

RE

REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

Published for reference. The authority's own register is the operative record.

Project Application Form

Promoter Details

Name*	KR. Ramaswamy
PAN No*	AEDPR8790P
Mobile No*	9894215232
FAX Number	
Occupation	Business
State*	Tamilnadu
Pin code*	600 014.

Father's Name*	M. Karuppan Chettiar
Aadhaar Number*	7200 7989 4520
Telephone Number*	044 – 28130393
E Mail*	ramu2268@gmail.com
Address Line 1*	3A, Vijaya Apartments, Balaji Nagar,
Address Line 2*	26,1st Street, Royapettah
District	Chennai

If it is a firm

Name of the Firm / Company*	Karupar Enterprizes
Address*	New No. 2, Old No. 26, 3 rd Floor, Dr. Nair Road, T. Nagar, Chennai.
Mobile No*	9894215232
Telephone No	044 – 28151494
FAX Number	
E Mail	karupar@hotmail.com
State*	Tamilnadu
Pin code*	600 017.

Copy of the Registration Certificate*

Name and Photograph and address of Chairman or the Governing Body / Partner / Director etc.,*

Main objects*

Enclosed
M. Karuppan Chettiar
M. Renganathan
KR. Muthukaruppan
KR. Ramaswamy
KR. Palaniappan
FLAT PROMOTERS

Previous Project Details (Last 5 Years only)

Project Name*	Karupar Ponni Illam
Current Status	Completed
Category of Building	Stilt + 3
Is there any Case Pending	No
Address	Plot No.25, No.9/5,Bakathavalchalam Nagar 2 nd Street, Adyar, Chennai.

Project Description
(Max 500 Characters)

	5 Residential Apartments in Three Floors
State	Tamil Nadu
District*	Chennai
Pincode	600 020.

Project Name*	Karupar Lawrence Terrace
Current Status	Completed
Category of Building	Stilt + 2
Is there any Case Pending	No
Address	Old No.8, New No.15, 3rd Cross Street, Jeth Nagar, R.A.Puram, Chennai.

Project Description
(Max 500 Characters)

	4 Residential Apartments in Two Floors
State	Tamil Nadu
District*	Chennai
Pincode	600 028

Project Name*	Karupar Chidambaram Enclave
Current Status	Ongoing
Category of Building	Stilt + 4
Is there any Case Pending	No
Address	Old No.4,Kamakshi Ammal Road, New No.13, New Extension Road, Sivasamipuram Extension, OPP to Cluny School, Salem.

Project Description
(Max 500 Characters)

	8 Residential Apartments in Four Floors
State	Tamil Nadu
District*	Salem
Pincode	636007

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

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



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.

