



Your trusted partner for buying, selling, and managing property,
ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate

+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



Chennai Metropolitan Development Authority
PLANNING PERMIT

(Sec 49 of T & C. P. Act 1971)

PERMIT No.

11730

PPD (Regularisation) No. 1110
LO 2017 2018

Date of Permit. 4/07/2018

File No. Reg. Layan/12588/17

Name of Applicant with Address. Registration Slip no.
CMDA/L/3179/2017

Date of Application. 4/8/17

Nature of Development: Regularisation of Layout framework.
Layout/Sub-division of Land/Building construction/Change in use of Land/Building

S. No. 273/1 Pt, 272/1 Pt, T.S. No. 2 Pt,
Site Address. Block No. 12, Ward D. at. Thiruvattiyur

Division No. Village within the Limits of Greater
Chennai Corporation.
Layan. Named as "Ashoka Avenue"

Development Charge paid Rs. --- Challan No. --- Date. ---

PERMISSION is granted to the layout/sub-division of land/
building construction/change in use of land/building according to the
authorised copy of the plan attached hereto and subject to the
condition overleaf.

3. The permit expires on ---
the building construction work should be completed as per plan before the expiry
date. If it is not possible to Complete the construction, request for renewing the
planning permit should be submitted to Chennai Metropolitan Development
Authority before the expiry date. If it is not renewed before the said date fresh.
Planning Permission application/has to be submitted for continuing the construction
work when the Development Control Rules that may be currently in force at that time
will be applicable. If the construction already put up is in deviation to the approved
plan and in violation of rules. Planning permit will not be renewed.

For MEMBER SECRETARY

4/7/18



பெருநகர சென்னை மாநகராட்சி
GREATER CHENNAI CORPORATION

பணித்துறை
Works Department

மனை வரன்முறைப்படுத்த அனுமதி

Regularization Permit

(1971ஆம் ஆண்டின் நகர் மற்றும் ஊரமைப்புச் சட்டம் 122வது பிரிவின் படி)
(Section 122 of T & C.P Act 1971)

அனுமதி எண் (Permit No) RLA/003/2017		CMDA/L/0003179/2017	
மண்டலம் / Zone	கோட்டம் / Ward	அனுமதி நாள் / Approval Date	மனுபெறப்பட்ட நாள் / Application Date
1	7	30/07/2018	04/08/2017
மனுதாரரின் பெயர் மற்றும் குடியிருப்பு முகவரி / Applicant name & address		Thiru.Ashok Kumar Goel No.187, Avvai Shanmugam Salai, Gopalapuram, Chennai – 600 086.	
மேம்பாட்டுத் தன்மை / Service Type		Regularisation of Layout Plot	
மனை அமைவிடம் / Plot Address		S.No.273/1pt, 272/1pt, T.S.No.2pt, Block No.12, Ward-D, Thiruvottiyur Village.	
Development Charges		3800000	
Regularization Charges		760000	
மொத்தக் கட்டணம் / Total (in Rs.)		4560000	

Amount (in Words): Rupees Fourty five lakhs sixty thousand only

DD Details: DD Number: 907504 Amount: Rs.4560000/- Date: 26/07/2018
Bank: Kotak Mahindra Bank.

The unapproved plot under reference is regularized under regularization of Unapproved Plots and Layouts Rules, 2017 - Under Section 113 read with section 122 of the Tamil Nadu Town and Country Planning Act, 1971 - G.O.Ms.No.78 dated 04.05.2017 and G.O.Ms.No.172 dated 13.10.2017, Housing & Urban Development [UD4 (3)] Department subject to the conditions laid down in the Rules in the Government Orders mentioned.

Assistant Executive Engineer (T.P)

Executive Engineer (T.P)



our services doesn't just end there



Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.



Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.



Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



 **empowering your real estate decisions**
with smart tools



Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator



Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary



Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your
real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
[+91 9996 12 9996](tel:+919996129996)
www.verified.realestate