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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DIGITALLY VERIFIED RECORD




தமிழ்நாடு तमिलनाडु TAMILNADU

EH 492342

3/03/2026

Ramesh

ப.இராம்மூர்த்தி
முத்திரைத்தாள் விற்பனையாளர்,
உரிமம் எண்: 18/97
பொன்னாந்தாங்கல், தி.மலை மாவட்டம்

**From:**

Mr. M.Ramesh,
No: 183/2, Kollaimedu
Kalur, Kalasapakkam,
Tiruvannamalai – 606 751.

**To:**

**The Tamil Nadu Real Estate Regulatory Authority (TNRERA)**
Plot No: 1575, 1st Floor,
13th Main Road, Anna Nagar West,
Chennai – 600 040.

**Subject** : Existing Road Details.

**Requesting Sir / Mam:**

I M. Ramesh, I am writing the letter for existing road details, as per government revenue record (FMB). The existing road width is 20 meters, as it is a state highway road, but at the site, only a 12-meter road is provided, which creates a gap between the site and the existing road. This gap will be developed in the future. So please consider this and provide the RERA approval.

Thank you

Your Faithfully

Ramesh


Latitude: 12.451479
Longitude: 79.061996
Elevation: 208.42±32.6 m
Accuracy: 47.29 m
Time: 03-03-2026 18:05
Note: Elathur


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வசந்தம் நகர்
எலத்தூர் (வழி) மோட்டூர்
9943935080
9940700605
வசந்தம் நகர்
எலத்தூர் (வழி) மோட்டூர்
9943935080
9940700605
Latitude: 12.451513
Longitude: 79.061981
Elevation: 208.42±32.5 m
Accuracy: 138.5 m
Time: 03-03-2026 18:05
Note: Elathur
Powered by NoteCam


Latitude: 12.451511
Longitude: 79.061989
Elevation: 208.42±32.5 m
Accuracy: 11.46 m
Time: 03-03-2026 18:04
Note: Elathur
99439
99407
Powered by NoteCam


Latitude: 12.451479
Longitude: 79.061996
Elevation: 208.42±32.6 m
Accuracy: 47.29 m
Time: 03-03-2026 18:05
Note: Elathur
Powered by NoteCam

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.