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

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பதிவுத்துறை
REGISTRATION DEPARTMENT

For Complaints and Clarifications, please contact:
9498452110 / 9498452120 / 9498452130
(Monday to Friday 10 AM to 5.45 PM, excluding Government holidays)

For queries related to software, please contact:
1800 102 5174
(Monday to Friday 8 AM to 8 PM, Saturday 10 AM to 5 PM excluding Government holidays)

The information provided Online is updated and no physical visit is required for the Services provided Online.

Guideline Search

Search Criteria :

Zone:	COIMBATORE	Sub Registrar Office:	PERIYANAYAKKAN PALAYAM
Guideline Village:	SARKARSAMAKULAM	Revenue Village:	SARKAR SAMAKULAM.
Revenue District:	COIMBATORE	Revenue Taluka:	ANNUR
Street/Survey Number:	420		

120 items found, displaying 21 to 30.
[First/Prev] 1, 2, **3**, 4, 5, 6, 7, 8 [Next/Last]

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
21	420/15	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
22	420/16	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
23	420/17	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
24	420/18	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
25	420/19	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
26	420/1A	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	01-Jul-2024	-

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
27	420/1B1	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
28	420/1B2	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
29	420/1C1	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
30	420/20	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-

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Search/View EC
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Chit Funds
Marriage
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Duty and Fees

Duty and Fees

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Citizen Charter
Tell me How
User Manual

Download

Utility Forms
Circulars
Latha Font
Typewriter Interface Tool
Typewriter Interface Manual
Rupee Symbol
Cyber Security Awareness
Safe and Ethical AI
TamilNadu Blockchain Policy
Cyber Security Policy

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Guideline Village:	SARKARSAMAKULAM	Revenue Village:	SARKAR SAMAKULAM.
Revenue District:	COIMBATORE	Revenue Taluka:	ANNUR
Street/Survey Number:	421		

77 items found, displaying 11 to 20.
[First/Prev] 1, **2**, 3, 4, 5, 6, 7, 8 [Next/Last]

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
11	421/1A1	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	01-Jul-2024	-
12	421/1A2A	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
13	421/1A2B	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
14	421/1A2C	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
15	421/1A2D	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
16	421/1A2E	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
17	421/1A2F	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
18	421/1A2G	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-

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Street/Survey Number:	421		

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Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
21	421/1B1	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	01-Jul-2024	-
22	421/1B3A	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	01-Jul-2024	-
23	421/20	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
24	421/21	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
25	421/22	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
26	421/23	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
27	421/24	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
28	421/25	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-

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Revenue District:	COIMBATORE	Revenue Taluka:	ANNUR
Street/Survey Number:	422		

87 items found, displaying 11 to 20.
[First/Prev] 1, **2**, 3, 4, 5, 6, 7, 8 [Next/Last]

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
11	422/1A	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	01-Jul-2024	-
12	422/1B1	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	15-Oct-2025	-
13	422/1B10	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	15-Oct-2025	-
14	422/1B11	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	15-Oct-2025	-
15	422/1B12	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	15-Oct-2025	-
16	422/1B13	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	15-Oct-2025	-
17	422/1B14	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	15-Oct-2025	-
18	422/1B15	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	15-Oct-2025	-

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
69	422/29	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-
70	422/2A	3460000/ Acre	8550000/ Hectare	Dry Special Type - II	24-Sep-2025	-

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Stamp Vendor
Search/View EC
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Chit Funds
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Duty and Fees

Duty and Fees

Reference

Citizen Charter
Tell me How
User Manual

Download

Utility Forms
Circulars
Latha Font
Typewriter Interface Tool
Typewriter Interface Manual
Rupee Symbol
Cyber Security Awareness
Safe and Ethical AI
TamilNadu Blockchain Policy
Cyber Security Policy

External Links

National Portal
Cyber Resilence
Cyber Security Incident Reporting
Electronic/Digital Signature facility

Legal Information

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.