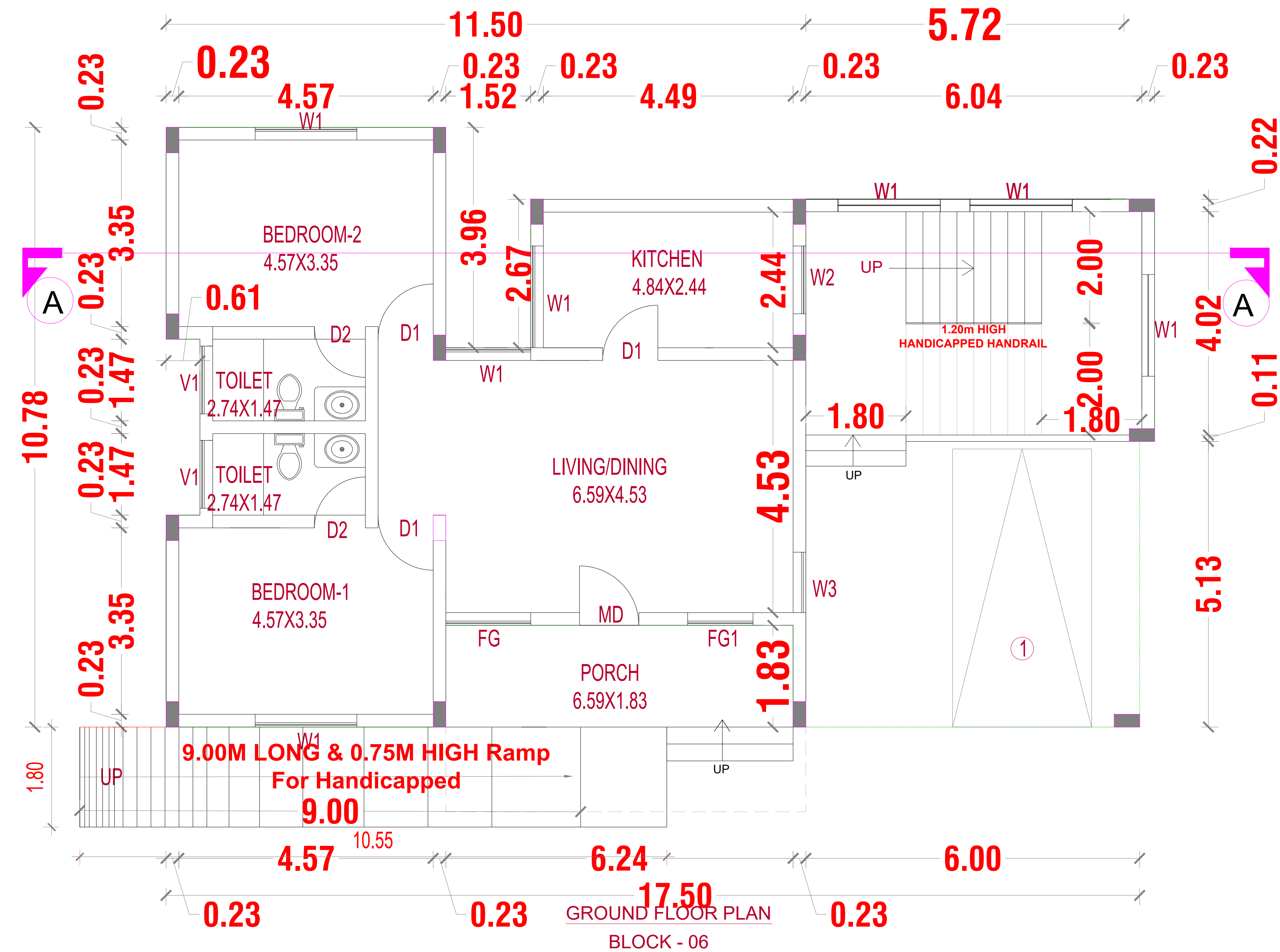
SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-1 (RA)
COA No.: CA/2017/84713
58, New Avadi Road, Kilpauk, Chennai-600 010.
Email: siddhaarth@trispac.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :

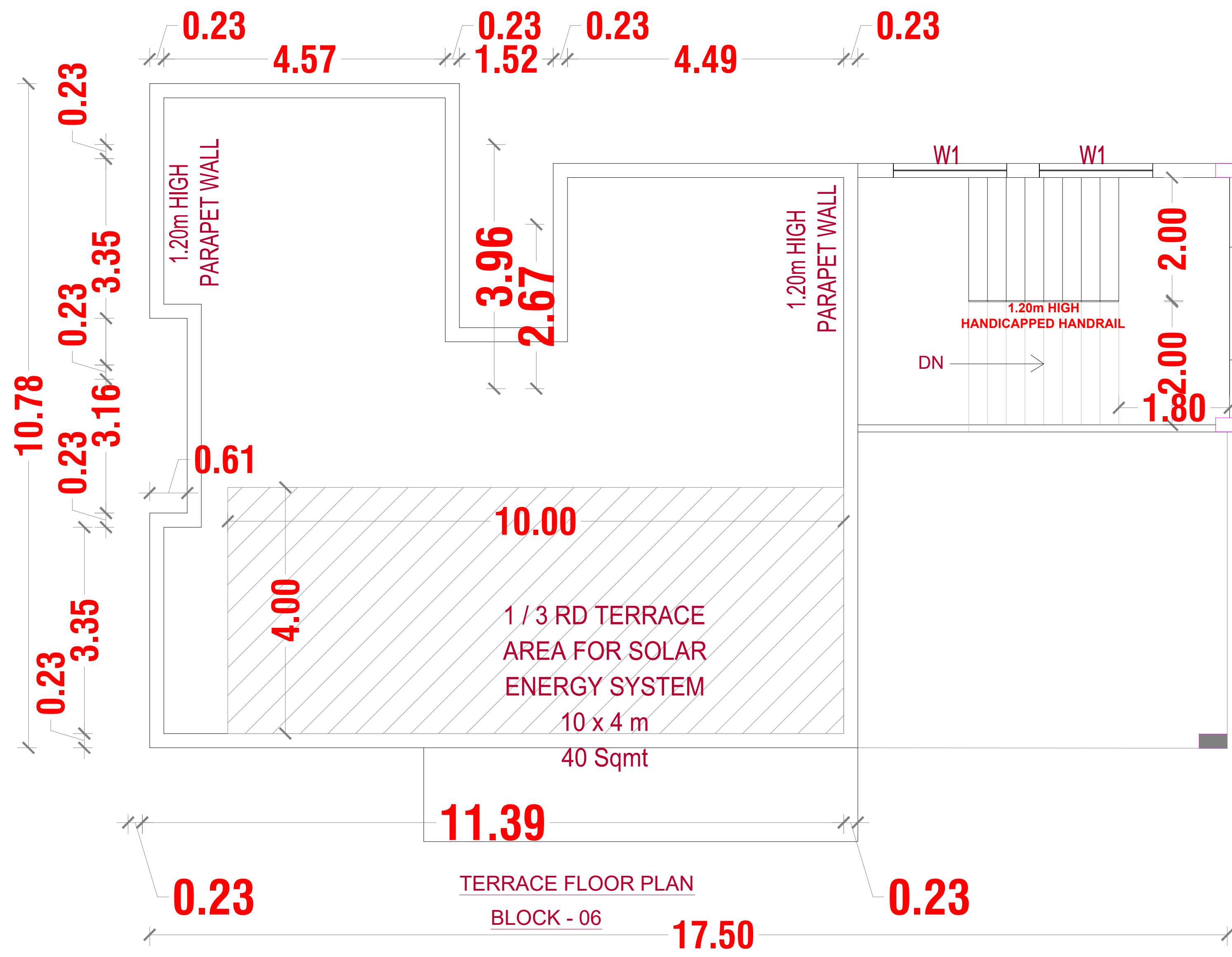
S. KANNAN, B.E.,M.E., (Structure)
Structural Engineer,
OTCP Reg. No. CGLRGN/SE/G/1719/05/052
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.



SECTION-AA



GROUND FLOOR PLAN
BLOCK - 06



TERRACE FLOOR PLAN
BLOCK - 06

THE PROPOSED CONSTRUCTION OF THE INSTITUTIONAL (HIGHER SECONDARY SCHOOL BUILDING) AT SURVEY NUMBER : 130/2,134/ 1A1B2, 135/2,136/1B, 2A, 2B,137/2B OF UPPARPATTI VILLAGE /PANCHAYAT, THENI PANCHAYAT UNION, THENI TALUK , THENI DISTRICT

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
RCC WORK : All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25)
BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.
JOINERY : Joineries are made with Steel (or) first class teak wood.
WEATHERING COURSE : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.
PLASTERING : Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4.
PAINTING : White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி தேனி - உப்பார்பட்டி உள்ளூர் திட்ட குழுவும், தேனி 625531.
ந.க.எண்.SWP/89A/573004/2025 உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு மனைமிட ஒப்புதலும், கட்டடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.

JOINERY SCHEDULE

S.NO	CODE	DESCRIPTION	SIZE	LINTEL
1	MD	MAIN DOOR	1.07 x 2.10	2.10
2	D1	WOODEN DOOR	0.99x 2.10	2.10
3	D2	WOODEN DOOR	0.91x 2.10	2.10
4	FG	FIXED WINDOW	1.52 x 1.37	2.10
4	FG1	FIXED WINDOW	1.17 x 1.37	2.10
5	W1	WINDOW	1.83 x 1.37	2.10
6	W2	WINDOW	1.22 x 1.37	2.10
7	W3	WINDOW	1.09 x 1.37	2.10
8	V1	VENTILATOR	1.22x 0.80	2.10

COLOUR INDEX :	REFERENCE :	
PROPOSED ☐	SCALE : 1:100	
BOUNDARY ☐	DATE : 22 JAN 2025	
DRIVEWAY ☐		

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

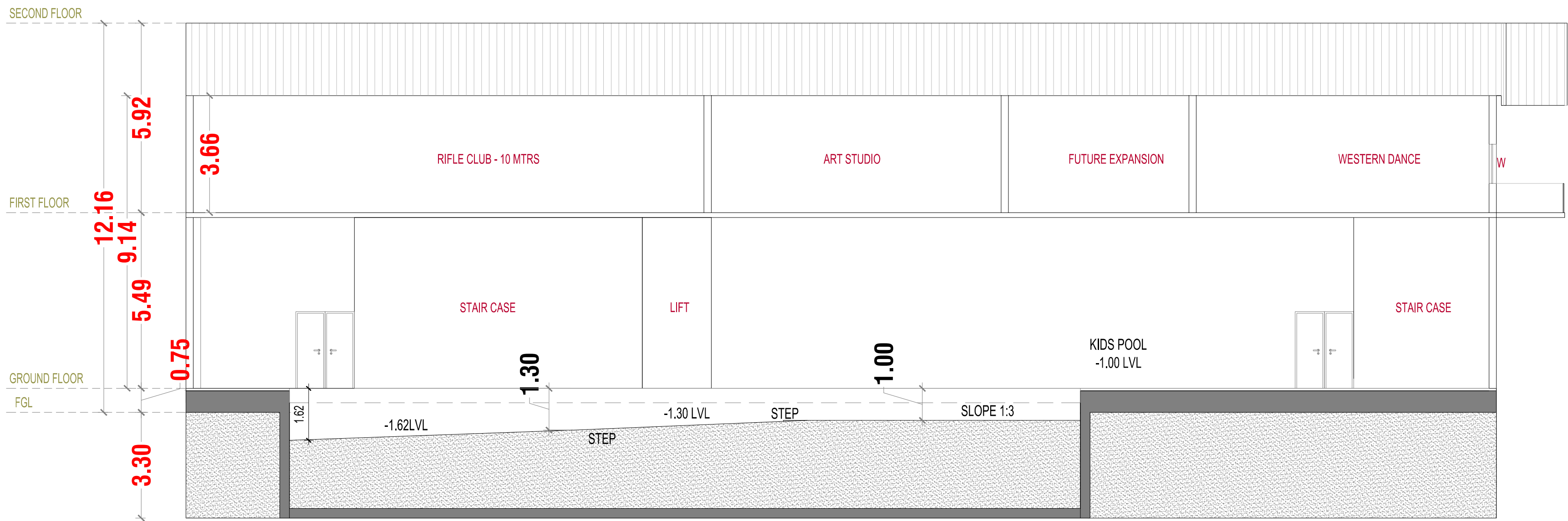
MANAGING DIRECTOR
QUEEN MIRA INTERNATIONAL SCHOOL

ARCHITECT / REGISTERED ENGINEER :

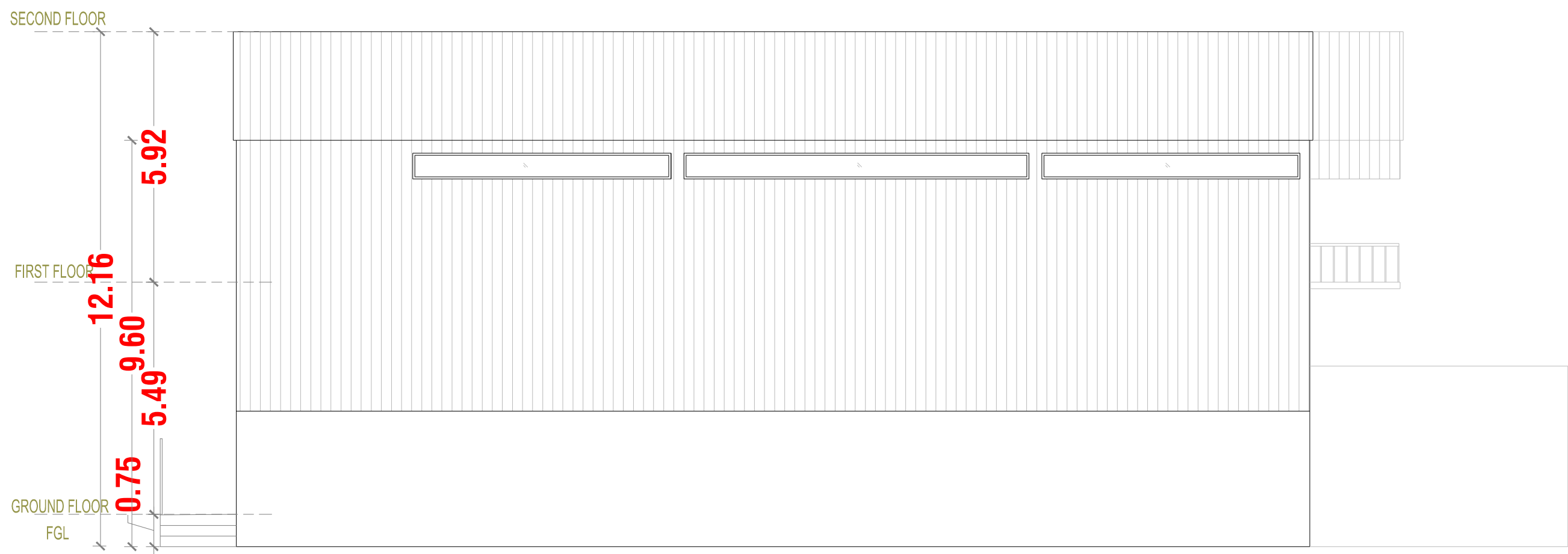
SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-1 (RA)
COA No.: CA/2017/84713
58, New Avadi Road, Kilpauk, Chennai-600 010.
Email: siddhaarth@trspace.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :

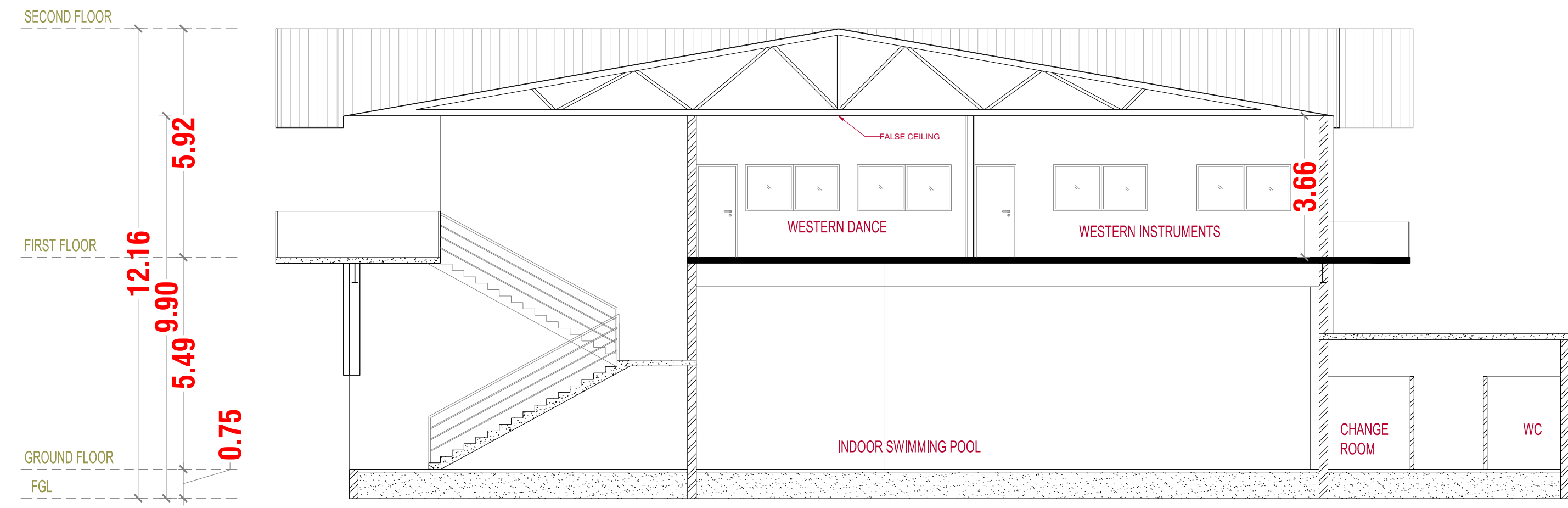
C. KANIYAN, B.E., M.E., (Structural Engineer,
OTCP Reg. No. CGLRGWSE/G:1719/05/072
Door No: 21, 4th Main Road,
indira Nagar, Chennai - 600 020.



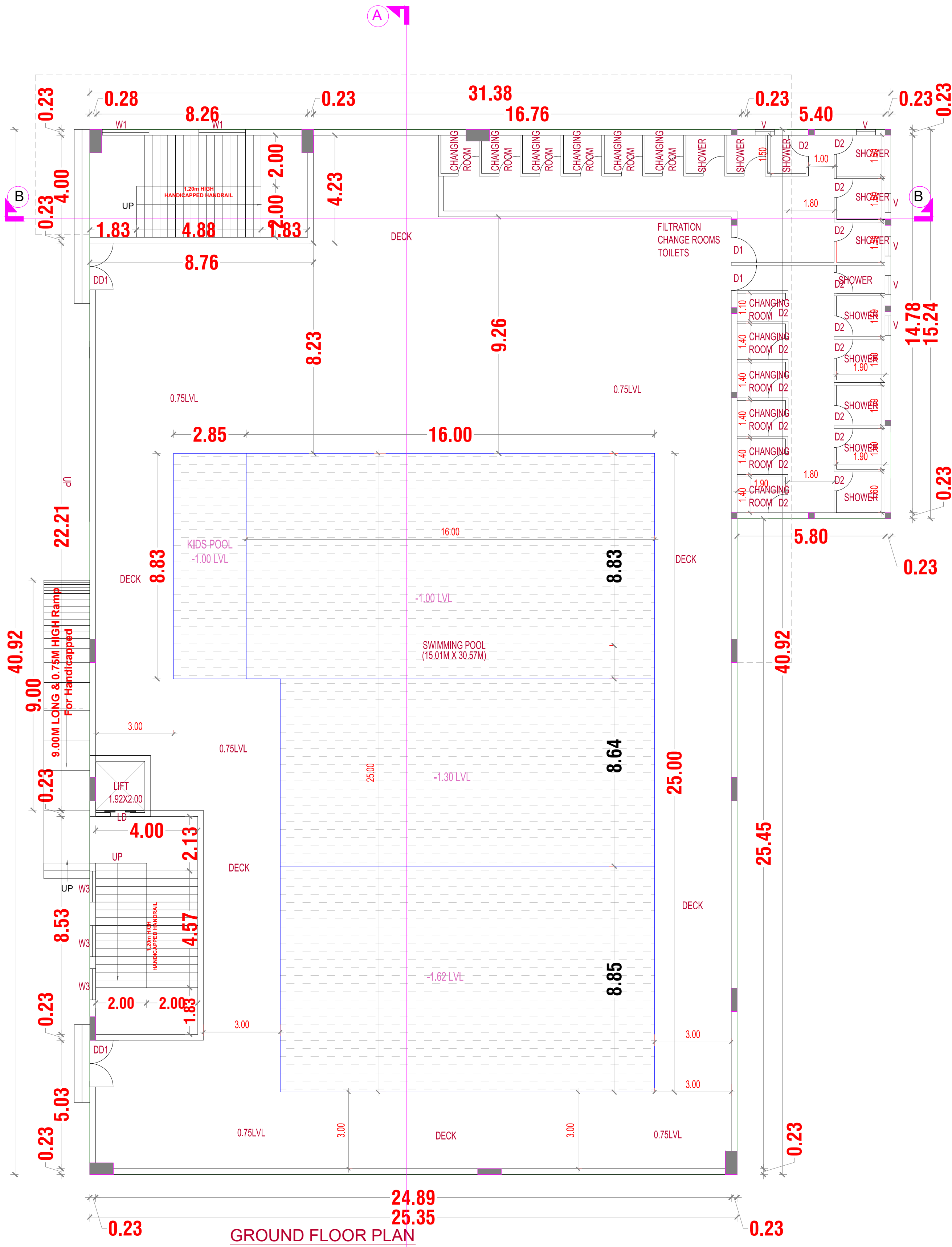
SECTION-AA



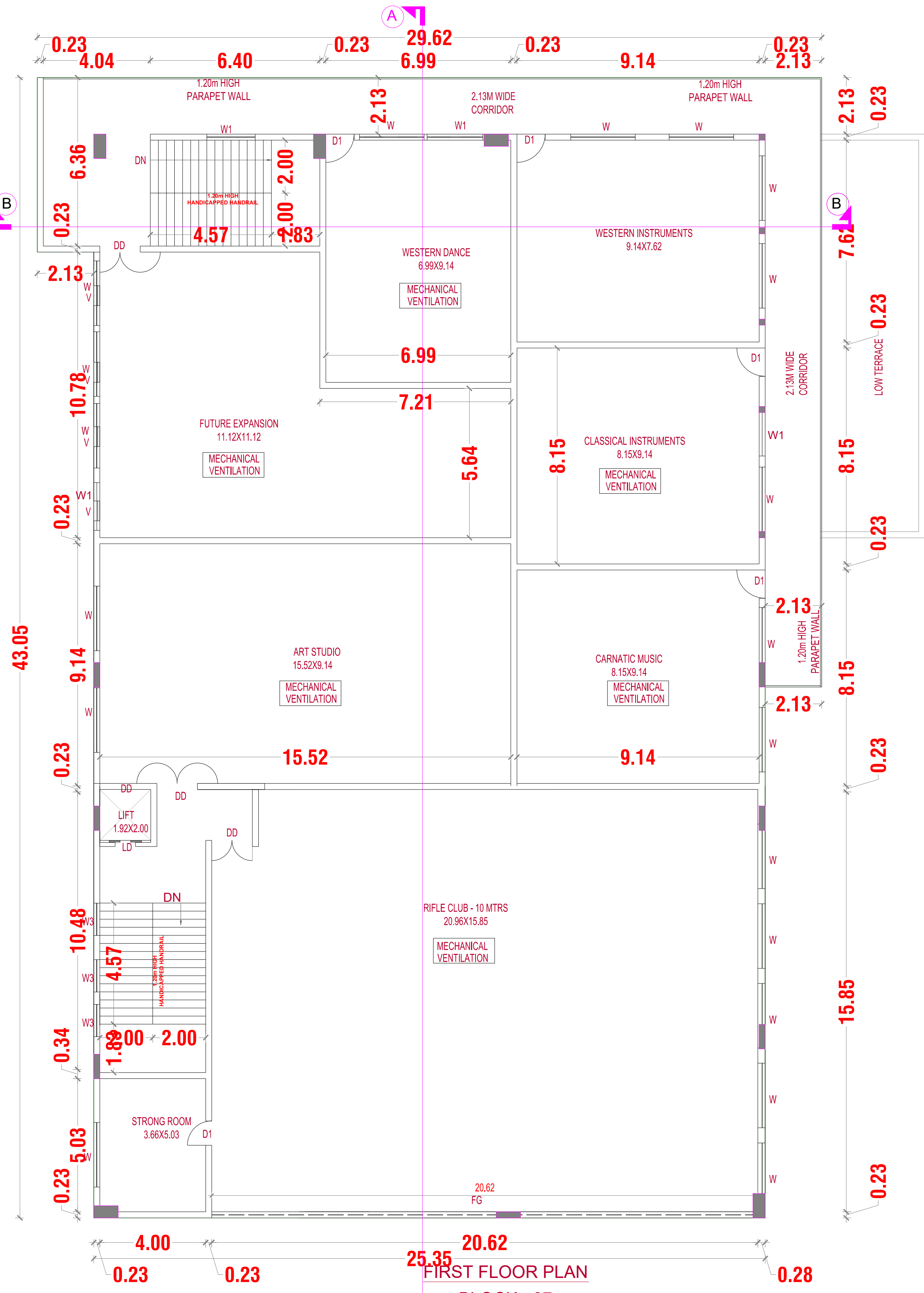
ELEVATION



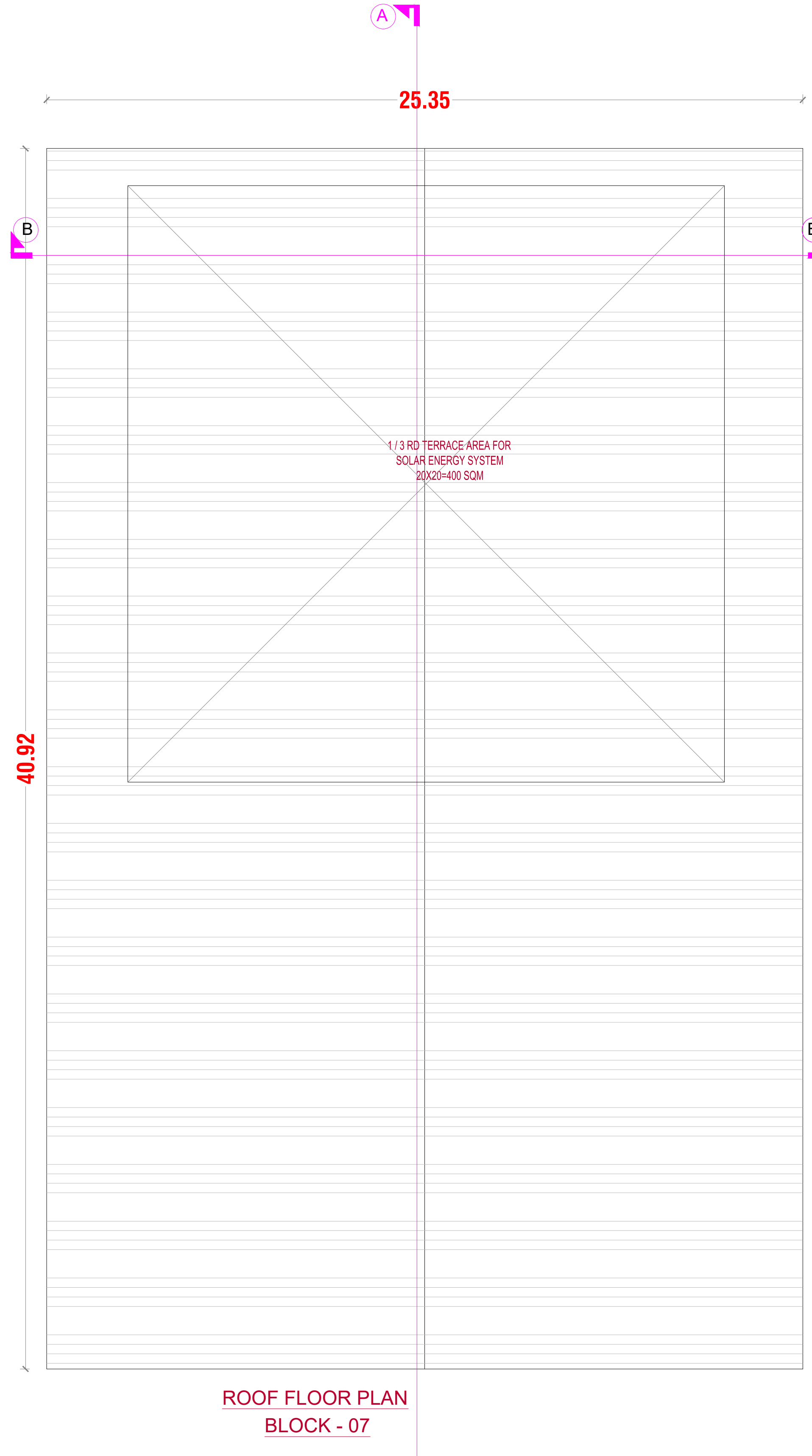
SECTION- BB



GROUND FLOOR PLAN
BLOCK - 07



FIRST FLOOR PLAN
BLOCK - 07



ROOF FLOOR PLAN
BLOCK - 07

THE PROPOSED CONSTRUCTION OF THE INSTITUTIONAL (HIGHER SECONDARY SCHOOL BUILDING) AT SURVEY NUMBER : 130/2,134/ 1A1B2, 135/2,136/1B, 2A, 2B,137/2B OF UPPARPATTI VILLAGE /PANCHAYAT, THENI PANCHAYAT UNION, THENI TALUK , THENI DISTRICT

திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி தேனி - உப்பார்பட்டி
உள்ளூர் திட்ட குழுமம், தேனி 625531.
ந.க.எண்.SWP/BPA/573004/2025 உத்திரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு
மனைமிட ஒப்புதலும், கட்டடத்திற்கு திட்ட
அனுமதியும் அளிக்கப்படுகிறது.

NOTE : ALL DIMENSIONS AREA IN METER
SPECIFICATION :
FOUNDATION : RCC 1:1:12:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
RCC WORK : All Column, Beams, Roof Slab, Lintel, & Sunshade are in CC 1:1:12:3(M-25)
BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.
JOINERY : Joineries are made with Steel (or) first class teak wood.
WEATHERING : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.
PLASTERING : Ceiling plastering with CM 1:3:inside & Outside walls are plastering with CM 1:4.
PAINTING : White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

JOINERY SCHEDULE				
S.NO	CODE	DESCRIPTION	SIZE	LINTEL
1	DD	DOUBLE DOOR	1.5x2.10	2.10
2	DD1	DOUBLE DOOR	1.8x2.10	2.10
3	D1	DOOR	0.9x1.20	2.10
4	D2	DOOR	0.8x2.10	2.10
5	FG	FIXED WINDOW	20.62 x 1.37	2.10
6	W	WINDOW	2.44 x 1.37	2.10
7	W1	WINDOW	1.83 x 1.37	2.10
8	V	VENTILATOR	0.75 x 1.37	2.10
9	FG	FIXED GLAZING VENTILATOR	20.62 x 0.61	2.10

COLOUR INDEX :		REFERENCE :	
PROPOSED	☐	SCALE	: 1:100
BOUNDARY	☐	DATE	: 22 JAN 2025
ROAD	☐		
DRIVEWAY	☐		



MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING
APPLICANT :

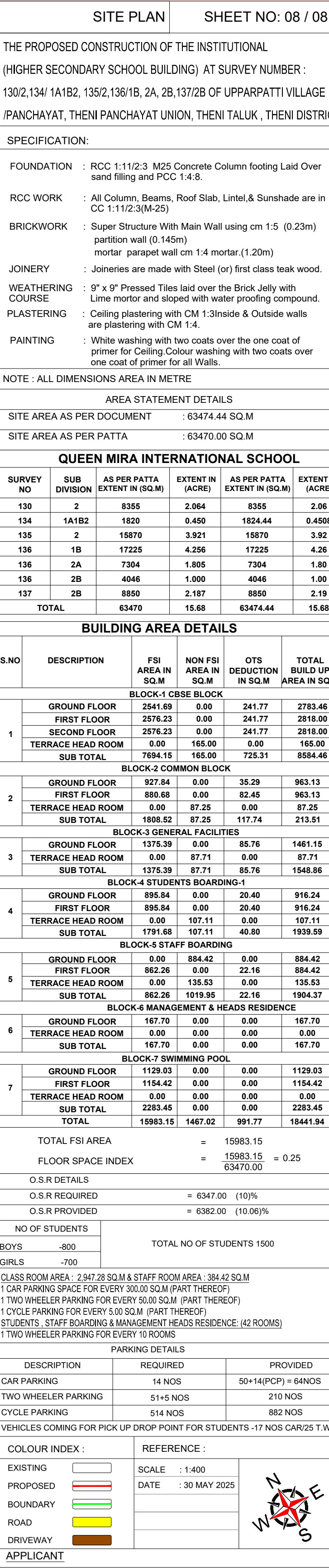
MANAGING DIRECTOR
QUEEN MIRA INTERNATIONAL SCHOOL

ARCHITECT / REGISTERED ENGINEER :

SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-1 (RA)
COA No.: CA/2017/84713
58, New Avadi Road, Kilpauk, Chennai-600 010.
Email: siddhaarth@trispac.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :

S. KANNAN, B.E., M.E., (Structure)
Structural Engineer,
OTCP Reg. No. CGLRGN/SE/G:17/19/05/052
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.



SANITATION REQUIREMENTS FOR SCHOOL BUILDING		
BOYS -(800)	REQUIRED	PROVIDED
WATER CLOSET (1 For 40 person)	20 NOS	46 NOS
URINAL (1 For 20 person)	40 NOS	56 NOS
WASH (1 For 40 person)	20 NOS	73 NOS
GIRLS -(700)	REQUIRED	PROVIDED
WATER CLOSET (1 For 25 person)	28 NOS	40 NOS
WASH (1 For 40 person)	20 NOS	48 NOS
STUDENTS BOARDING 150 NOS OF STUDENTS		
WATER CLOSET (1 For 8 person)	19 NOS	28 NOS
BATH (1 For 8 person)	19 NOS	24 NOS
STAFF BOARDING 50 NOS OF STAFFS		
TOILET (1 For 8 person)	7 NOS	16 NOS

MANAGING DIRECTOR
(QUEEN MIRA INTERNATIONAL SCHOOL)

ARCHITECT / REGISTERED ENGINEER :



SIDDDHARTH A LULLA, B. Arch
Registered Architect, Grade-1 (RA)
COA No: CA/2017/84713
58, New Axis Road, Kipsalip, Chennai-600 010.
Email: siddhaarth@itspace.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :



J. KANNAN - B.E.M.E., (Structural)
Structural Engineer,
OTCP Reg. No. CGLN/ENSE/3719/05/52
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.

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](#)



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
/landlens/one



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.

