Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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Verified RealEstate™
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தமிழ்நாடு तमिलनाडु TAMILNADU

EU 563170

2987/24.4.2025

24.4.2025

NDR Storewell Warehousing LLP

Neela Sankar

NEELA SANKAR
STAMP VENDOR
L.No.9586/கூ1/2000
1/2, VENKATESH NGR
EXT-2. CHENNAI - 92.

AFFIDAVIT

We **M/s.NDR STORE WELL WAREHOUSING LLP** (PAN:AAVFN3319E), a Limited Liability Partnership Firm incorporated under the Limited Liability Partnership Act 2008, having registered office at No.54, 'B' Block, 102, Vinayaka Plastic Street, Pallavan Nagar, Maduravoyal, Chennai - 600095 represented by its Partner **Mr.NAIDU AMRUTHESH REDDY (DIN.NO.00898556).** We are the promoter for the project **"TEMPLE VIEW"** do hereby solemnly state and affirm as follows:-

With reference to the query raised, we respectfully submit the following clarification:

We Submit that we are the promoter of the residential layout and the said project Comprised in **Survey Nos.126/1A, 126/2A1, 126/2B1, 127/1, 127/2 and 128/2 of Thirumalayampalayam Village, Madukkarai Taluk, Coimbatore District, Tamilnadu State.**

For NDR STORE WELL WAREHOUSING LLP

Designated Partner

The subject project has obtained layout approval from DTCP vide Approval No. 59/2025, dated 20.03.2026, for an extent of 15.53 Acres (or) 62847.15 Sq.M.

The total extent of the land as per the Patta for the survey numbers covered under the project is 63242 sq.m.

The total extent of the land as per documents for the survey numbers coverd under the project is 15.53 Acres (or) 62847.15 Sq.M.

There is a difference of 394.85 sq.m. between the extent as per Document and the extent as per Patta.

We submit that the DTCP approval has been granted based on the least extent of the site. The extent derived from the title document, which is 62847.15 Sq.M.

We further submit that the DTCP approved layout extent represents the net developable area as per planning norms and does not affect the title, ownership, or physical possession of the land.

We shall convey as per DTCP approval only. If any extra land is there it will be used for common purpose.

This difference will not affect the interest of the potential buyer incase any buyer is affected we shall take the responsibility to indemnify them for any loss

We hereby undertake that the above said difference in extent will not affect the project development, sale of plots/units, or the rights of allottees in any manner.

We solemnly affirm that the statements made herein are true and correct to the best of our knowledge, belief, and information.

We request the authority to kindly take the above clarification and submitted documents on record and process the application further.

For NDR STORE WELL WAREHOUSING LLP

Designated Partner

Solemnly affirmed at Chennai
on this 24.04.2026

Deponent

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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