Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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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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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 117/2025-26 **Date:** 2/4/26 12:49 PM

From:

Executive officer

54, Main Street, Pallapalayam, Kanjikovil via, Perundurai Tk, Erode Dt - 638116.

To :

R. Duraisamy Power Agent of Periyasamy and Five Other
D.No.35A, Pudhukalani, Thaneerpanthalpalayam, Erode - 638004

Online Application Number: TNAK5YOS

Sir/ Madam,

Sub :

Residential Layout Approval Order S.F.No.5/4B1, 7/5B

Ref :

Letter from the Deputy Director of Urban Planning, Erode, No. TNAK5YOS/2025/TCP, Dated.26.05.2025

Body:

In the letter of the Deputy Director of Urban Planning, Erode, the final approval of the plot is given in accordance with the order received on the condition of granting technical approval for the approval of the plot for the construction of 44 unsold residential plots on the land located in Pallapalayam Town Panchayat - Pallapalayam 'B' Village - S.F.No.5/4B1, 7/5B, Erode District, with an area of 2.37 acres (9591.00 sq m). Further, the relevant fee of Rs.2,62,285/-, Govt E-challan No.20260203041955 Date.03.02.2026 Rs.93430/- and Town panchayat receipts No.356 date.03.02.2026 Rs.66,863/- Total Rs.4,22,578/- has been paid on the government website and Office receipt as per the details given in the letter in this office. Based on the documents available to the public and subject to the technical approval conditions mentioned in the letter of the Deputy Director of Urban Planning, Erode District, the Government is hereby directed to grant approval subject to the conditions as per the Municipal Act, 1920, to sell the unsold 44 residential plots situated in the area of S.F.No.

5/4B1, 7/5B, Pallapalayam 'B' Village, Ward No.2, Thambikalai Ayyan kovil road, Pallapalayam Town Panchayat, to the owner Duraisamy Power agent of Periyasamy and Five Other, D.No.35A, Pudhukalani, Thaneerpanthalpalayam, Erode.

Executive officer

Signature valid

Signed by: Executive Officer
Location:Erode
Date:2026.02.04 12:49:36

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.