Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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Published for reference. The authority's own register is the operative record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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+91 9996 12 9996
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DIGITALLY VERIFIED RECORD

May 24, 2025

From,

1.Mr.K.P.Mani S/O Palaniyappagounder,

2.Mrs.M.Jothi W/o Murali,

D.No: 213, Kuppuchipalayam,

Paramathi-Velur Taluk,

Namakkal District. 638182

To,

Tamil Nadu Real Estate Regulatory Authority (TNRERA),

1st Floor, No.1A, Gandhi Irwin Bridge Road,

Egmore, Chennai – 600 008.

Sub : Clarification Letter towards DCW charges payment bill.

Ref : TNRERA/PLI/6420/2024.

Dear Sir,

We lost our DCW charges payment bill. We have got a certificate from Assistant Director of Electricity Board on 15/05/2025. So we request you to kindly accept this certificate instead of DCW charges payment bill.

Thanks

Yours Faithfully,

K.P. Mani

M. Jothi

TamilNadu Electricity Board

Application Detail Report

HOME

Application No	226012241
Applicant Name	P.MANI
Applicant Address	S/O Palaniyappa Gr, No 371/9, Aachaiyankadu, P.Velur.
Billing Address	S/O Palaniyappa Gr, No 371/9, Aachaiyankadu, P.Velur.
Application Date	11-01-2022
Consumer Category	Others
Tariff	
Phase	
Nature of Application	DCW-Works/LT
Consumer Number	
C Trans / Welding	No / No
Application Registered By	erm226ae
Distribution Code & Name	-
Adslip	2022-01-11
Estimate Submission Date	
Sanction.No	696/ A31/086/21.22/21.01.22
Sanction Date	21-01-2022
Sanctioned Amount	0
Sanctioned By	erm226ae
Sanctioned	

Now Pending in
-Application Closed Phone No:
Application Status
Advice Slip Amount Paid ... Application Closed
Final Slip Status
Yes

Work Involved	Minor Extension Service
CCD Amount	
OTRNO And DATE	--
Meter Make	
Capacity	-A
Meter Sl.No	
Remarks	

Serial Number	Date of Advice Slip	Account Name and Code	Amount	Receipt No.	Receipt Date
1	11-01-2022	**61962-REGISTRATION CUM PROCESSING CHARGES**	100	ERM226IA1S957	11-01-2022
2	11-01-2022	**46941-Cgst**	9	ERM226IA1S957	11-01-2022
3		**46942-Sgst**	9	ERM226IA1S957	11-01-2022
4	31-01-2022	**61955-Estimate Charges**	47910	ERM226IA1D2138	31-01-2022

DCW-Works/LT Work Completed Successfully for the Service Number

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Back

சான்று

கடிதம் எண் 096 /15-05-2025

நாமக்கல் மாவட்டம் வேலூர் பேரூராட்சி புஞ்சை இடையார் மேழ்முகம் கிராமம் சர்வே எண் 371/9 ல் உள்ள இடத்தில் குறுக்கே செல்லும் LT மின் பாதை மாற்றம் சம்மந்தமாக இடம் மாற்றம் செய்ய வேண்டி 11-01-2022 ம் தேதி திரு. K.P. மணி என்பவரால் விண்ணப்பம் பதிவு செய்யப்பட்டது. இதற்கான பதிவு கட்டணம் ரூ 118 /- ரசீது எண் ERM226IA1S957 நாள் 11-01-2022 தேதியில் செலுத்தி உள்ளார். மேற்படி வேலைக்கான மதீப்பீடு தயார் செய்துஅனுமதி பெறப்பட்டு அதற்கான மதிப்பீட்டு தொகை ரூ 47,910/- ரசீது எண் ERM226IA1D2138 நாள் 31-01-20222 தேதியன்று செலுத்தப்பட்டது. மேற்படி தொகை செலுத்தியதன் அடிப்படையில் பணி முடிக்கப்பட்டது என சான்று வழங்கப்படுகிறது.

இள மின் பொறியாளர்,
இயக்கமும், பராமரிப்பும்,
த.நா.மி.உ.ம.ப. கழகம்,
நகர், ப.வேலூர் - 638 182.

PREVIOUS SITE IMAGE
















GPS Map Camera
Velur, Tamil Nadu, India
4246+gm9, Velur, Tamil Nadu 638182, India
Lat 11.106998° Long 78.012582°
29/11/24 01:25 PM GMT +05:30
Google


GPS Map Camera
Velur, Tamil Nadu, India
Kattichothu Karupannar Temple Rd, Velur, Tamil Nadu 638182, India
Lat 11.116416° Long 78.019217°
29/11/24 01:38 PM GMT +05:30
Google


GPS Map Camera
Velur, Tamil Nadu, India
Kattichothu Karupannar Temple Rd, Velur, Tamil Nadu 638182, India
Lat 11.116385° Long 78.019295°
29/11/24 01:37 PM GMT +05:30
Google


TN 07 V 0280
GPS Map Camera
Velur, Tamil Nadu, India
Kattichothu Karupannar Temple Rd, Velur, Tamil Nadu 638182, India
Lat 11.1168° Long 78.019406°
29/11/24 01:36 PM GMT +05:30
Google

May 07, 2025

From,

1.Mr.K.P.Mani S/O Palaniyappagounder,

2.Mrs.M.Jothi W/o Murali,

D.No: 213, Kuppuchipalayam,

Paramathi-Velur Taluk,

Namakkal District. 638182

To,

Tamil Nadu Real Estate Regulatory Authority (TNRERA),

1st Floor, No.1A, Gandhi Irwin Bridge Road,

Egmore, Chennai – 600 008.

Sub : Patta Clarification for Submission.

Ref : TNRERA/PLI/6420/2024.

Dear Sir,

With reference to the above subject Matter., We obtain Layout approval in the year 2022. Without awareness we sold the 10 Plots to the various Customers., and the patta also sub divided in their names in Patta., Due to this we are unable to produce ownership Patta in our favour., The same was enclosed in this Letter., We agree to pay Penalty towards Plot selling without rera., Kindly Accecpt this letter as clarification and do the needful.

Thanks

Yours Faithfully,

K.P.Mani

M. Jothi

May 07, 2025

From,

1.Mr.K.P.Mani S/O Palaniyappagounder,

2.Mrs.M.Jothi W/o Murali,

D.No: 213, Kuppuchipalayam,

Paramathi-Velur Taluk,

Namakkal District. 638182

To,

Tamil Nadu Real Estate Regulatory Authority (TNRERA),

1st Floor, No.1A, Gandhi Irwin Bridge Road,

Egmore, Chennai – 600 008.

Sub : Clarification Letter towards Layout and Patta Extent.

Ref : TNRERA/PLI/6420/2024.

Dear Sir,

With reference to the above subject Matter., We obtain Layout approval for land extent and Document Extent, Patta extent were not consider by the Authority while approving the Layout., There will be a small difference between Document Extent and Patta Extent always., Kindly Accecpt this letter as clarification and do the needful.

Thanks

Yours Faithfully,

M. Jothi

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
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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.