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RE REGULATORY RECORD

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Verified RealEstate™
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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: Esaiyanur panchayat/ML2LJTNV /46532/2025

Date: 12/4/25 4:33 PM

From:

Village Panchayat

Esaiyanur

To :

Thiru.G.SURESH s/o Gopal, NO 08, Kanarkaikara street, Thouyppgana Arcot town & taluk, Ranipet, 632503.

Online Application Number: ML2LJTNV

Sir/ Madam,

Sub :

Final approval from The President, Esaiyanur Village & Panchayat, Arcot Panchayat Union, Arcot Taluk, Ranipet District. - Esaiyanur Village Survey Numbers: . 274/5, 274/6, 274/7B - Site Extent: 1.85 Acres or 7525.00 Sq.m.

Ref :

1.Ad.dtcp - ROC NO- RPT/ML2LJTNV/46532/2025/TCP and final approval SWP/DTCP/RANIPET/LAYOUT/NO : 81/2025 date.13.11.2025

2. Gift Document No; 6096.2025 Date : 31.10.2025,

3. Esaiyanur Panchayat Council President's, letter dated: 28.11.2025

4. Esaiyanur Panchayat Council resolution number; 87 Date. 26.11.2025.

Body:

Order, View 1 mentioned Esaiyanur Village Panchayat Survey No. 274/5, 274/6, 274/7B, Ext 1.85 acre, 7525.00 sqm, Ranipet District, Arcot taluk, Arcot Union; For the proposed residential layout, Assistant Director, DTCP, Ranipet District Roc letter num RPT/ML2LJTNV/46532/2025/TCP and final approval SWP / DTCP / RANIPET / LAYOUT / NO: 81/2025 date: 13.11.2025 All conditions mentioned there in have been examined.

Gift document number mentioned in View 2 of the above audited; 6096/2025 dated: 31.10.2025 has been handed over to Esaiyanur Panchayat and TANGEDCO for the proposed roads and Tamil Nadu Electricity Board allocation as per the plan for the above proposed residential plot, and the general allocation to be given to the local body. and land division Also, it have been donated to Esaiyanur Panchayat Council and TANGEDCO.

View 3 has been paid 46000/- (fourty six thousand rupees only) scrutiny fee rupees 1000 per each plot and inspection fee 2000(Two thousund rupees only) to the Esaiyanur Panchayat Council through the website. And Land Use conversion charges 3%, 14985/- (Rupees fourteen thousand nine hundreden eight five only) has been paid under DBC: 0217-60-800-AS22709. Therefore as per Assistant Director, DTCP, Ranipet District vide letter No. RPT/ML2LJTNV/46532/2025/TCP and final approvalSWP/DTCP/RANIPET/LAYOUT/NO:81/2025 date: 13.11.2025 conditions mentioned there in. And All basic amenities are completed.

Hence View 4 - ; The said Esayanur Panchayat Council Resolution No. 87, Dated: 26.11.2025 as on the above Esayanur Village Punsei Survey Nos, 274/5, 274/6, 274/7B and area of 1.85 acres, 7525.00 sqm ; Residential Plots 01 to 46 plots are approved and ordered as proposed residential Layout.

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.