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RE REGULATORY RECORD

RERA Document

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Verified RealEstate™
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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 21/2024/A1 **Date:** 3/20/26 5:17 PM

From:

Executive officer

7,Ottar street, Sivan Kovil Near, Town Panchayat Office,
Neikkarapatti,Neikkarapatti,Palani(Tk),Dindigul(Dt),624615

To :

Mujeebur Rahuman and 4 Others

Online Application Number: 3GU9OKAZ

Sir/ Madam,

Sub :

Plot - Dindigul District – Neikkarapatti Selection Grade Town Panchayat – Neikkarapatti Village - -S.F.No. 5/1A1, 5/1B1, 6/1A1, 6/3A1 – Extent 4.0775 Acres (16508.00 Sq.Mtr) - regarding Grant of final approval.

Ref :

1. Deputy Director, Town and Country Planning Office, Dindigul-624001 vide letter No. 3GU9OKAZ , dated 20.09.2025.
2. Mujeebur Rahuman and 4 Others.
3. Directorate of Municipal Administration, Chennai vide circular No.12843/2022/DB2, dated 20.10.2022.
4. Neikkarapatti Town Panchayat Council resolution no.22/2026 date. 13.03.2026.

Body:

Order:
Dindigul District Neikkarapatti Exam Level Neikkarapatti Village under Town Panchayat, S.F.No. 5/1A1, 5/1B1, 6/1A1, 6/3A1 – Extent 4.0775 Acres (16508.00 Sq.Mtr) as seen in view 1 from Deputy Director, Town and Country Planning Office, Dindigul-624001 vide letter No. 3GU9OKAZ , dated 20.09.2025. Map Permit No. numbered as Technical clearance has been granted. After the petitioner stated in view 2 that the infrastructure has been completed in the proposed residential plot, after stating that the site of the plot has been

surveyed, the plot site was surveyed and as per the resolution of this municipal council as seen in view 4,

the resolution was passed to give final approval to the plot and Neikkarapatti Village - S.F.No. 5/1A1,

5/1B1, 6/1A1, 6/3A1 – Extent 4.0775 Acres (16508.00 Sq.Mtr) and final approval is granted subject to the

following conditions for 69 Residential plots.

Details of the allotments of the plot for which the final approval has been purchased

1. Plot area : 4.0775 Acres (16508.00 Sq.Mtr).

2. Plots allotted : 69 nos

3. Proposed roads and corner curbs Road Area :

5028.21 Sq.m

4. 4. Park : 1156.23 Sq.m

5. Allocation to Local Government : 59.56 Sqm

6. Sales to Tamil Nadu Power Generation and Distribution Corporation : 59.02 sq.m

7. Area of EWS Plots : 1167.05 Sqm

Signature valid

Signed by: Executive Officer
Location:Dindigul
Date:2026.03.20 17:17:39

Executive officer

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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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.