Verified RealEstate™

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.

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

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

```
**************************************************
*                                                *
*           STAAD.Pro CONNECT Edition            *
*           Version  22.00.00.15                 *
*           Proprietary Program of               *
*           Bentley Systems, Inc.                *
*           Date=    MAR 14, 2026                *
*           Time=    12:40: 8                    *
*                                                *
*  Licensed to: only @ ::LAVTeam:: (R)           *
**************************************************
```

```
     1. STAAD SPACE
INPUT FILE: I:\1.MISCELLANEOUS\STABILITY CERTIFICATE\UC-KATTTUPAKKAM\KATTUPAKKAM.STD
     2. START JOB INFORMATION
     3. JOB NAME THE PROPOSED CONSTRUCTION OF HIGH RISE GROUP DEVELOPMENT RESIDENTIAL
     4. *BUILDING CONSISTING OF 2 BLOCKS, WHEREIN BLOCK NO. 1: WITH EXTENDED BASEMENT
     5. *FLOOR + GROUND FLOOR PART/ STILT FLOOR PART + 20 FLOORS (256 DWELLING UNITS)
     6. *WITH CLUB HOUSE USE IN GROUND FLOOR PART & 1ST FLOOR PART (A.V ROOM, KIDS PLAY
     7. *AREA, CHANGE ROOM, GYM, BOARD GAME, VIDEO GAMES & ETC.,), BLOCK NO. 2:
     8. *STILT + 4 FLOORS (23 DWELLING UNITS) AND OPEN SWIMMING POOL AT GROUND LEVEL
     9. *TOTALLY 279 DWELLING UNITS) GAINING ACCESS FROM POONAMALLEE BYPASS ROAD,
    10. *SENNEERKUPPAM, CHENNAI - 600 077. COMPRISED IN SURVEY NOS: 72/1A, 73/4C1B AND
    11. *77/2D OF SENNEERKUPPAM VILLAGE, POONAMALLEE TALUK, THIRUVALLUR DISTRICT
    12. *WITHIN THE LIMITS OF POONAMALLEE PANCHAYAT UNION.
    13. ENGINEER NAME SURESH
    14. CHECKER NAME SURESH
    15. APPROVED NAME SURESH
    16. ENGINEER DATE 3/14/2026
    17. CHECKER DATE 3/14/2026
    18. APPROVED DATE 3/14/2026
    19. END JOB INFORMATION
    20. INPUT WIDTH 79
    21. UNIT METER KN
    22. JOINT COORDINATES
    23. 1 -5 -1 0; 25 -5 -4 0; 26 -1.5 -1 0; 27 -1.5 -4 0; 28 2.2 -1 0; 29 2.2 -4 0
    24. 36 -5 2 0; 37 -1.5 2 0; 38 2.2 2 0; 42 -5 5 0; 43 -1.5 5 0; 44 2.2 5 0
    25. 57 5.9 -1 0; 58 5.9 -4 0; 59 5.9 2 0; 60 5.9 5 0; 63 9.6 -1 0; 64 9.6 -4 0
    26. 65 9.6 2 0; 66 9.6 5 0; 67 -5 8 0; 68 -1.5 8 0; 69 2.2 8 0; 70 5.9 8 0
    27. 71 9.6 8 0; 72 -5 11 0; 73 -1.5 11 0; 74 2.2 11 0; 75 5.9 11 0; 76 9.6 11 0
    28. 77 -5 14 0; 78 -1.5 14 0; 79 2.2 14 0; 80 5.9 14 0; 81 9.6 14 0; 82 -5 17 0
    29. 83 -1.5 17 0; 84 2.2 17 0; 85 5.9 17 0; 86 9.6 17 0; 87 -5 20 0; 88 -1.5 20 0
    30. 89 2.2 20 0; 90 5.9 20 0; 91 9.6 20 0; 92 -5 23 0; 93 -1.5 23 0; 94 2.2 23 0
    31. 95 5.9 23 0; 96 9.6 23 0; 97 -5 26 0; 98 -1.5 26 0; 99 2.2 26 0; 100 5.9 26 0
    32. 101 9.6 26 0; 102 -5 29 0; 103 -1.5 29 0; 104 2.2 29 0; 105 5.9 29 0
    33. 106 9.6 29 0; 107 -5 32 0; 108 -1.5 32 0; 109 2.2 32 0; 110 5.9 32 0
    34. 111 9.6 32 0; 112 -5 35 0; 113 -1.5 35 0; 114 2.2 35 0; 115 5.9 35 0
    35. 116 9.6 35 0; 117 -5 38 0; 118 -1.5 38 0; 119 2.2 38 0; 120 5.9 38 0
    36. 121 9.6 38 0; 122 -5 41 0; 123 -1.5 41 0; 124 2.2 41 0; 125 5.9 41 0
    37. 126 9.6 41 0; 127 -5 44 0; 128 -1.5 44 0; 129 2.2 44 0; 130 5.9 44 0
    38. 131 9.6 44 0; 132 -5 47 0; 133 -1.5 47 0; 134 2.2 47 0; 135 5.9 47 0
```

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

STAAD SPACE -- PAGE NO. 2

```
39. 136 9.6 47 0; 137 -5 50 0; 138 -1.5 50 0; 139 2.2 50 0; 140 5.9 50 0
40. 141 9.6 50 0; 142 -5 53 0; 143 -1.5 53 0; 144 2.2 53 0; 145 5.9 53 0
41. 146 9.6 53 0; 147 -5 56 0; 148 -1.5 56 0; 149 2.2 56 0; 150 5.9 56 0
42. 151 9.6 56 0; 152 -5 59 0; 153 -1.5 59 0; 154 2.2 59 0; 155 5.9 59 0
43. 156 9.6 59 0; 157 -5 62 0; 158 -1.5 62 0; 159 2.2 62 0; 160 5.9 62 0
44. 161 9.6 62 0; 162 -5 65 0; 163 -1.5 65 0; 164 2.2 65 0; 165 5.9 65 0
45. 166 9.6 65 0; 167 -5 68 0; 168 -1.5 68 0; 169 2.2 68 0; 170 5.9 68 0
46. 171 9.6 68 0; 172 -5 71 0; 173 -1.5 71 0; 174 2.2 71 0; 175 5.9 71 0
47. 176 9.6 71 0; 177 -5 74 0; 178 -1.5 74 0; 179 2.2 74 0; 180 5.9 74 0
48. 181 9.6 74 0
49. MEMBER INCIDENCES
50. 39 1 25; 40 1 26; 41 25 27; 42 26 27; 43 26 28; 44 27 29; 45 28 29; 55 1 36
51. 56 26 37; 57 28 38; 61 36 37; 62 37 38; 66 36 42; 67 37 43; 68 38 44; 72 42 43
52. 73 43 44; 96 28 57; 97 29 58; 98 57 58; 99 57 59; 100 38 59; 101 59 60
53. 102 44 60; 107 57 63; 108 58 64; 109 63 64; 110 63 65; 111 59 65; 112 65 66
54. 113 60 66; 114 42 67; 115 43 68; 116 44 69; 117 67 68; 118 68 69; 119 60 70
55. 120 69 70; 121 66 71; 122 70 71; 123 67 72; 124 68 73; 125 69 74; 126 72 73
56. 127 73 74; 128 70 75; 129 74 75; 130 71 76; 131 75 76; 132 72 77; 133 73 78
57. 134 74 79; 135 77 78; 136 78 79; 137 75 80; 138 79 80; 139 76 81; 140 80 81
58. 141 77 82; 142 78 83; 143 79 84; 144 82 83; 145 83 84; 146 80 85; 147 84 85
59. 148 81 86; 149 85 86; 150 82 87; 151 83 88; 152 84 89; 153 87 88; 154 88 89
60. 155 85 90; 156 89 90; 157 86 91; 158 90 91; 159 87 92; 160 88 93; 161 89 94
61. 162 92 93; 163 93 94; 164 90 95; 165 94 95; 166 91 96; 167 95 96; 168 92 97
62. 169 93 98; 170 94 99; 171 97 98; 172 98 99; 173 95 100; 174 99 100; 175 96 101
63. 176 100 101; 177 97 102; 178 98 103; 179 99 104; 180 102 103; 181 103 104
64. 182 100 105; 183 104 105; 184 101 106; 185 105 106; 186 102 107; 187 103 108
65. 188 104 109; 189 107 108; 190 108 109; 191 105 110; 192 109 110; 193 106 111
66. 194 110 111; 195 107 112; 196 108 113; 197 109 114; 198 112 113; 199 113 114
67. 200 110 115; 201 114 115; 202 111 116; 203 115 116; 204 112 117; 205 113 118
68. 206 114 119; 207 117 118; 208 118 119; 209 115 120; 210 119 120; 211 116 121
69. 212 120 121; 213 117 122; 214 118 123; 215 119 124; 216 122 123; 217 123 124
70. 218 120 125; 219 124 125; 220 121 126; 221 125 126; 222 122 127; 223 123 128
71. 224 124 129; 225 127 128; 226 128 129; 227 125 130; 228 129 130; 229 126 131
72. 230 130 131; 231 127 132; 232 128 133; 233 129 134; 234 132 133; 235 133 134
73. 236 130 135; 237 134 135; 238 131 136; 239 135 136; 240 132 137; 241 133 138
74. 242 134 139; 243 137 138; 244 138 139; 245 135 140; 246 139 140; 247 136 141
75. 248 140 141; 249 137 142; 250 138 143; 251 139 144; 252 142 143; 253 143 144
76. 254 140 145; 255 144 145; 256 141 146; 257 145 146; 258 142 147; 259 143 148
77. 260 144 149; 261 147 148; 262 148 149; 263 145 150; 264 149 150; 265 146 151
78. 266 150 151; 267 147 152; 268 148 153; 269 149 154; 270 152 153; 271 153 154
79. 272 150 155; 273 154 155; 274 151 156; 275 155 156; 276 152 157; 277 153 158
80. 278 154 159; 279 157 158; 280 158 159; 281 155 160; 282 159 160; 283 156 161
81. 284 160 161; 285 157 162; 286 158 163; 287 159 164; 288 162 163; 289 163 164
82. 290 160 165; 291 164 165; 292 161 166; 293 165 166; 294 162 167; 295 163 168
83. 296 164 169; 297 167 168; 298 168 169; 299 165 170; 300 169 170; 301 166 171
84. 302 170 171; 303 167 172; 304 168 173; 305 169 174; 306 172 173; 307 173 174
85. 308 170 175; 309 174 175; 310 171 176; 311 175 176; 312 172 177; 313 173 178
86. 314 174 179; 315 177 178; 316 178 179; 317 175 180; 318 179 180; 319 176 181
87. 320 180 181
88. DEFINE MATERIAL START
89. ISOTROPIC CONCRETE
90. E 2.17185E+07
91. POISSON 0.17
92. DENSITY 23.5616
93. ALPHA 1E-05
94. DAMP 0.05
```



Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

```
 95. END DEFINE MATERIAL
 96. MEMBER PROPERTY INDIAN
 97. 39 42 45 55 TO 57 66 TO 68 98 99 101 109 110 112 114 TO 116 119 121 -
 98. 123 TO 125 128 130 132 TO 134 137 139 141 TO 143 146 148 150 TO 152 155 157 -
 99. 159 TO 161 164 166 168 TO 170 173 175 177 TO 179 182 184 186 TO 188 191 193 -
100. 195 TO 197 200 202 204 TO 206 209 211 213 TO 215 218 220 222 TO 224 227 229 -
101. 231 TO 233 236 238 240 TO 242 245 247 249 TO 251 254 256 258 TO 260 263 265 -
102. 267 TO 269 272 274 276 TO 278 281 283 285 TO 287 290 292 294 TO 296 299 301 -
103. 303 TO 305 308 310 312 TO 314 317 319 PRIS YD 0.8 ZD 0.3
104. 40 41 43 44 61 62 72 73 96 97 100 102 107 108 111 113 117 118 120 122 126 -
105. 127 129 131 135 136 138 140 144 145 147 149 153 154 156 158 162 163 165 167 -
106. 171 172 174 176 180 181 183 185 189 190 192 194 198 199 201 203 207 208 210 -
107. 212 216 217 219 221 225 226 228 230 234 235 237 239 243 244 246 248 252 253 -
108. 255 257 261 262 264 266 270 271 273 275 279 280 282 284 288 289 291 293 297 -
109. 298 300 302 306 307 309 311 315 316 318 320 PRIS YD 0.6 ZD 0.2
110. CONSTANTS
111. MATERIAL CONCRETE ALL
112. SUPPORTS
113. 25 27 29 58 64 FIXED
114. DEFINE 1893 LOAD
115. ZONE 0.16 RF 3 I 1 SS 2 ST 1 DM 0.5
116. MEMBER WEIGHT
117. 39 TO 45 55 TO 57 61 62 66 TO 68 72 73 96 TO 102 107 TO 320 UNI -14.5
118. DEFINE WIND LOAD

*** NOTE: If any floor diaphragm is present in the model Wind Load definition
          should be defined after Floor Diaphragm definition. Otherwise wind
          load generation may be unsuccessful during analysis.

119. TYPE 1
120. INT 0.673 1.03335 1.3537 1.65375 HEIG  10  30  50  100
121. EXP 1 JOINT 1 25 TO 29 36 TO 38 42 TO 44 57 TO 60 63 TO 181
122. LOAD 1 LOADTYPE NONE  TITLE SLX1
123. 1893 LOAD X 1
124. LOAD 2 LOADTYPE NONE  TITLE SLZ1
125. 1893 LOAD Z 1
126. LOAD 3 LOADTYPE DEAD  TITLE DL
127. SELFWEIGHT Y -1
128. MEMBER LOAD
129. 40 43 61 62 72 73 96 100 102 107 111 113 117 118 120 122 126 127 129 131 135 -
130. 136 138 140 144 145 147 149 153 154 156 158 162 163 165 167 171 172 174 176 -
131. 180 181 183 185 189 190 192 194 198 199 201 203 207 208 210 212 216 217 219 -
132. 221 225 226 228 230 234 235 237 239 243 244 246 248 252 253 255 257 261 262 -
133. 264 266 270 271 273 275 279 280 282 284 288 289 291 293 297 298 300 302 306 -
134. 307 309 311 315 316 318 320 UNI GY -25
135. LOAD 4 LOADTYPE LIVE  TITLE LL
136. MEMBER LOAD
137. 40 43 61 62 72 73 96 100 102 107 111 113 117 118 120 122 126 127 129 131 135 -
138. 136 138 140 144 145 147 149 153 154 156 158 162 163 165 167 171 172 174 176 -
139. 180 181 183 185 189 190 192 194 198 199 201 203 207 208 210 212 216 217 219 -
```

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

```
140. 221 225 226 228 230 234 235 237 239 243 244 246 248 252 253 255 257 261 262 -
141. 264 266 270 271 273 275 279 280 282 284 288 289 291 293 297 298 300 302 306 -
142. 307 309 311 315 316 318 320 UNI GY -15
143. LOAD 7 LOADTYPE WIND  TITLE WLZ1
144. WIND LOAD Z 1 TYPE 1
145. LOAD 8 LOADTYPE WIND  TITLE WLZ2
146. WIND LOAD Z -1 TYPE 1
147. LOAD COMB 9 1.5(DL+LL)
148. 3 1.5 4 1.5
149. LOAD COMB 10 1.2(DL+LL+SLX)
150. 3 1.2 4 1.2 1 1.2
151. LOAD COMB 11 1.2(DL+LL+SLZ)
152. 3 1.2 4 1.2 2 1.2
153. LOAD COMB 14 1.2(DL+LL+WLZ1)
154. 3 1.2 4 1.2 7 1.2
155. LOAD COMB 15 1.2(DL+LL+WLZ2)
156. 3 1.2 4 1.2 8 1.2
157. LOAD COMB 16 1.5(DL+SLX)
158. 3 1.5 1 1.5
159. LOAD COMB 17 1.5(DL+SLZ)
160. 3 1.5 2 1.5
161. LOAD COMB 20 1.5(DL+WLZ1)
162. 3 1.5 7 1.5
163. LOAD COMB 21 1.5(DL+WLZ2)
164. 3 1.5 8 1.5
165. LOAD COMB 22 0.9DL+1.5SLX
166. 3 0.9 1 1.5
167. LOAD COMB 23 0.9DL+1.5SLZ
168. 3 0.9 2 1.5
169. LOAD COMB 26 0.9DL+1.5WLZ1
170. 3 0.9 7 1.5
171. LOAD COMB 27 0.9DL+1.5WLZ2
172. 3 0.9 8 1.5
173. PERFORM ANALYSIS
```

P R O B L E M S T A T I S T I C S

NUMBER OF JOINTS	135	NUMBER OF MEMBERS	238
NUMBER OF PLATES	0	NUMBER OF SOLIDS	0
NUMBER OF SURFACES	0	NUMBER OF SUPPORTS	5

Using 64-bit analysis engine.



Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

STAAD SPACE -- PAGE NO. 5

SOLVER USED IS THE OUT-OF-CORE BASIC SOLVER

ORIGINAL/FINAL BAND-WIDTH= 11/ 5/ 36 DOF
TOTAL PRIMARY LOAD CASES = 6, TOTAL DEGREES OF FREEDOM = 780
TOTAL LOAD COMBINATION CASES = 13 SO FAR.
SIZE OF STIFFNESS MATRIX = 29 DOUBLE KILO-WORDS
REQRD/AVAIL. DISK SPACE = 12.7/1634558.9 MB

**WARNING: IF THIS UBC/IBC ANALYSIS HAS TENSION/COMPRESSION
OR REPEAT LOAD OR RE-ANALYSIS OR SELECT OPTIMIZE, THEN EACH
UBC/IBC CASE SHOULD BE FOLLOWED BY PERFORM ANALYSIS & CHANGE.

```
*********************************************************
* UNITS - KN    METE                                    *
* TIME PERIOD FOR X 1893 LOADING =    1.96849 SEC       *
* SA/G PER 1893=    0.345, LOAD FACTOR= 1.000           *
* VB PER 1893=    0.0092 X    11370.90=     104.75 KN   *
*                                                       *
*********************************************************
```

```
*********************************************************
* UNITS - KN    METE                                    *
* TIME PERIOD FOR Z 1893 LOADING =    1.96849 SEC       *
* SA/G PER 1893=    0.345, LOAD FACTOR= 1.000           *
* VB PER 1893=    0.0092 X    11370.90=     104.75 KN   *
*                                                       *
*********************************************************
```

174. FINISH

********** END OF THE STAAD.Pro RUN **********

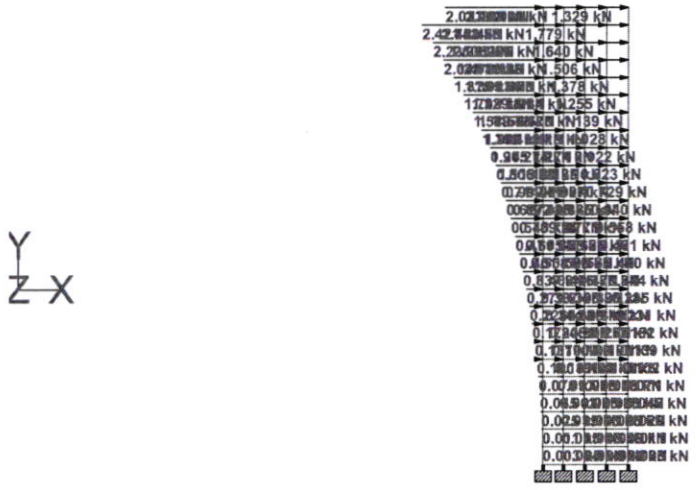
**** DATE= MAR 14,2026 TIME= 12:40:10 ****

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

```
*************************************************************
*   For technical assistance on STAAD.Pro, please visit     *
*   http://www.bentley.com/en/support/                      *
*                                                           *
*   Details about additional assistance from                *
*   Bentley and Partners can be found at program menu       *
*   Help->Technical Support                                 *
*                                                           *
*      Copyright (c) 1997-2017 Bentley Systems, Inc.        *
*                 http://www.bentley.com                    *
*************************************************************
```

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

Software licensed to STAAD.Pro CONNECTED User: Not signed in	Job No	Sheet No 1	Rev
	Part		
Job Title The proposed construction of High Rise Group Development Residential	Ref		
	By Suresh	Date 3/14/2026	Chd Suresh
Client	File KATTUPAKKAM.std	Date/Time	14-Mar-2026 12:39



Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

Software licensed to STAAD.Pro CONNECTED User: Not signed in	Job No	Sheet No 1	Rev
	Part		
Job Title The proposed construction of High Rise Group Development Residential	Ref		
	By Suresh	Date 3/14/2026	Chd Suresh
Client	File KATTUPAKKAM.std	Date/Time 14-Mar-2026 12:39	



Load 2

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005



Load 3

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

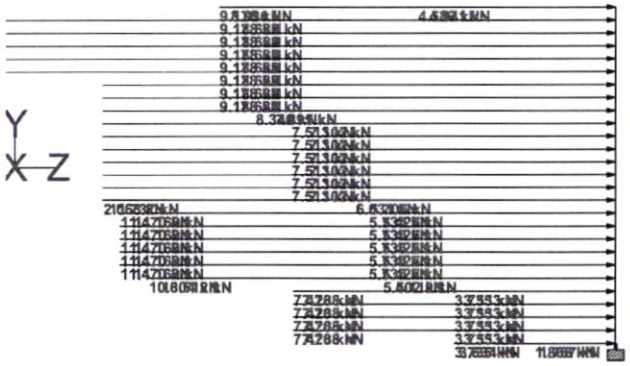
Software licensed to STAAD.Pro CONNECTED User: Not signed in	Job No	Sheet No 1	Rev
	Part		
Job Title The proposed construction of High Rise Group Development Residential	Ref		
	By Suresh	Date 3/14/2026	Chd Suresh
Client	File KATTUPAKKAM.std	Date/Time 14-Mar-2026 12:39	



Load 4

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

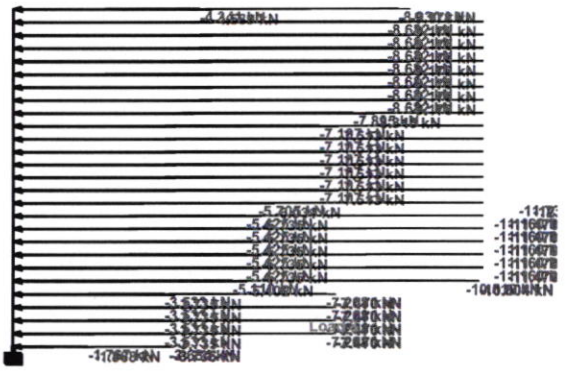
Software licensed to STAAD.Pro CONNECTED User: Not signed in	Job No	Sheet No 1	Rev
	Part		
Job Title The proposed construction of High Rise Group Development Residential	Ref		
	By Suresh	Date 3/14/2026	Chd Suresh
Client	File KATTUPAKKAM.std	Date/Time	14-Mar-2026 12:39



Load 7

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

Software licensed to STAAD.Pro CONNECTED User: Not signed in	Job No	Sheet No 1	Rev
	Part		
Job Title The proposed construction of High Rise Group Development Residential	Ref		
	By Suresh	Date 3/14/2026	Chd Suresh
Client	File KATTUPAKKAM.std	Date/Time 14-Mar-2026 12:39	





Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/I/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

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
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

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.