Verified RealEstate™

RE REGULATORY RECORD

# RERA Document

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Verified RealEstate™
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OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

```
*****************************************************
*                                                   *
*           STAAD.Pro CONNECT Edition               *
*           Version  22.12.00.142                   *
*           Proprietary Program of                  *
*           Bentley Systems, Inc.                   *
*           Date=    JAN 31, 2026                   *
*           Time=    11:50:52                       *
*                                                   *
*  Licensed to: C.Kannan                            *
*****************************************************
```

```
    1. STAAD SPACE
INPUT FILE: D:\AGAN\4.STABILITY\BHOOMI - CITYSCAPE NAVALUR\Staad Revise.. .STD
    2. START JOB INFORMATION
    3. ENGINEER DATE 1/31/2026
    4. JOB NAME THE PROPOSED BUILDING COMPRISING OF SLILT+5 UPPER FLOORS AT OLD -
    5. SURVEY NO-4, NEW SURVEY NO-4/1E1A, OF NAVALUR VILLAGE, THIRUPPORUR -
    6. TALUK, CHENGALPATTU DISTRICT
    7. ENGINEER NAME KANNAN
    8. CHECKER NAME KANNAN
    9. APPROVED NAME KANNAN
   10. CHECKER DATE 1/31/2026
   11. APPROVED DATE 1/31/2026
   12. END JOB INFORMATION
   13. INPUT WIDTH 79
   14. SET NL 250
   15. UNIT INCHES KN
   16. JOINT COORDINATES
   17. 13 0 0 35.4316; 18 214.57 0 35.4316; 31 588.586 0 35.4316
   18. 44 942.916 0 35.4316; 57 1316.93 0 35.4316; 66 387.674 0 35.4316
   19. 68 742 0 35.4316; 70 1096.33 0 35.4316; 72 1531.37 0 35.4316
   20. 241 0 118.11 35.4316; 246 214.57 118.11 35.4316; 251 387.674 118.11 35.4316
   21. 261 588.586 118.11 35.4316; 266 742 118.11 35.4316; 276 942.916 118.11 35.4316
   22. 281 1096.33 118.11 35.4316; 291 1316.93 118.11 35.4316
   23. 296 1531.37 118.11 35.4316; 444 0 236.22 35.4316; 449 214.57 236.22 35.4316
   24. 454 387.674 236.22 35.4316; 464 588.586 236.22 35.4316; 469 742 236.22 35.4316
   25. 479 942.916 236.22 35.4316; 484 1096.33 236.22 35.4316
   26. 494 1316.93 236.22 35.4316; 499 1531.37 236.22 35.4316; 641 0 354.331 35.4316
   27. 646 214.57 354.331 35.4316; 651 387.674 354.331 35.4316
   28. 661 588.586 354.331 35.4316; 666 742 354.331 35.4316
   29. 676 942.916 354.331 35.4316; 681 1096.33 354.331 35.4316
   30. 691 1316.93 354.331 35.4316; 696 1531.37 354.331 35.4316
   31. 838 0 472.441 35.4316; 843 214.57 472.441 35.4316; 848 387.674 472.441 35.4316
   32. 858 588.586 472.441 35.4316; 863 742 472.441 35.4316
   33. 873 942.916 472.441 35.4316; 878 1096.33 472.441 35.4316
   34. 888 1316.93 472.441 35.4316; 893 1531.37 472.441 35.4316
   35. 1035 0 590.551 35.4316; 1040 214.57 590.551 35.4316
   36. 1045 387.674 590.551 35.4316; 1055 588.586 590.551 35.4316
   37. 1060 742 590.551 35.4316; 1070 942.916 590.551 35.4316
   38. 1075 1096.33 590.551 35.4316; 1085 1316.93 590.551 35.4316
```

C. KANNAN, B.E.,M.E., (Structure)
Structural Engineer,
DTCP Reg. No. CGLRGN/SE/Gr.I/19/05/002
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.

```
39. 1090 1531.37 590.551 35.4316; 1232 0 708.661 35.4316
40. 1237 214.57 708.661 35.4316; 1242 387.674 708.661 35.4316
41. 1252 588.586 708.661 35.4316; 1257 742 708.661 35.4316
42. 1267 942.916 708.661 35.4316; 1272 1096.33 708.661 35.4316
43. 1282 1316.93 708.661 35.4316; 1287 1531.37 708.661 35.4316
44. 1432 0 -78.7402 35.4316; 1435 214.57 -78.7402 35.4316
45. 1439 588.586 -78.7402 35.4316; 1444 942.916 -78.7402 35.4316
46. 1449 1316.93 -78.7402 35.4316; 1453 387.674 -78.7402 35.4316
47. 1454 742 -78.7402 35.4316; 1455 1096.33 -78.7402 35.4316
48. 1456 1531.37 -78.7402 35.4316
49. MEMBER INCIDENCES
50. 62 13 18; 63 18 66; 64 66 31; 65 31 68; 66 68 44; 67 44 70; 68 70 57; 69 57 72
51. 392 241 246; 393 246 251; 394 251 261; 395 261 266; 396 266 276; 397 276 281
52. 398 281 291; 399 291 296; 719 444 449; 720 449 454; 721 454 464; 722 464 469
53. 723 469 479; 724 479 484; 725 484 494; 726 494 499; 1035 641 646; 1036 646 651
54. 1037 651 661; 1038 661 666; 1039 666 676; 1040 676 681; 1041 681 691
55. 1042 691 696; 1351 838 843; 1352 843 848; 1353 848 858; 1354 858 863
56. 1355 863 873; 1356 873 878; 1357 878 888; 1358 888 893; 1667 1035 1040
57. 1668 1040 1045; 1669 1045 1055; 1670 1055 1060; 1671 1060 1070; 1672 1070 1075
58. 1673 1075 1085; 1674 1085 1090; 1983 1232 1237; 1984 1237 1242; 1985 1242 1252
59. 1986 1252 1257; 1987 1257 1267; 1988 1267 1272; 1989 1272 1282; 1990 1282 1287
60. 2256 1432 13; 2259 1435 18; 2263 1439 31; 2268 1444 44; 2273 1449 57
61. 2277 1453 66; 2278 1454 68; 2279 1455 70; 2280 1456 72; 2341 13 241
62. 2342 241 444; 2343 444 641; 2344 641 838; 2345 838 1035; 2346 1035 1232
63. 2359 18 246; 2360 246 449; 2361 449 646; 2362 646 843; 2363 843 1040
64. 2364 1040 1237; 2383 31 261; 2384 261 464; 2385 464 661; 2386 661 858
65. 2387 858 1055; 2388 1055 1252; 2413 44 276; 2414 276 479; 2415 479 676
66. 2416 676 873; 2417 873 1070; 2418 1070 1267; 2443 57 291; 2444 291 494
67. 2445 494 691; 2446 691 888; 2447 888 1085; 2448 1085 1282; 2467 66 251
68. 2468 251 454; 2469 454 651; 2470 651 848; 2471 848 1045; 2472 1045 1242
69. 2473 68 266; 2474 266 469; 2475 469 666; 2476 666 863; 2477 863 1060
70. 2478 1060 1257; 2479 70 281; 2480 281 484; 2481 484 681; 2482 681 878
71. 2483 878 1075; 2484 1075 1272; 2485 72 296; 2486 296 499; 2487 499 696
72. 2488 696 893; 2489 893 1090; 2490 1090 1287
73. SUPPORTS
74. 1432 1435 1439 1444 1449 1453 TO 1456 FIXED
75. UNIT METER KN
76. DEFINE MATERIAL START
77. ISOTROPIC CONCRETE
78. E 2.17185E+07
79. POISSON 0.17
80. DENSITY 23.5616
81. ALPHA 1E-05
82. DAMP 0.05
83. G 9.28139E+06
84. TYPE CONCRETE
85. STRENGTH FCU 27579
86. END DEFINE MATERIAL
87. MEMBER PROPERTY
88. 2256 2259 2263 2268 2273 2277 TO 2280 2341 TO 2346 2359 TO 2364 2383 TO 2388 -
89. 2413 TO 2418 2443 TO 2448 2467 TO 2490 PRIS YD 0.6 ZD 0.2
90. 62 TO 69 392 TO 399 719 TO 726 1035 TO 1042 1351 TO 1358 1667 TO 1674 1983 -
91. 1984 TO 1990 PRIS YD 0.6 ZD 0.2
92. CONSTANTS
93. BETA 90 MEMB 2256 2259 2263 2268 2273 2277 TO 2280 2341 TO 2346 2359 TO 2364 -
94. 2383 TO 2388 2413 TO 2418 2443 TO 2448 2467 TO 2490
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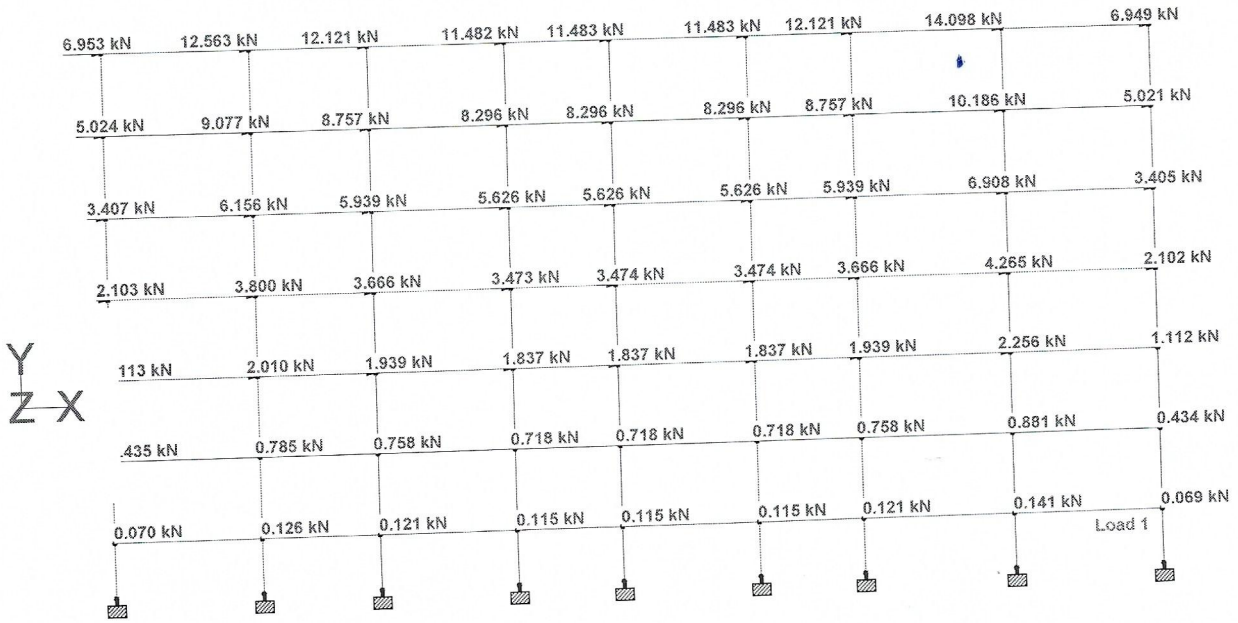
```
 95. MATERIAL CONCRETE ALL
 96. DEFINE IS1893 2016 LOAD
 97. ZONE 0.16 RF 5 I 1.2 SS 1 ST 1 DM 0.05 DT 2
 98. MEMBER WEIGHT
 99. 62 TO 69 392 TO 399 719 TO 726 1035 TO 1042 1351 TO 1358 1667 TO 1674 1983 -
100. 1984 TO 1990 UNI 12 0 0
101. 62 TO 69 392 TO 399 719 TO 726 1035 TO 1042 1351 TO 1358 1667 TO 1674 1983 -
102. 1984 TO 1990 UNI 25 0 0
103. DEFINE WIND LOAD

*** NOTE: If any floor diaphragm is present in the model Wind Load definition
          should be defined after Floor Diaphragm definition. Otherwise wind
          load generation may be unsuccessful during analysis.

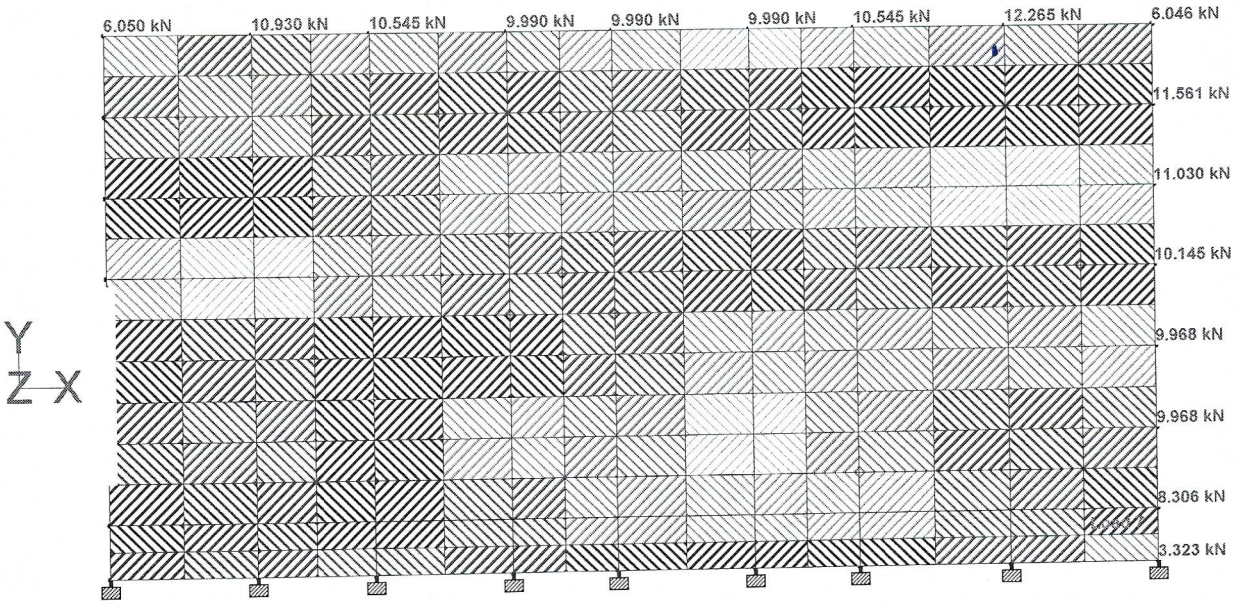
104. TYPE 1 WIND 1
105. <! STAAD PRO GENERATED DATA DO NOT MODIFY !!!
106. CUSTOM:PARAMS
107. !> END GENERATED DATA BLOCK
108. INT 1.22 1.35 1.48 HEIG  10  15  18
109. EXP 1 JOINT 13 18 31 44 57 66 68 70 72 241 246 251 261 266 276 281 291 296 -
110. 444 449 454 464 469 479 484 494 499 641 646 651 661 666 676 681 691 696 838 -
111. 843 848 858 863 873 878 888 893 1035 1040 1045 1055 1060 1070 1075 1085 -
112. 1090 1232 1237 1242 1252 1257 1267 1272 1282 1287 1432 1435 1439 1444 1449 -
113. 1453 TO 1456
114. LOAD 1 LOADTYPE SEISMIC-H  TITLE EQX
115. 1893 LOAD X 1
116. LOAD 2 LOADTYPE SEISMIC-H  TITLE EQX
117. 1893 LOAD X -1.
118. LOAD 3 LOADTYPE SEISMIC-V  TITLE EQZ
119. 1893 LOAD Z 1
120. LOAD 4 LOADTYPE SEISMIC-V  TITLE EQZ
121. 1893 LOAD Z -1.
122. LOAD 5 LOADTYPE WIND  TITLE WIND +X
123. WIND LOAD X 1 TYPE 1
*WARNING- NO MEMBERS LOADED FOR A WIND LOAD GENERATION.
124. LOAD 6 LOADTYPE WIND  TITLE WIND -X
125. WIND LOAD -X 1 TYPE 1
*WARNING- NO MEMBERS LOADED FOR A WIND LOAD GENERATION.
```

```
126. LOAD 7 LOADTYPE WIND  TITLE WIND +Z
127. WIND LOAD Z 1 TYPE 1
128. LOAD 8 LOADTYPE WIND  TITLE WIND -Z
129. WIND LOAD -Z 1 TYPE 1
130. LOAD 9 LOADTYPE LIVE  TITLE L.L
131. MEMBER LOAD
132. 62 TO 69 392 TO 399 719 TO 726 1035 TO 1042 1351 TO 1358 1667 TO 1674 1983 -
133. 1984 TO 1990 UNI GY -12
134. LOAD 10 LOADTYPE DEAD  TITLE D.L
135. SELFWEIGHT Y -1 LIST ALL
136. MEMBER LOAD
137. 62 TO 69 392 TO 399 719 TO 726 1035 TO 1042 1351 TO 1358 1667 TO 1674 1983 -
138. 1984 TO 1990 UNI GY -25
139. LOAD COMB 11 1.5(DL+IL)
140. 9 1.5 10 1.5
141. LOAD COMB 12 1.2(DL+IL+ELX)
142. 9 1.5 10 1.2 1 1.2
143. LOAD COMB 13 1.2(DL+IL-ELX)
144. 9 1.2 10 1.2 2 1.2
145. LOAD COMB 14 1.2(DL+IL+ELZ)
146. 9 1.2 10 1.2 3 1.2
147. LOAD COMB 15 1.2(DL+IL-ELZ)
148. 9 1.2 10 1.2 4 1.2
149. LOAD COMB 16 1.2(DL+IL+WLX)
150. 9 1.2 10 1.2 5 1.2
151. LOAD COMB 17 1.2(DL+IL-WLX)
152. 10 1.2 6 1.2
153. LOAD COMB 18 1.2(DL+IL+WLZ)
154. 9 1.2 10 1.2 7 1.2
155. LOAD COMB 19 1.2(DL+IL-WLZ)
156. 9 1.2 10 1.2 8 1.2
157. LOAD COMB 20 1.5(DL+ELX)
158. 9 1.5 10 1.5 1 1.5
159. LOAD COMB 21 1.5(DL-ELX)
160. 9 1.5 10 1.5 2 1.5
161. LOAD COMB 22 1.5(DL+ELZ)
162. 9 1.5 10 1.5 3 1.5
163. LOAD COMB 23 1.5(DL-ELZ)
164. 10 1.5 4 1.5
165. LOAD COMB 24 1.5(DL+WLX)
166. 10 1.5 5 1.5
167. LOAD COMB 25 1.5(DL-WLX)
168. 10 1.5 6 1.5
169. LOAD COMB 26 1.5(DL+WLZ)
170. 10 1.5 7 1.5
171. LOAD COMB 27 1.5(DL-WLZ)
172. 10 1.5 8 1.5
173. LOAD COMB 28 0.9 DL+ELX
174. 10 0.9 1 1.5
175. LOAD COMB 29 0.9 DL-ELX
```

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Structural Engineer,
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Door No: 21, 4th Main Road,
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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

**Verified RealEstate**
3/350/2 Mettukuppam,
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Chennai 600 097, India
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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.