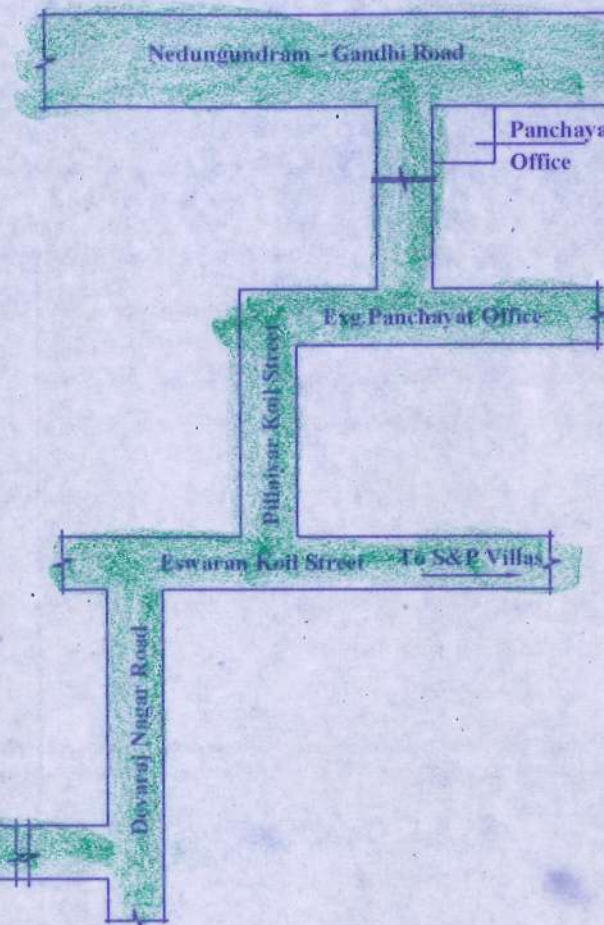
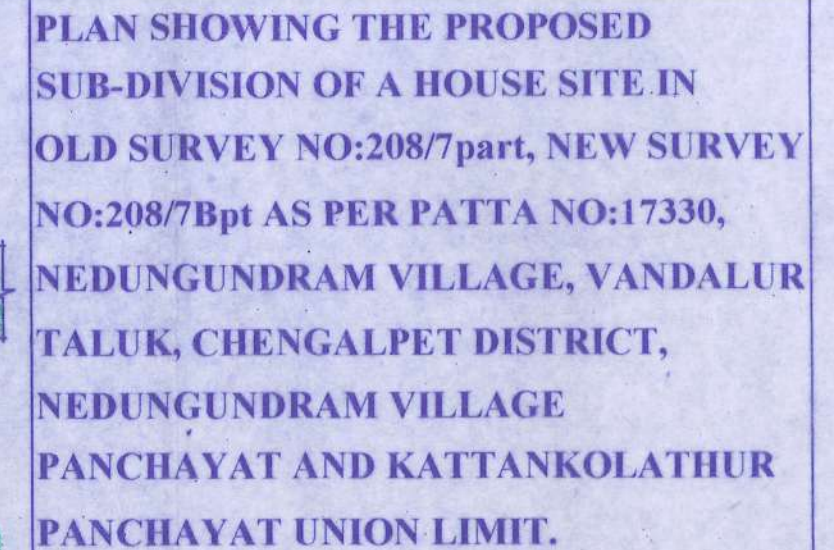


RERA Document

The document as the regulator published it, reproduced in full behind this page.

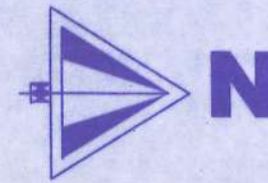
Published for reference. The authority's own register is the operative record.



மாண்புமிகு / மனை உபபிரிவு
அனுமதி எண் 21/2025-26 நாள் 14.10.25
அனுமதி அளிக்கப்படுகிறது
ப.மு. எண் 21/2025-26 நாள் 14.10.25
S. S. S. S. S.
தலைவர்
நெடுங்குன்றம் ஊராட்சி
காட்டாங்கிள்ளத்தூர் ஊராட்சி ஒன்றியம்

Ln.T.ARUL YOHARAJ, M.Tech.,(ST),LLB
Registered Engineer
Reg No.RE / GR-II/19/03/014
Chennai Metropolitan Development Authority
Emmanuel Planners, Ph:044 - 22291919
No.15,Sri Ranganathan Nagar,
Near Bharath Engg.College, Chennai-600 073.
Cell : 9381032266

Ref No-1|19.09.2025|



PLAN SHOWING THE PROPOSED
SUB-DIVISION OF A HOUSE SITE IN
OLD SURVEY NO:208/7part, NEW SURVEY
NO:208/7Apt AS PER PATTA NO:17329,
NEDUNGUNDRAM VILLAGE, VANDALUR
TALUK, CHENGALPET DISTRICT,
NEDUNGUNDRAM VILLAGE
PANCHAYAT AND KATTANKOLATHUR
PANCHAYAT UNION LIMIT.

AREA DETAILS:

	SQ.FT	SQ.M
PLOT NO:B1	: 1260.00	117.06
PLOT NO:B2	: 1251.00	116.22
PLOT NO:B3	: 1239.00	115.11
PLOT NO:B4	: 1218.00	113.15
PLOT NO:B5	: 1234.00	114.64
PLOT NO:B6	: 1500.00	139.35
TOTAL AREA	: 7702.00	715.53

COLOUR INDEX

PROPOSED		ROAD	
BOUNDARY			

OWNER

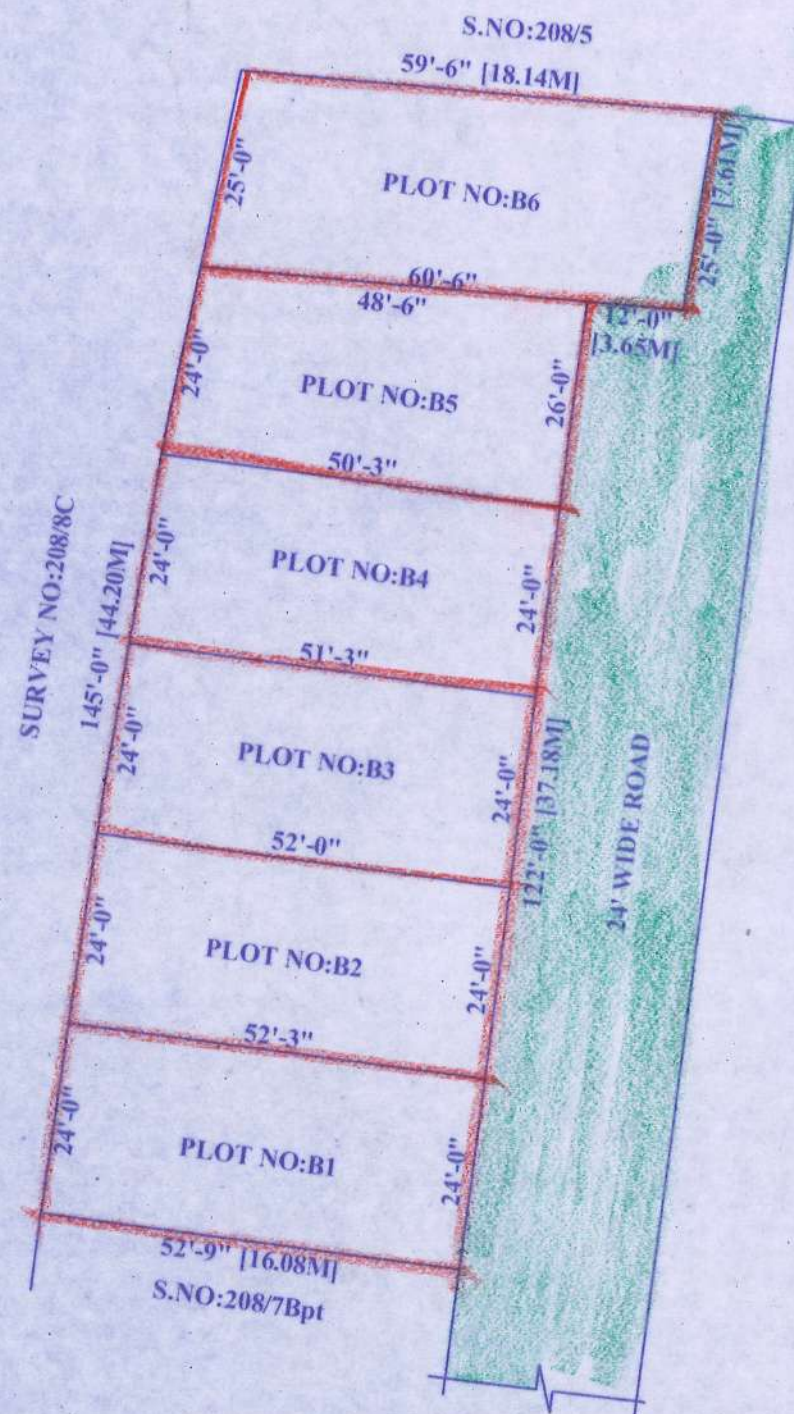
For **VAMANAN ESTATES**

Proprietor

REGISTERED ENGINEER

Ln.T.ARUL YOHARAJ, M.Tech.,(ST),LLB
Registered Engineer
Reg No.RE / GR-II/19/03/014
Chennai Metropolitan Development Authority
Emmanuel Planners, Ph:044 - 22291919
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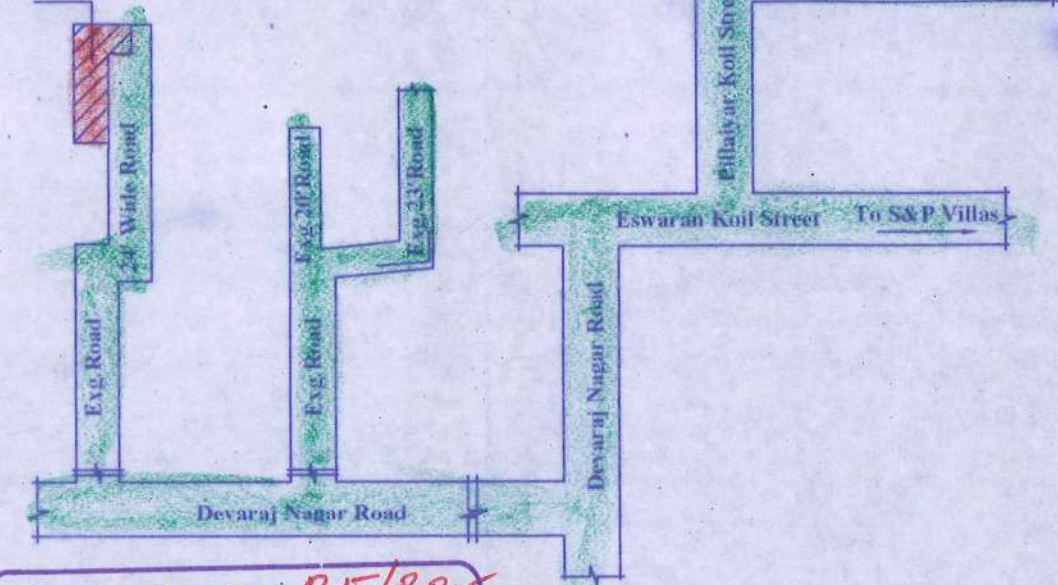
Ref No-1|19.09.2025|



SUB-DIVISION PLAN

SCALE - 1" = 24' 0" [1:300]

PRO.SITE



KEY PLAN

(N.T.S)

Planning Permit No. **35/2025**

APPROVED

Subject to the conditions in this Office Letter

D.DIS.No. **2295/2025/A4,Dt. 22/09/2025**

Commissioner

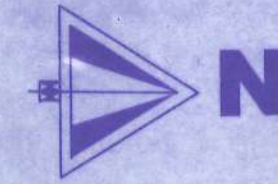
Kattankulathur Panchayat Union
This Planning Permission Issued
As Per Delegation Of Powers Given By

Member Secretary,
CMDA, Chennai - 600 008.

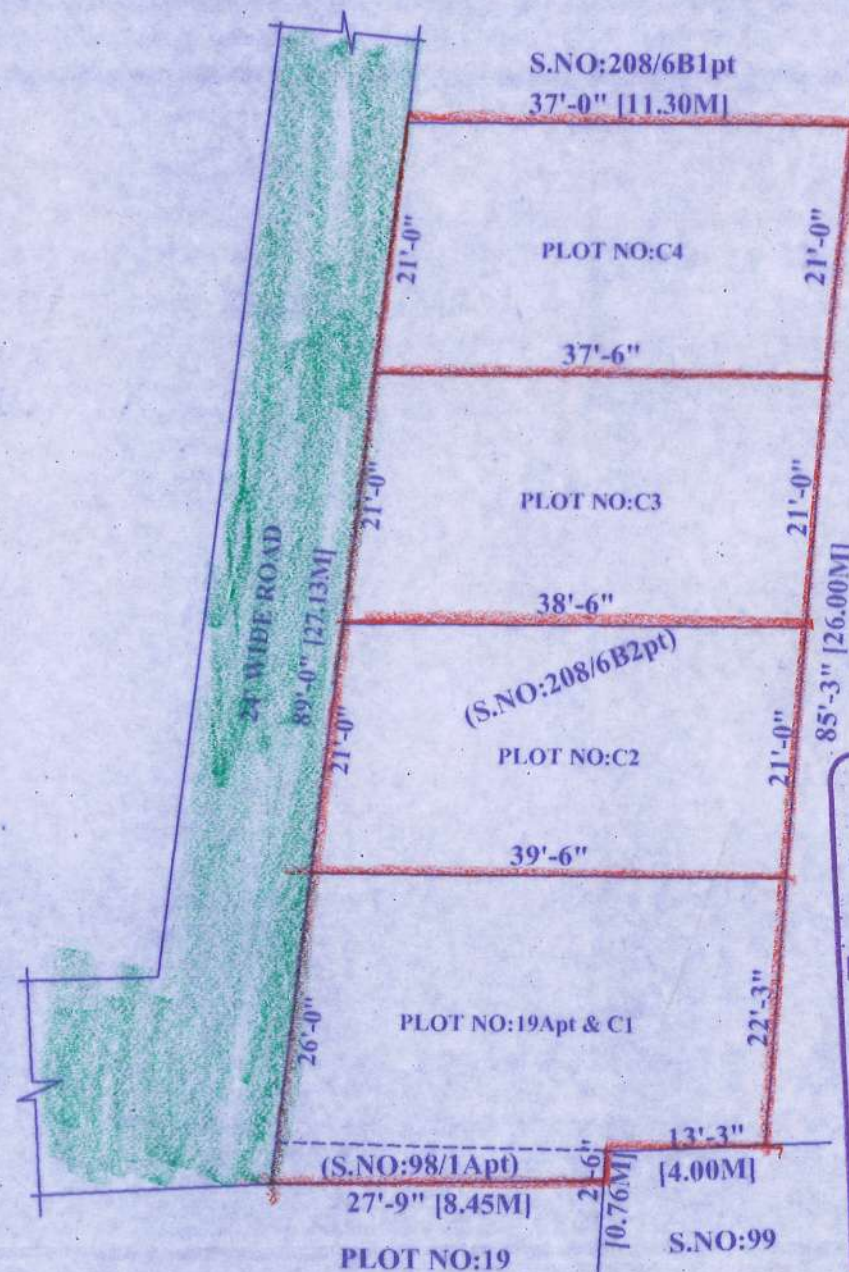
22/09/2025



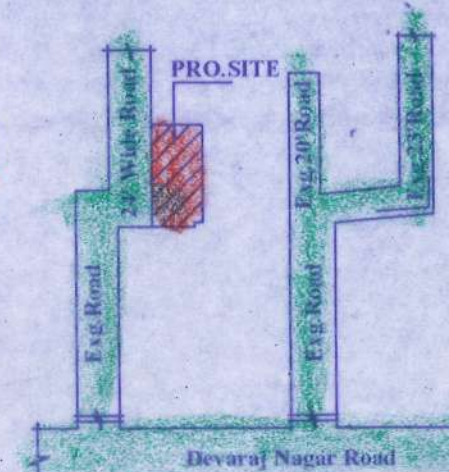
14/10/25



PLAN SHOWING THE PROPOSED
SUB-DIVISION OF A HOUSE SITE AT
PLOT NO:19Apt IN OLD S.NO:98/1 & 98/2,
NEW SURVEY NO:98/1Apt AS PER PATTA
NO:17358, DEVARAJ NAGAR-II AND LAND
IN OLD S.NO:208/6B, NEW SURVEY
NO:208/6B2pt AS PER PATTA NO:17306,
NEDUNGUNDRAM VILLAGE, VANDALUR
TALUK, CHENGALPET DISTRICT,
NEDUNGUNDRAM VILLAGE PANCHAYAT
AND KATTANKOLATHUR PANCHAYAT
UNION LIMIT.



SUB-DIVISION PLAN
SCALE - 1" = 16' 0" [1:200]



KEY PLAN
(N.T.S)

Planning Permit No. **33/2025**
APPROVED
Subject to the conditions in this Office Letter
D.DIS.No **2268/2025/A4.D** 22/09/2025
Commissioner
Kattankulathur Panchayat Union
This Planning Permission Issued
As Per Delegation Of Powers Given By
Member Secretary,
CMDA, Chennai - 600 008.

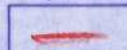
Plot No:19A in Approved
Layout By CMDA Vide
P.P.D/L.O.NO:131/1990

மனைபிரிவு / மனை உபபிரிவு
அனுமதி எண் **19/2025-26** நாள் **14.10.25**
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S. Narin
தலைவர்
நெடுங்குன்றம் ஊராட்சி
முகவர்தான் ஊராட்சி குன்றியூர்

AREA DETAILS:

	SQ.FT	SQ.M
PLOT NO:19Apt & C1 :	986.00	91.60
PLOT NO:C2 :	819.00	76.09
PLOT NO:C3 :	798.00	74.14
PLOT NO:C4 :	782.00	72.65
TOTAL AREA :	3385.00	314.48

COLOUR INDEX

PROPOSED  ROAD 
BOUNDARY 

OWNER

For **VAMANAN ESTATES**

Proprietor

REGISTERED ENGINEER

Ln.T.ARUL YOHARAJ, M.Tech.,(ST),LLB
Registered Engineer
Reg No.RE / GR-II/19/03/014
Chennai Metropolitan Development Authority
Emmanuel Planners, Ph:044 - 22291919
No.15,Sri Ranganathan Nagar,
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Cell : 9381032266

Ref No-1|19.09.2025|

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](#)



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



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.

