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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DIGITALLY VERIFIED RECORD

Re-Construction of 168 Nos of Tenements (S+6) at Badrikarai Scheme,Chennai corpn. Dn.no. 113.

Sl.No	Block No.	Floor No.	Flat No.	RERA Carpet Area (See 2(K) of Act	Exclusive Balcony sq.m	Exclusive verandah / Utility/ Service/ Open Terrace sq.m	Proportionate Common Area sq.m	Total Area incliuding common Area sq.m	UDS Land Area	Car Parking	
										Opened	Closed
1	1	First Floor	1	25.00	-	-	7.78	38.10	-	-	-
2	1	First Floor	2	25.00	-	-	7.78	38.10	-	-	-
3	1	First Floor	3	25.00	-	-	7.78	38.10	-	-	-
4	1	First Floor	4	25.00	-	-	7.78	38.10	-	-	-
5	1	First Floor	5	25.00	-	-	7.78	38.10	-	-	-
6	1	First Floor	6	25.00	-	-	7.78	38.10	-	-	-
7	1	First Floor	7	25.00	-	-	7.78	38.10	-	-	-
8	1	First Floor	8	25.00	-	-	7.78	38.10	-	-	-
9	1	First Floor	9	25.00	-	-	7.78	38.10	-	-	-
10	1	First Floor	10	25.00	-	-	7.78	38.10	-	-	-
11	1	First Floor	11	25.00	-	-	7.78	38.10	-	-	-
12	1	First Floor	12	25.00	-	-	7.78	38.10	-	-	-
13	1	First Floor	13	25.00	-	-	7.78	38.10	-	-	-
14	1	First Floor	14	25.00	-	-	7.78	38.10	-	-	-
15	1	First Floor	15	25.00	-	-	7.78	38.10	-	-	-
16	1	First Floor	16	25.00	-	-	7.78	38.10	-	-	-
17	1	Second Floor	17	25.00	-	-	7.78	38.10	-	-	-
18	1	Second Floor	18	25.00	-	-	7.78	38.10	-	-	-
19	1	Second Floor	19	25.00	-	-	7.78	38.10	-	-	-
20	1	Second Floor	20	25.00	-	-	7.78	38.10	-	-	-
21	1	Second Floor	21	25.00	-	-	7.78	38.10	-	-	-
22	1	Second Floor	22	25.00	-	-	7.78	38.10	-	-	-

Executive Engineer
TNUHDB Division-IV
Chennai - 600 018

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										Opened	Closed
23	1	Second Floor	23	25.00	-	-	7.78	38.10	-	-	-
24	1	Second Floor	24	25.00	-	-	7.78	38.10	-	-	-
25	1	Second Floor	25	25.00	-	-	7.78	38.10	-	-	-
26	1	Second Floor	26	25.00	-	-	7.78	38.10	-	-	-
27	1	Second Floor	27	25.00	-	-	7.78	38.10	-	-	-
28	1	Second Floor	28	25.00	-	-	7.78	38.10	-	-	-
29	1	Second Floor	29	25.00	-	-	7.78	38.10	-	-	-
30	1	Second Floor	30	25.00	-	-	7.78	38.10	-	-	-
31	1	Second Floor	31	25.00	-	-	7.78	38.10	-	-	-
32	1	Second Floor	32	25.00	-	-	7.78	38.10	-	-	-
33	1	Third Floor	33	25.00	-	-	7.78	38.10	-	-	-
34	1	Third Floor	34	25.00	-	-	7.78	38.10	-	-	-
35	1	Third Floor	35	25.00	-	-	7.78	38.10	-	-	-
36	1	Third Floor	36	25.00	-	-	7.78	38.10	-	-	-
37	1	Third Floor	37	25.00	-	-	7.78	38.10	-	-	-
38	1	Third Floor	38	25.00	-	-	7.78	38.10	-	-	-
39	1	Third Floor	39	25.00	-	-	7.78	38.10	-	-	-
40	1	Third Floor	40	25.00	-	-	7.78	38.10	-	-	-
41	1	Third Floor	41	25.00	-	-	7.78	38.10	-	-	-
42	1	Third Floor	42	25.00	-	-	7.78	38.10	-	-	-
43	1	Third Floor	43	25.00	-	-	7.78	38.10	-	-	-
44	1	Third Floor	44	25.00	-	-	7.78	38.10	-	-	-

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										Opened	Closed
45	1	Third Floor	45	25.00	-	-	7.78	38.10	-	-	-
46	1	Third Floor	46	25.00	-	-	7.78	38.10	-	-	-
47	1	Third Floor	47	25.00	-	-	7.78	38.10	-	-	-
48	1	Third Floor	48	25.00	-	-	7.78	38.10	-	-	-
49	1	Fourth Floor	49	25.00	-	-	7.78	38.10	-	-	-
50	1	Fourth Floor	50	25.00	-	-	7.78	38.10	-	-	-
51	1	Fourth Floor	51	25.00	-	-	7.78	38.10	-	-	-
52	1	Fourth Floor	52	25.00	-	-	7.78	38.10	-	-	-
53	1	Fourth Floor	53	25.00	-	-	7.78	38.10	-	-	-
54	1	Fourth Floor	54	25.00	-	-	7.78	38.10	-	-	-
55	1	Fourth Floor	55	25.00	-	-	7.78	38.10	-	-	-
56	1	Fourth Floor	56	25.00	-	-	7.78	38.10	-	-	-
57	1	Fourth Floor	57	25.00	-	-	7.78	38.10	-	-	-
58	1	Fourth Floor	58	25.00	-	-	7.78	38.10	-	-	-
59	1	Fourth Floor	59	25.00	-	-	7.78	38.10	-	-	-
60	1	Fourth Floor	60	25.00	-	-	7.78	38.10	-	-	-
61	1	Fourth Floor	61	25.00	-	-	7.78	38.10	-	-	-
62	1	Fourth Floor	62	25.00	-	-	7.78	38.10	-	-	-
63	1	Fourth Floor	63	25.00	-	-	7.78	38.10	-	-	-
64	1	Fourth Floor	64	25.00	-	-	7.78	38.10	-	-	-
65	1	Fifth Floor	65	25.00	-	-	7.78	38.10	-	-	-
66	1	Fifth Floor	66	25.00	-	-	7.78	38.10	-	-	-

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										Opened	Closed
67	1	Fifth Floor	67	25.00	-	-	7.78	38.10	-	-	-
68	1	Fifth Floor	68	25.00	-	-	7.78	38.10	-	-	-
69	1	Fifth Floor	69	25.00	-	-	7.78	38.10	-	-	-
70	1	Fifth Floor	70	25.00	-	-	7.78	38.10	-	-	-
71	1	Fifth Floor	71	25.00	-	-	7.78	38.10	-	-	-
72	1	Fifth Floor	72	25.00	-	-	7.78	38.10	-	-	-
73	1	Fifth Floor	73	25.00	-	-	7.78	38.10	-	-	-
74	1	Fifth Floor	74	25.00	-	-	7.78	38.10	-	-	-
75	1	Fifth Floor	75	25.00	-	-	7.78	38.10	-	-	-
76	1	Fifth Floor	76	25.00	-	-	7.78	38.10	-	-	-
77	1	Fifth Floor	77	25.00	-	-	7.78	38.10	-	-	-
78	1	Fifth Floor	78	25.00	-	-	7.78	38.10	-	-	-
79	1	Fifth Floor	79	25.00	-	-	7.78	38.10	-	-	-
80	1	Fifth Floor	80	25.00	-	-	7.78	38.10	-	-	-
81	1	Sixth Floor	81	25.00	-	-	7.78	38.10	-	-	-
82	1	Sixth Floor	82	25.00	-	-	7.78	38.10	-	-	-
83	1	Sixth Floor	83	25.00	-	-	7.78	38.10	-	-	-
84	1	Sixth Floor	84	25.00	-	-	7.78	38.10	-	-	-
85	1	Sixth Floor	85	25.00	-	-	7.78	38.10	-	-	-
86	1	Sixth Floor	86	25.00	-	-	7.78	38.10	-	-	-
87	1	Sixth Floor	87	25.00	-	-	7.78	38.10	-	-	-
88	1	Sixth Floor	88	25.00	-	-	7.78	38.10	-	-	-

Executive Engineer
TNUHDB Division-I
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Re-Construction of 168 Nos of Tenements (S+6) at Badrikarai Scheme,Chennai corpn. Dn.no. 113.

Sl.No	Block No.	Floor No.	Flat No.	RERA Carpet Area (See 2(K) of Act	Exclusive Balcony sq.m	Exclusive verandah / Utility/ Service/ Open Terrace sq.m	Proportionate Common Area sq.m	Total Area incliuding common Area sq.m	UDS Land Area	Car Parking	
										Opened	Closed
89	1	Sixth Floor	89	25.00	-	-	7.78	38.10	-	-	-
90	1	Sixth Floor	90	25.00	-	-	7.78	38.10	-	-	-
91	1	Sixth Floor	91	25.00	-	-	7.78	38.10	-	-	-
92	1	Sixth Floor	92	25.00	-	-	7.78	38.10	-	-	-
93	1	Sixth Floor	93	25.00	-	-	7.78	38.10	-	-	-
94	1	Sixth Floor	94	25.00	-	-	7.78	38.10	-	-	-
95	1	Sixth Floor	95	25.00	-	-	7.78	38.10	-	-	-
96	1	Sixth Floor	96	25.00	-	-	7.78	38.10	-	-	-
97	2	First Floor	97	25.00	-	-	7.56	37.80	-	-	-
98	2	First Floor	98	25.00	-	-	7.56	37.80	-	-	-
99	2	First Floor	99	25.00	-	-	7.56	37.80	-	-	-
100	2	First Floor	100	25.00	-	-	7.56	37.80	-	-	-
101	2	First Floor	101	25.00	-	-	7.56	37.80	-	-	-
102	2	First Floor	102	25.00	-	-	7.56	37.80	-	-	-
103	2	First Floor	103	25.00	-	-	7.56	37.80	-	-	-
104	2	First Floor	104	25.00	-	-	7.56	37.80	-	-	-
105	2	First Floor	105	25.00	-	-	7.56	37.80	-	-	-
106	2	First Floor	106	25.00	-	-	7.56	37.80	-	-	-
107	2	First Floor	107	25.00	-	-	7.56	37.80	-	-	-
108	2	First Floor	108	25.00	-	-	7.56	37.80	-	-	-
109	2	Second Floor	109	25.00	-	-	7.56	37.80	-	-	-
110	2	Second Floor	110	25.00	-	-	7.56	37.80	-	-	-

Executive Engineer
TNUHDB Division-IV
Chennai - 600 018

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Sl.No	Block No.	Floor No.	Flat No.	RERA Carpet Area (See 2(K) of Act	Exclusive Balcony sq.m	Exclusive verandah / Utility/ Service/ Open Terrace sq.m	Proportionate Common Area sq.m	Total Area incliuding common Area sq.m	UDS Land Area	Car Parking	
										Opened	Closed
111	2	Second Floor	111	25.00	-	-	7.56	37.80	-	-	-
112	2	Second Floor	112	25.00	-	-	7.56	37.80	-	-	-
113	2	Second Floor	113	25.00	-	-	7.56	37.80	-	-	-
114	2	Second Floor	114	25.00	-	-	7.56	37.80	-	-	-
115	2	Second Floor	115	25.00	-	-	7.56	37.80	-	-	-
116	2	Second Floor	116	25.00	-	-	7.56	37.80	-	-	-
117	2	Second Floor	117	25.00	-	-	7.56	37.80	-	-	-
118	2	Second Floor	118	25.00	-	-	7.56	37.80	-	-	-
119	2	Second Floor	119	25.00	-	-	7.56	37.80	-	-	-
120	2	Second Floor	120	25.00	-	-	7.56	37.80	-	-	-
121	2	Third Floor	121	25.00	-	-	7.56	37.80	-	-	-
122	2	Third Floor	122	25.00	-	-	7.56	37.80	-	-	-
123	2	Third Floor	123	25.00	-	-	7.56	37.80	-	-	-
124	2	Third Floor	124	25.00	-	-	7.56	37.80	-	-	-
125	2	Third Floor	125	25.00	-	-	7.56	37.80	-	-	-
126	2	Third Floor	126	25.00	-	-	7.56	37.80	-	-	-
127	2	Third Floor	127	25.00	-	-	7.56	37.80	-	-	-
128	2	Third Floor	128	25.00	-	-	7.56	37.80	-	-	-
129	2	Third Floor	129	25.00	-	-	7.56	37.80	-	-	-
130	2	Third Floor	130	25.00	-	-	7.56	37.80	-	-	-
131	2	Third Floor	131	25.00	-	-	7.56	37.80	-	-	-
132	2	Third Floor	132	25.00	-	-	7.56	37.80	-	-	-

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										Opened	Closed
133	2	Fourth Floor	133	25.00	-	-	7.56	37.80	-	-	-
134	2	Fourth Floor	134	25.00	-	-	7.56	37.80	-	-	-
135	2	Fourth Floor	135	25.00	-	-	7.56	37.80	-	-	-
136	2	Fourth Floor	136	25.00	-	-	7.56	37.80	-	-	-
137	2	Fourth Floor	137	25.00	-	-	7.56	37.80	-	-	-
138	2	Fourth Floor	138	25.00	-	-	7.56	37.80	-	-	-
139	2	Fourth Floor	139	25.00	-	-	7.56	37.80	-	-	-
140	2	Fourth Floor	140	25.00	-	-	7.56	37.80	-	-	-
141	2	Fourth Floor	141	25.00	-	-	7.56	37.80	-	-	-
142	2	Fourth Floor	142	25.00	-	-	7.56	37.80	-	-	-
143	2	Fourth Floor	143	25.00	-	-	7.56	37.80	-	-	-
144	2	Fourth Floor	144	25.00	-	-	7.56	37.80	-	-	-
145	2	Fifth Floor	145	25.00	-	-	7.56	37.80	-	-	-
146	2	Fifth Floor	146	25.00	-	-	7.56	37.80	-	-	-
147	2	Fifth Floor	147	25.00	-	-	7.56	37.80	-	-	-
148	2	Fifth Floor	148	25.00	-	-	7.56	37.80	-	-	-
149	2	Fifth Floor	149	25.00	-	-	7.56	37.80	-	-	-
150	2	Fifth Floor	150	25.00	-	-	7.56	37.80	-	-	-
151	2	Fifth Floor	151	25.00	-	-	7.56	37.80	-	-	-
152	2	Fifth Floor	152	25.00	-	-	7.56	37.80	-	-	-
153	2	Fifth Floor	153	25.00	-	-	7.56	37.80	-	-	-
154	2	Fifth Floor	154	25.00	-	-	7.56	37.80	-	-	-

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										Opened	Closed
155	2	Fifth Floor	155	25.00	-	-	7.56	37.80	-	-	-
156	2	Fifth Floor	156	25.00	-	-	7.56	37.80	-	-	-
157	2	Sixth Floor	157	25.00	-	-	7.56	37.80	-	-	-
158	2	Sixth Floor	158	25.00	-	-	7.56	37.80	-	-	-
159	2	Sixth Floor	159	25.00	-	-	7.56	37.80	-	-	-
160	2	Sixth Floor	160	25.00	-	-	7.56	37.80	-	-	-
161	2	Sixth Floor	161	25.00	-	-	7.56	37.80	-	-	-
162	2	Sixth Floor	162	25.00	-	-	7.56	37.80	-	-	-
163	2	Sixth Floor	163	25.00	-	-	7.56	37.80	-	-	-
164	2	Sixth Floor	164	25.00	-	-	7.56	37.80	-	-	-
165	2	Sixth Floor	165	25.00	-	-	7.56	37.80	-	-	-
166	2	Sixth Floor	166	25.00	-	-	7.56	37.80	-	-	-
167	2	Sixth Floor	167	25.00	-	-	7.56	37.80	-	-	-
168	2	Sixth Floor	168	25.00	-	-	7.56	37.80	-	-	-

Executive Engineer
TNUHDB Division-IV
Chennai - 600 018

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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
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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.