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™
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OMR Thoraipakkam,
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DIGITALLY VERIFIED RECORD



புத்தகம் 202.5ம் வருடத்திற்கு 1579 ம்
பூவணம்.....17.....தாள்களைக் கொடுக்கப்பட்டது.
6.வது தாள்.

2நீ இணை சார்பதிவாளர்
திருவண்ணாமலை

**CERTIFICATE**
**EXTRACT FROM THE TOWN SURVEY LAND REGISTER**

District : Tiruvannamalai  Taluk : Tiruvannamalai  Town : Tiruvannamalai  Ward : ward-1 TIRUVANNAMALAI

| S.No | Block Code and Name Of Locality | Number | | O.Sur No and Letter | Municipal Door No. | Govt,Mitta, Zamindari,Inam | Dry,Wet, Unassessed, Promboke, House-site | Source Of Irrigation and Class | If Double Crop,Rate of Composition | Class and Sort of soil | Taram | Rate per Acre/Hectare | | Extent By Town Survey | | | Assesment | | Municipal Register | Adangal (UDS Details) | How the holding is utilised | Remarks |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | Sur. Field | Sub Div. | | | | | | | | | Rs. | Paise | Hectare | Ares | Sq. Meter | Municipal | Govt. | | | | |
| 1 | Block : 03-வார்டு 1 பிளாக் 3 | 54 | 1D | 54/1D - | - | ரயத்துவாரி | மனை | 0 | - | 8- | 5 | 4.17 | | 0 | 43 | 10.5 | - | 1.80 | - | சின்னதம்பி மகன் செல்வராஜ், சின்னதம்பி மகள் வெண்ணிலா, சின்னதம்பி மகள் வளர்மதி | மற்றவை | 2025/0153/06/000125TR DT. 2025-01-31 TR DT: 31-01-2025 |

Certified that the above is a true extract from the Town Survey Land Register maintained in the Taluk.

மின் கையொப்பம் / Digital Signature : 31-01-2025
பெயர் / Name : Manavalan B
பதவி / Designation : Zonal Deputy Tahsildar
இடம் / Place : திருவண்ணாமலை வட்டம் / Tiruvannamalai, திருவண்ணாமலை மாவட்டம் / Tiruvannamalai

குறிப்பு / Remarks :

1. மேற்கண்ட தகவல் / சான்றிதழ் நகல் விவரங்கள் மின் பதிவேட்டிலிருந்து பெறப்பட்டவை. இவற்றை தாங்கள் https://eservices.tn.gov.in என்ற இணைய தளத்தில் URB/06/01/001/001/0003/54/1D என்ற குறிப்பு எண்ணை உள்ளீடு செய்து உறுதி செய்துகொள்ளவும்.
The above information / certificate details are generated from Digital records. This can be verified at the eServices portal https://eservices.tn.gov.in by giving the reference number URB/06/01/001/001/0003/54/1D

2. இத் தகவல்கள் 29-09-2025 அன்று 10:42:59 AM நேரத்தில் அச்சடிக்கப்பட்டது.
The certificate was printed on 29-09-2025 at 10:42:59 AM

3. கைப்பேசி கேமராவின்2D barcode படிப்பான் மூலம் படித்து 3G/GPRS வழி இணையதளத்தில் சரிபார்க்கவும்
Scan with 2D Barcode reader of mobile phone camera and check on website using 3G/GPRS.

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.