

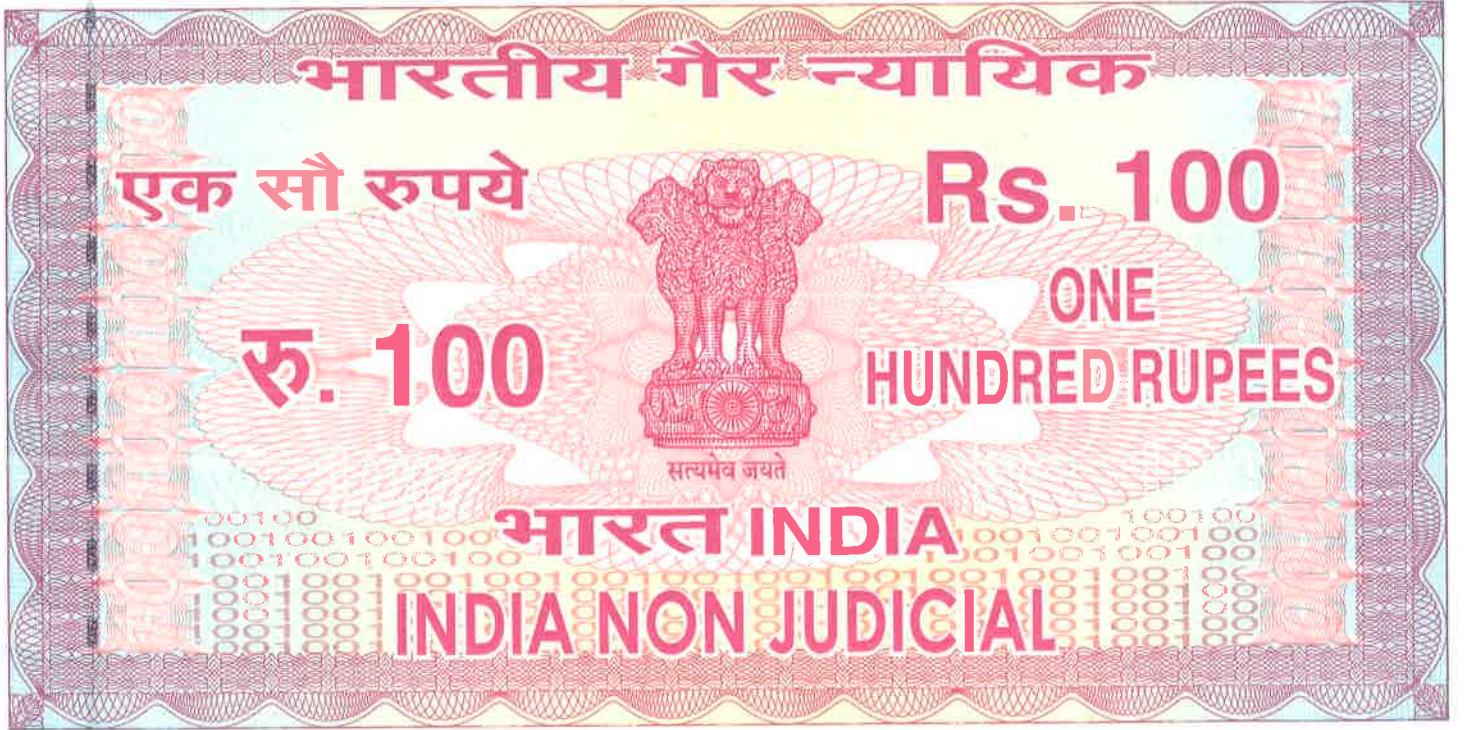
RE

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.



4 OCT 2025

Fortune Estate Developers Pvt. Ltd.
Chennai-600 119.

488028
G. VEERABATHAN
Stamp Vendor
License No. 24/CH(S)2019 DL 30-3-2
Old No. 23, New No 31, Sakinagar
Sholinganallur, Chennai-600 115.

AFFIDAVIT

To
The Tamil Nadu Real Estate Regulatory Authority (TNRERA)
Chennai.

Subject: Declaration regarding linkage and clarity of Old and New Survey Numbers for
Project Registration

Respected Sir / Madam,

We hereby solemnly declare that the land proposed for the real estate project Hub6 - Sector E, for which project registration is sought under the Real Estate (Regulation and Development) Act, 2016, is situated at Plot No – 1 – 13 (Total 13 Plots) Comprised in Survey No 143/9, 144/1A9, 144/3B, 146/1G1A and 146/2B of Kannagapattu Village, Thiruporur Town Panchayat, Thiruporur Taluk of Chengalpattu District.

For FORTUNE ESTATE DEVELOPERS PVT. LTD.

Authorized Signatory



P. MAHADEVAN, B.A., BL.,
ADVOCATE & NOTARY PUBLIC
GOVERNMENT OF INDIA
2/162, EDEAN GARDEN,
UTHANDI, CHENNAI - 600 119.
CELL : 98400 80579.

The said land was originally comprised in Old Survey Nos and, pursuant to resurvey / subdivision, the same has been assigned New Survey Nos and the details given below for your kind reference.

Old Survey No	New Survey No	Patta No	Extend (sq.m.)
144/3A	144/1A9	1611	180
144/4			
146/2A	146/1G1A	1613	248
146/3			
143/3	143/9	1607	212

We hereby declare that the Old Survey Numbers and the corresponding New Survey Numbers refer to the same parcel of land, and the linkage between them is clearly established and supported by registration records and other supporting documents submitted along with the project registration application.

We further confirm that there is no ambiguity, overlap, discrepancy, dispute, or litigation with respect to the said old and new survey numbers, boundaries, or extent of land forming part of the proposed project.

We undertake full responsibility for the correctness and completeness of the above details and agree to indemnify the Tamil Nadu Real Estate Regulatory Authority against any consequences arising due to any future discrepancy related to the old and new survey numbers.

This declaration is submitted specifically for the purpose of Project Registration before TNRERA.

Thanking you.

Yours faithfully,

For FORTUNE ESTATE DEVELOPERS PVT. LTD.


Authorised Signatory




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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](#)



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

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

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

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



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.

