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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 106/2025/A1 **Date:** 9/2/25 10:16 PM

From:

Executive officer

Nannilam Town Panchayat Office
1, kuchipalaya Street, Nannilam(tk), Nannilam 610105.

To :

Mr. R.Karthik, S/o. Rajendran, 2/19, Kudiyana Street, Ettiyalur, Kudavasal Taluk, Thiruvarur District

Online Application Number: 9KZ2QJBM

Sir/ Madam,

Sub :

Layout - Nannilam Selection Grade Town Panchayat - Thuthukkudi Revenue Village No. 90/1, 90/2A, 90/3A1A & 90/4 - By Mr.R.Karthi, S/o. Rajendran - Approval and issuance of permission and order for the plot of land set up in the area of 17357 square meters - Regarding.

Ref :

1. Deputy Director of District Town and Country Planning, District Town and Country Planning Office, Thiruvarur, Letter Roc.No. 42644/TVR/2025/TCP dated 13.03.2025.
2. This office is subject to the Resolution No. 418 of the Town Panchayat Council Dated 28.03.2025.
3. Deputy Director of District Town and Country Planning, District Town and Country Planning Office, Thiruvarur, Letter Roc.No. 42644/TVR/2025/TCP dated 24.04.2025.
4. This office's letter memorandum Roc.No. 106/2025/A1. Dated 30.04.2025.
5. This office is subject to the Resolution No. 486 of the Town Panchayat Council. Dated 28.08.2025
6. This office's letter memorandum Roc.No. 106/2025/A1. Dated 28.08.2025.
7. Related documents

Body:

As per the letter from the Deputy Director of Town Planning, Thiruvarur District reference 1st cited, Approval has been given for the construction of a plot of land with an area of 17357 square meters in Thuthukkudi Revenue Village No. 90/1, 90/2A, 90/3A1A & 90/4 . As reference 2nd cited, as per the resolution of the Town Panchayat Board Council, permission was granted to encroach upon the land allocated for roads and public use.

It was informed that the road and the area allocated for public use in the above-mentioned plot of layout should be demarcated and handed over. According to the gift deed registration document The Executive Officer has registered a deed of gifted in the name of Nannilam Town Panchayat. (Deed Registration Document No. 1/1033/2025 Dated 16.04.2025)

As seen in reference 3rd cited, final approval has been granted for the technical approval for the land division. In the memorandum of this office found in reference 4th cited, It was instructed to inform this office that the All basic facilities have been completed in the above plot. Accordingly, the layout owner has stated that all basic facilities have been provided in the said layout. Subsequently, the Executive Officer conducted a site inspection on 22.07.2025 and confirmed that the basic facilities have been provided.

As seen in reference 5th cited, the Town Panchayat Board Council of this office has approved the above layout and has decided to give final approval.

The layout owner of the above plot has paid 3 percent of the market value of Rs.25,750/- on the above Government head and submitted the original receipt. (Challan No. 20250902005785 / Date.02.09.2025). He has also paid the amount due to the Nannilam Town Panchayat, Rs.1,28,943/- online and submitted the corresponding receipt.

Therefore, subject to the above conditions and subject to the prohibition of Audit, In the name of layout owner is Mr. R.Karthik, S/o. Rajendran It is ordered that 84 plots in the Residential Layout Extent of 17357 square meters in Nannilam Revenue Village No. 90/1, 90/2A, 90/3A1A & 90/4 approved and given final approval.

Attachment :Copy of the Layout plan.

Copy to

1. The District Town Planning Deputy Director, Thiruvarur Sent to the for information.
2. The Thasildar, Thasildar's Office, Nannilam It is being sent to the for information.

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

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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

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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.