

RE

REGULATORY RECORD

RERA Document

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FORM 'A'
[See rule 3 (2)]

APPLICATION FOR REGISTRATION OF PROJECT



6792

To

The Real Estate Regulatory Authority (TNRERA)
No.1A, 1st Floor,
Gandhi Irwin Bridge Road,
Egmore,
Chennai – 600 008

Sir,

I hereby apply for grant of registration of my project named "Solliamman Nagar" to be set up at SF No. 8/1B, Mookannankurichi Village, Karur Taluk, Karur District, Tamil Nadu.

1. The requisite particulars are as under: -

I. Status of the Applicant: Individual

II. In case of individual

a) Name: P Nallasivam

b) Fathers Name: Periyasamy

c) Occupation: Self Employed

d) Permanent Address: No. 11, Ramakrishnapuram North, Karur – 639 001

e) Photograph



III. PAN No: ACGPN1722J

IV. Name and address of the bank with which account in terms of section 4 (2)(1)(D) of the Act will be maintained: Union Bank of India, TS No.: 2081, M.M.Complex, Sengunthapuram 1st cross, Karur, Tamil Nadu – 639 002

V. Details of the project Land held by the applicant: SF No. 8/1B, Mookannankurichi Village, Velliyana SRO, Karur Taluk, Karur District

VI. Details of Approval obtained from various Competent Authorities for commencing the project (copies attached herewith):

a) DTCP Approval Letter

b) LPA approval Letter

VII. Brief details of the projects launched by the promoter in the last five years, whether already complete or being developed, as the case may be, including the current

P. Nallasivam

status of the said projects, any delay in its completion, details of cases pending, details of type of land and payments pending etc.: **NIL**

VIII. Agency to take up external development works: **Self Development**

IX. Registration fee by way of RTGS/NEFT dated **20/11/19** bearing UTR No.: **UBINJ19324869251** for an amount of **Rs. 33,750/-** calculated as per sub-rule (3) of rule 3.

2. I enclose the following in triplicate, namely: -

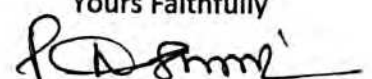
- I. Authenticated copy of PAN card of the promoter.
- II. Audited balance sheet of the promoter for the preceding financial year.
- III. Copy of the legal title of the promoter to the land on which development is proposed to be developed along with legally valid documents with authentication of such title.
- IV. The details of encumbrances on the land on which development is proposed including any rights, title, interest of any party in or over such land along with details.
- V. Authenticated copy of the building permit and sanctioned plan from the competent authority in accordance with the laws applicable for the project, and where the project is proposed to be developed in phases, an authenticated copy of the planning permission, building permit / building sanction plan, partial completion certificate for each of such phases
- VI. The sanctioned plan, layout plan and specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority
- VII. The plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including firefighting facilities, drinking water facilities, solid and liquid waste management, emergency evacuation services, use of renewable energy.
- VIII. The location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project
- IX. Proforma of agreement of sale and the conveyance deed proposed to be signed with the allottees
- X. A declaration in FORM 'B'

3. I solemnly affirm and declare that the particulars given in herein are correct to my knowledge and belief

Dated: 22/11/19

Place: Karur

Yours Faithfully



Individual

a) Name: **P Nallasivam**

b) Father's Name: **M Periyasamy**

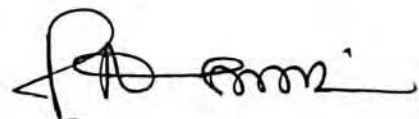
c) Occupation: **Self Employed**

d) Permanent Address: **No.11, Ramakrishnapuram North,
Karur – 639 001**

e) Contact No. (Mobile): **+91 955 1234 242**

f) E-Mail ID: **soliamman.nagar@gmail.com**

g) Photograph:

A handwritten signature in black ink, appearing to read 'P. Nallasivam'.

Project Address

Survey Number: **8/1B**

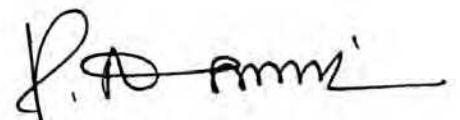
Landmark: **Opp. SKP Mahal, SH-74, Karur – Gujiliamparai –
Dindigul Road**

Village: **Mookannankurichi**

Taluk: **Karur**

District: **Karur**

Sub-Registrar Office: **Velliyanai SRO**



Land Extent

Survey Number: **8/1B**

Area:

1. In Sq. Mtrs.: **9800 Sq. Mtrs.**
2. In Hectares: **0.98.0 Ares**
3. In Acres: **2.43 Acres**

Boundaries:

North: **Malika Nagar (SF no. 3)**

South: **Perumal Nagar (SF no. 8/2)**

West: **SF No. 8/1A**

East: **SH 74**



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.

