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

Layout Application - Final Approval Letter

Roc No: 49860/2025/TVR **Date:** 1/9/26 7:10 PM

From:

Village Panchayat

KEELAKAVATHUKUDI

To :

J Ganapathi , N Venkatesan & S Vignesh,
441 -13 ,Kalyanasundharam Nagar ,Senthamangalam,Thiruvarur. 610004

Online Application Number: OOWHIYU1

Sir/ Madam,

Sub :

LAYOUT APPROVAL -THIRUVARUR DISTRICT KEELAKAVATHUKUDI PANCHAYAT SURVEY NO: 129/1B1B, 129/1B1C & 129/2A2 MR J Ganapathi ,MR N Venkatesan & MR S Vignesh, Correspondence for granding approval for a plot of land with area of 14550 sq.m.

Ref :

1. Applicant MR J Ganapathi ,MR N Venkatesan & MR S Vignesh,Thiruvarur Ref No. OOWHIYU1 (F.No: 49860/2025/TVR) Date : 13.07.2025
2. G.O (M.S.)No: 181 Housing and Urban Development Date : 09.12.2022
3. G.O.(M.S.) No : 180/RDPR/05.12.2024
4. AD /DTCP/Technical sanction No :41/2025
5. Keelakavathukudi Panchayat Resolution No : 06 Date : 26.12.2025
6. Keelakavathukudi panchayat approval fee and inspection fees Rs.4,38,668/-
7. Related Documents :

Body:

Thiruvarur Block, Keelakavathukudi Panchayat –Senthamangalam Village RS No. : 129/1B1B, 129/1B1C & 129/2A2 - MR J Ganapathi ,MR N Venkatesan & MR S Vignesh,; A plot of land consisting of 73 plots spread over an area of 14550 sq.m. has been constructed. The plot has been granted technical permission as per the Panchayat Building / Plot Rules as per the Tamil Nadu Panchayats Act 1994, Government OrderNo.255 dated 18.08.1997 and Government Order No.180 Rural Development Department dated 18.12.2024 and as per M.V./M.N.U.A

(Coast) No. 01/2025 . Therefore ,final approval is given to the land division by Keelakavathukudi

Panchayat Council Resolution No.06 dated 26.12.2025 subject to the following conditions.

1. The land division has been laid out as shown in the map approved by the Keelakavathukudi Panchayat

Village

Signature valid

Signed by: Village Panchayat President
Location:Tiruvarur
Date:2026.01.09 19:10:34

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.