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RE REGULATORY RECORD

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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: BHC2PSY4/2026/TCP

Date: 2/20/26 3:31 PM

From:

Village Panchayat

Karanthai

To :

Mrs. K. Lokeshwari
Flat Roman No. 1, Lakshmi Ganapathi Nagar,
Near Gangaiamman Temple, Karanapuducherry,
Chengalpattu, 603202.

Online Application Number: BHC2PSY4

Sir/ Madam,

Sub :

Approval of new plot - Tiruvannamalai District Vembakkam Panchayat Union - Karanthai Panchayat - Survey Nos. 314/7A, 314/7B, - Grant of no objection certificate to register plots 1 to 24 in the newly created Sripalaganapathi Nagar plot with an area of 0.41.0 hectares (1.01 acres) 4100 sq.m. - Dependent.

Ref :

1.Assistant Director of Town and Country Planning - Tiruvannamalai His Excellency M.V./M.N.U.U.E.(Th.Malai) No.:21/2026, Date 19.01.2026– Letter.
2.House division road and general allotment (General use, transformer location) handed over to the Panchayat vide Donation Document No.: 84/2026, Date: 08.01.2026
3. Special Officer/District Development Officer (DDO) Resolution No.: 09, Date: 18.02.2026.

Body:

In the letter of the Assistant Director of Urban Planning - Tiruvannamalai mentioned in Appendix - 1, Karanthai Panchayat and Village Survey Nos. 314/7A, 314/7B under Vembakkam Panchayat Union - out of which the technical approval for the map for the new residential plot measuring 0.41.0 hectare (1.01 acre) 4100.00 sq.m. has been approved as per M.V./M.N.U.U.E (Th.Malai) No. 21/2026, dated: 19.01.2026. As per Government Order No. 18, Housing and Urban Development Department dated. 04.05.2017 -Rs. 24,000/- in writing is twenty four thousand rupees and plot inspection fee is Rs. 1000/- in writing is one thousand rupees. 25000/- in writing and the receipts for the same have been submitted, the resolution

has been passed to approve the sale of these houses as per the Karandhai Panchayat Council Resolution No. 09, Date: 18.02.2026 mentioned in View 3.

As per the donation letter shown in View 2, 1384.68 square meters including proposed roads, corner blocks, transformer location 28.20 square meters and 29.70 square meters for Panchayat public use have been donated to the Panchayat as per the document registered in the Vembakkam Sub-Registrar's Office, 1 book, 84 of 2026, it is hereby ordered that final approval be given to the above residential areas and permission be given for the registration of the deed for the houses.

It is hereby informed that Rs. 83466/- including Rs. 58466/- as 2% of the area of the above residential plot plot numbers 1 to 24 plots as per the assessment and Rs. 1000/- as per plot fee at the rate of 24x1000=24000/- and Rs. 1000/- for plot inspection, has been paid to the Karanthai Panchayat Council Fund Account.

Village

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.