Verified RealEstate™

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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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+91 9996 12 9996
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DIGITALLY VERIFIED RECORD

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு தமிலநாடு TAMILNADU

19-2025

சென்னை-600035

29/7/2025

K. Dhayananth

ED 763150

D. AKILAN
STAMP VENDOR No.7/B3/91
No.27, Ambedkar Nagar,
Kilpauk, Chennai - 600 010.
Cell : 9840153687 / 8807968476

Affidavit Letter

From

29.07.2025

K. Dhayananth S/o. Krishnamoorthy,
No. 69, Karumaarampalayam,
Uthukuli Road,
Tiruppur-641607

To
Tamil Nadu Real Estate Regulatory
Authority (TNRERA), 1st Floor
No.1-A, Gandhi-Irwin Bridge Road
Egmore, Chennai- 600 008.

Sub: TNRERA-Layout Project Registration of "Layout of house sites in Survey No. 867/2C1B3 measuring an extent of 7.63 Acre (30890.00 Sq.mts) situated in Athiyamankottai Village, Athiyamankottai Panchayat, Nallampalli Panchayat Union, Nallampalli Taluk,

K. Dhayananth

Dharmapuri District, Tamilnadu.- Clarification for the Patta and sale deed extent difference of 11 sq.m.-Regarding.

I, K. Dhayananth Owner of the Layout Project and applied my layout in TNRERA website on 21-07-2025 with TNRERA/PLI/6435/2025. Recently, I received query for clarification for difference value in patta and Sale deed around 11sq.mts.
I clearly mention here is, I will sale my layout based on sale deed extention values not based on patta values.

Hence, Kindly consider my reply as sufficient for your query and approve the RERA Layout registration for my project file no. TNRERA/PLI/6435/2025.

Thanks and Regards
K. Dhayananth

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.