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

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+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

அனுப்புநர்

1.T.கவின்ராஜ்,

2.M.R.ஜெய பிரதீப்,

கதவு எண்.142/1,

கொக்கராயன்பேட்டை ரோடு,

அணிமூர் அஞ்சல்,

கொல்லபட்டி,

திருச்செங்கோடு – 637 214.

பெறுநர்

Tamil Nadu Real Estate Regulatory Authority (TNRERA),
Door No.133,
G - Block,
1st Avenue,
Anna Nagar (East),
Chennai – 600 102.

மதிப்பிற்குரியா ஐயா,

ஈரோடு மாவட்டம், மொடக்குறிச்சி வட்டம், அவல்பூந்துறை கிராமம், ரீ.ச.எண். 51/2 - ல் மனைப்பிரிவின் ஊடே எந்தவொரு மின்னழுத்தக்கம்பி பாதையும் செல்லவில்லை, மேலும் மனைப்பிரிவு சாலையின் வழியாக தான் செல்லுகிறது என இதன் மூலம் உறுதியளிக்கிறோம்.

தேதி : 01.07.2026

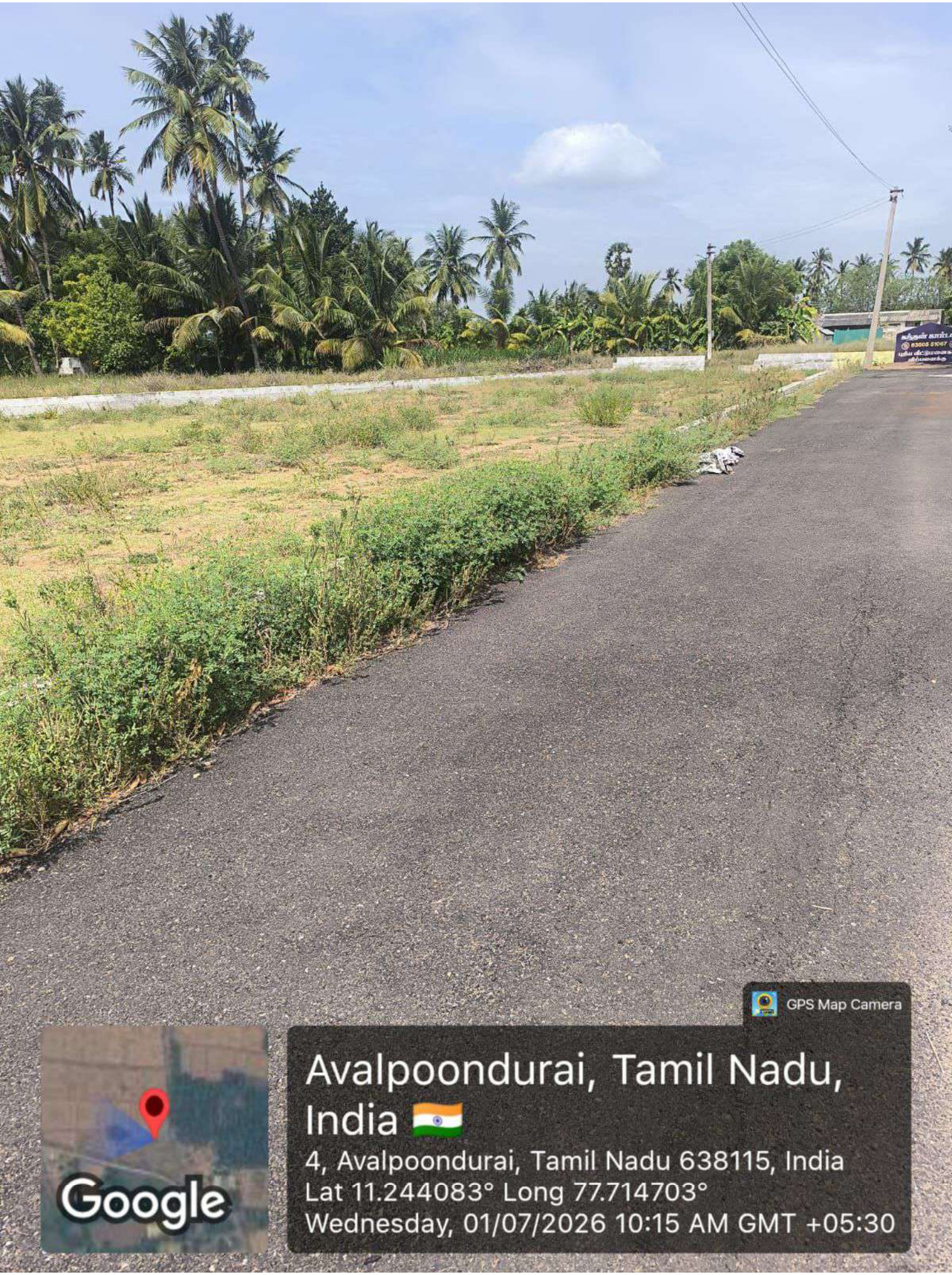
இப்படிக்கு,

இணைப்பு:-

Geo Tagging Photos.


GPS Map Camera
Erode, Tamil Nadu, India
Senkaduvalsu Rd, Tamil Nadu 638115, India,
Erode, Tamil Nadu 638115, India
Lat 11.243995° Long 77.714356°
Wednesday, 01/07/2026 10:16 AM GMT +05:30
Google


கந்தன் கார்டன்
63805 51067
புதிய வீட்டுமனைகள்
விற்பனைக்கு
GPS Map Camera
Erode, Tamil Nadu, India
Senkaduvalsu Rd, Tamil Nadu 638115, India,
Erode, Tamil Nadu 638115, India
Lat 11.244031° Long 77.714397°
Wednesday, 01/07/2026 10:16 AM GMT +05:30
Google


GPS Map Camera
Avalpoondurai, Tamil Nadu, India
4, Avalpoondurai, Tamil Nadu 638115, India
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Wednesday, 01/07/2026 10:15 AM GMT +05:30
Google

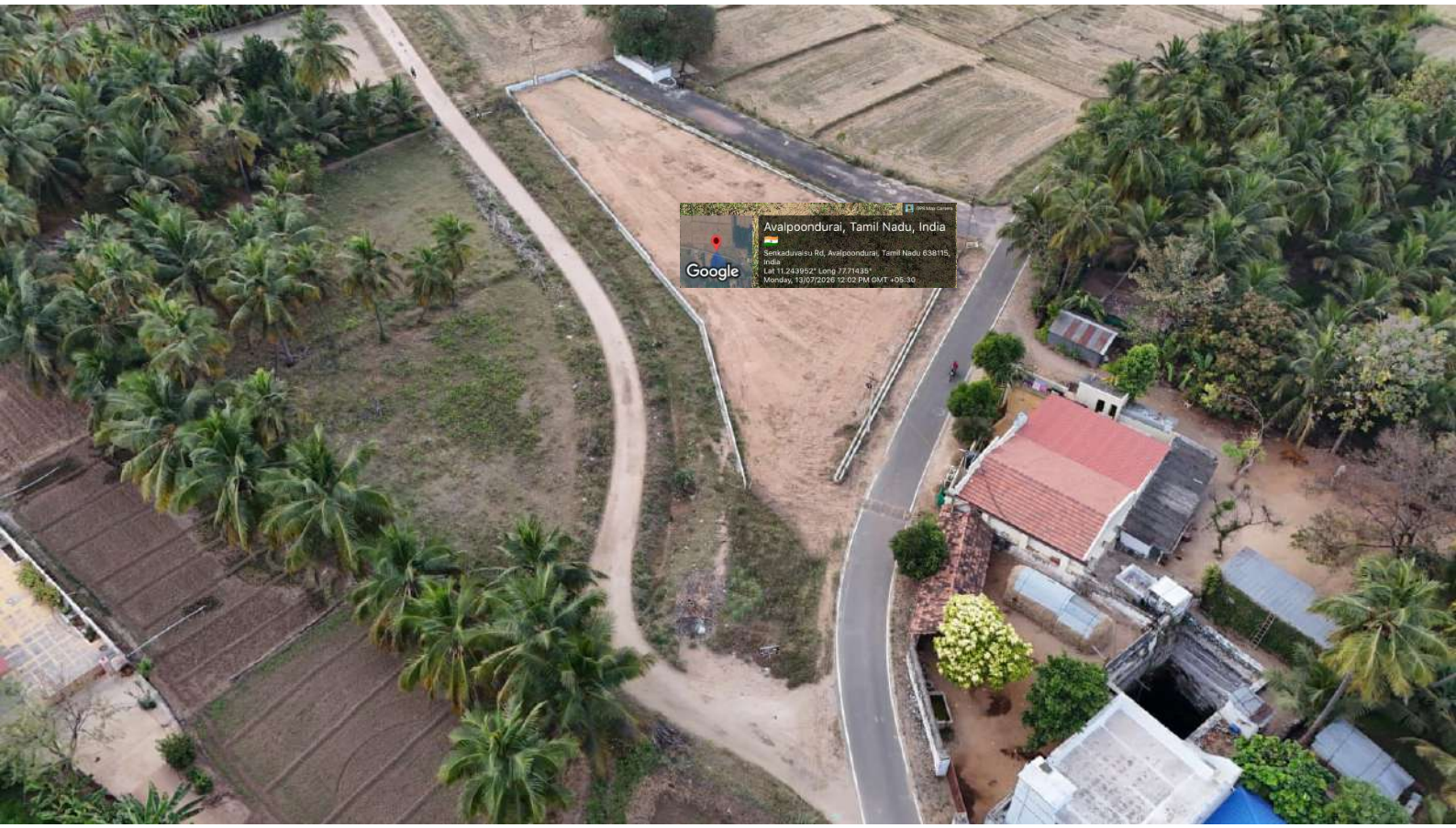

GPS Map Camera
Google
Avalpoondurai, Tamil Nadu, India
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Lat 11.244028° Long 77.714544°
Monday, 13/07/2026 12:03 PM GMT +05:30

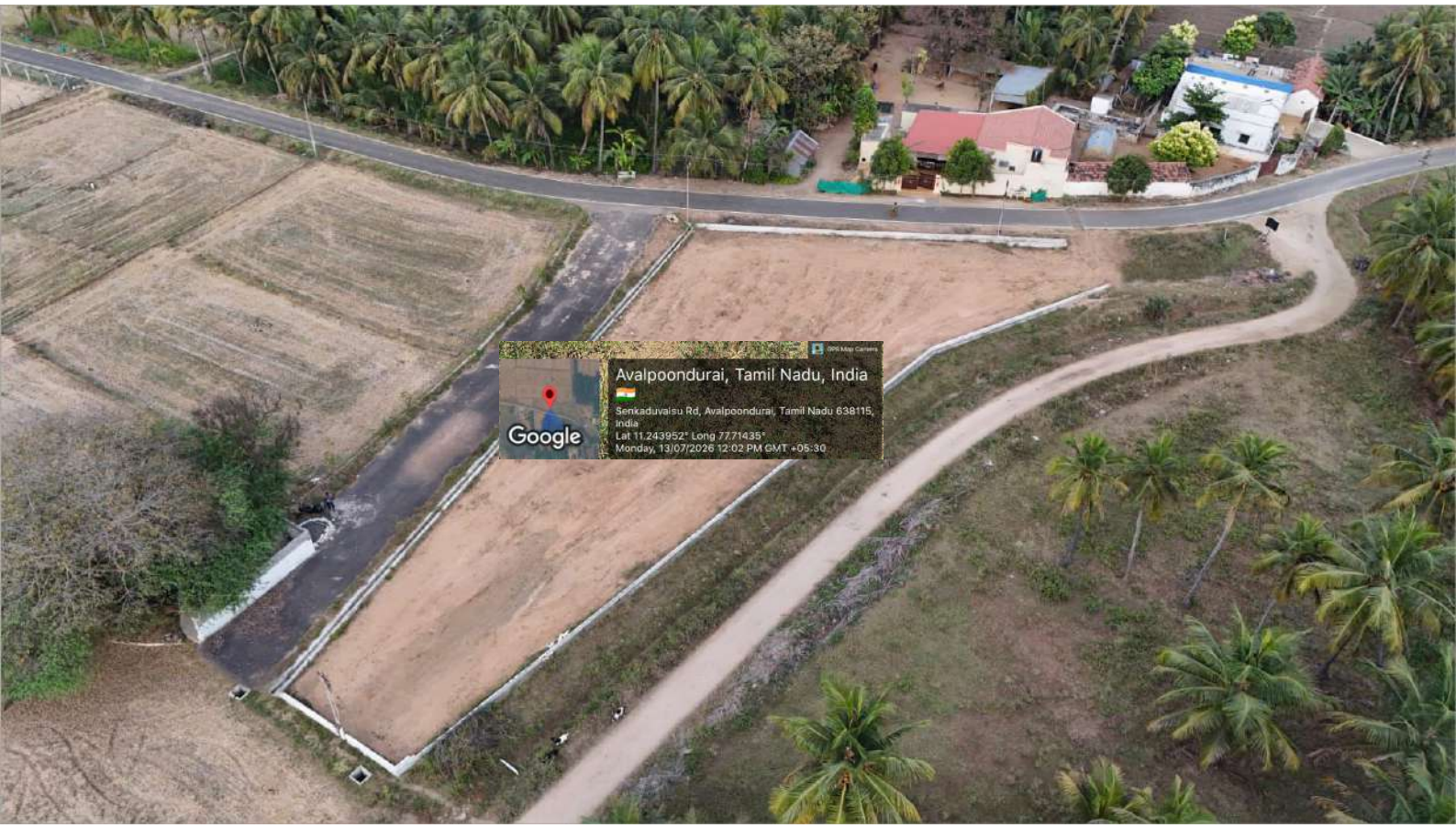

GPS Map Camera
Avalpoondurai, Tamil Nadu, India
Senkaduvalsu Rd, Avalpoondurai, Tamil Nadu 638115, India
Lat 11.244061° Long 77.714532°
Monday, 13/07/2026 12:03 PM GMT +05:30
Google


GPS Map Camera
Avalpoondurai, Tamil Nadu, India
Senkaduvalsu Rd, Avalpoondurai, Tamil Nadu 638115, India
Lat 11.244052° Long 77.714361°
Monday, 13/07/2026 12:02 PM GMT +05:30
Google


GPS Map Camera
Avalpoondurai, Tamil Nadu, India
Senkaduvalsu Rd, Avalpoondurai, Tamil Nadu 638115, India
Lat 11.243952° Long 77.71435°
Monday, 13/07/2026 12:02 PM GMT +05:30
Google


GPS Map Camera
Avalpoondurai, Tamil Nadu, India
Senkaduvalsu Rd, Avalpoondurai, Tamil Nadu 638115, India
Lat 11.243999° Long 77.714472°
Monday, 13/07/2026 12:01 PM GMT +05:30
Google


Avalpoondurai, Tamil Nadu, India
Senkaduvaisu Rd, Avalpoondurai, Tamil Nadu 638115, India
Lat 11.243952° Long 77.71435°
Monday, 12/07/2026 12:02 PM GMT +05:30
Google


Google
Avalpoondurai, Tamil Nadu, India
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Google

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.