Verified RealEstate™

RE REGULATORY RECORD

RERA Document

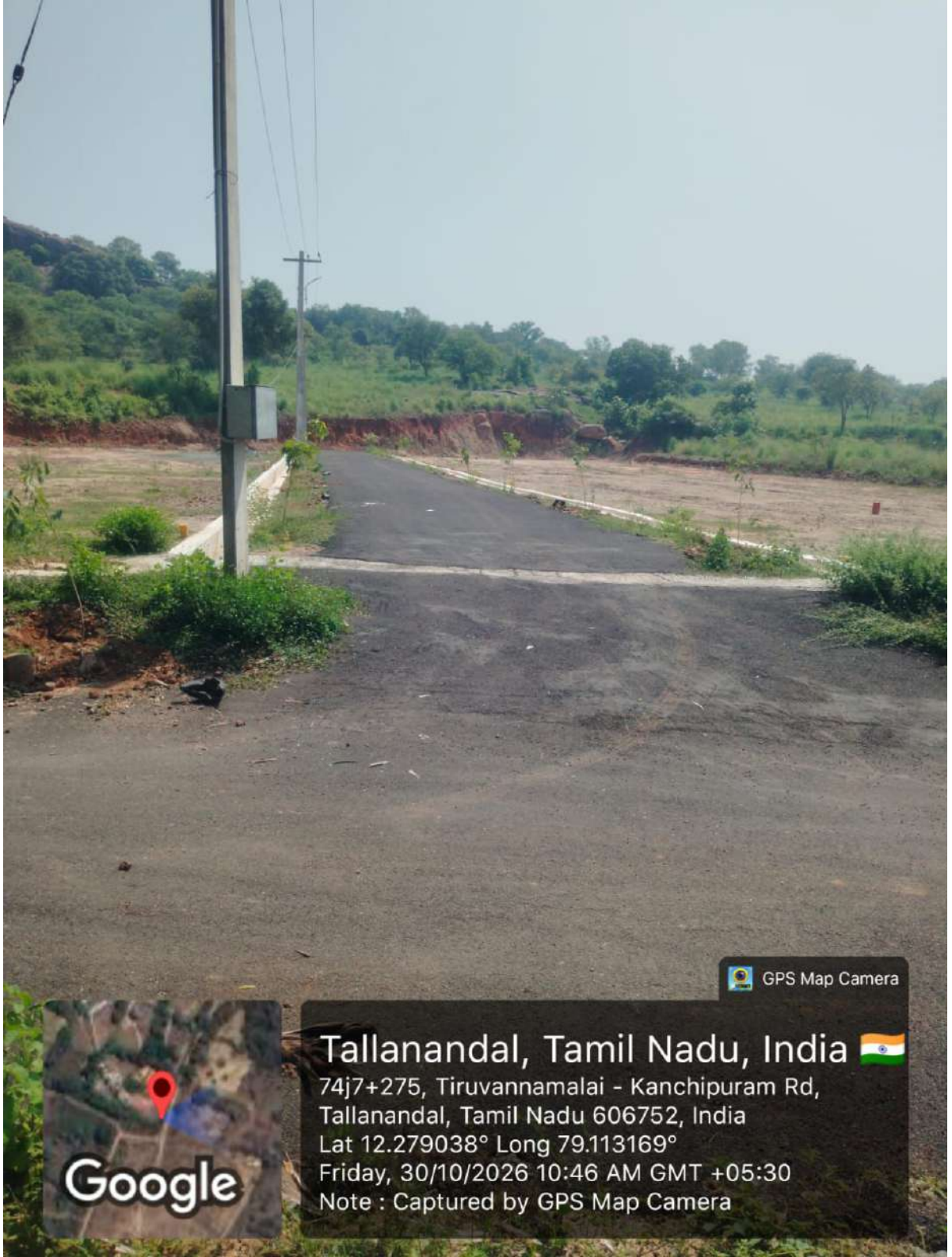
The document as the regulator published it, reproduced in full behind this page.

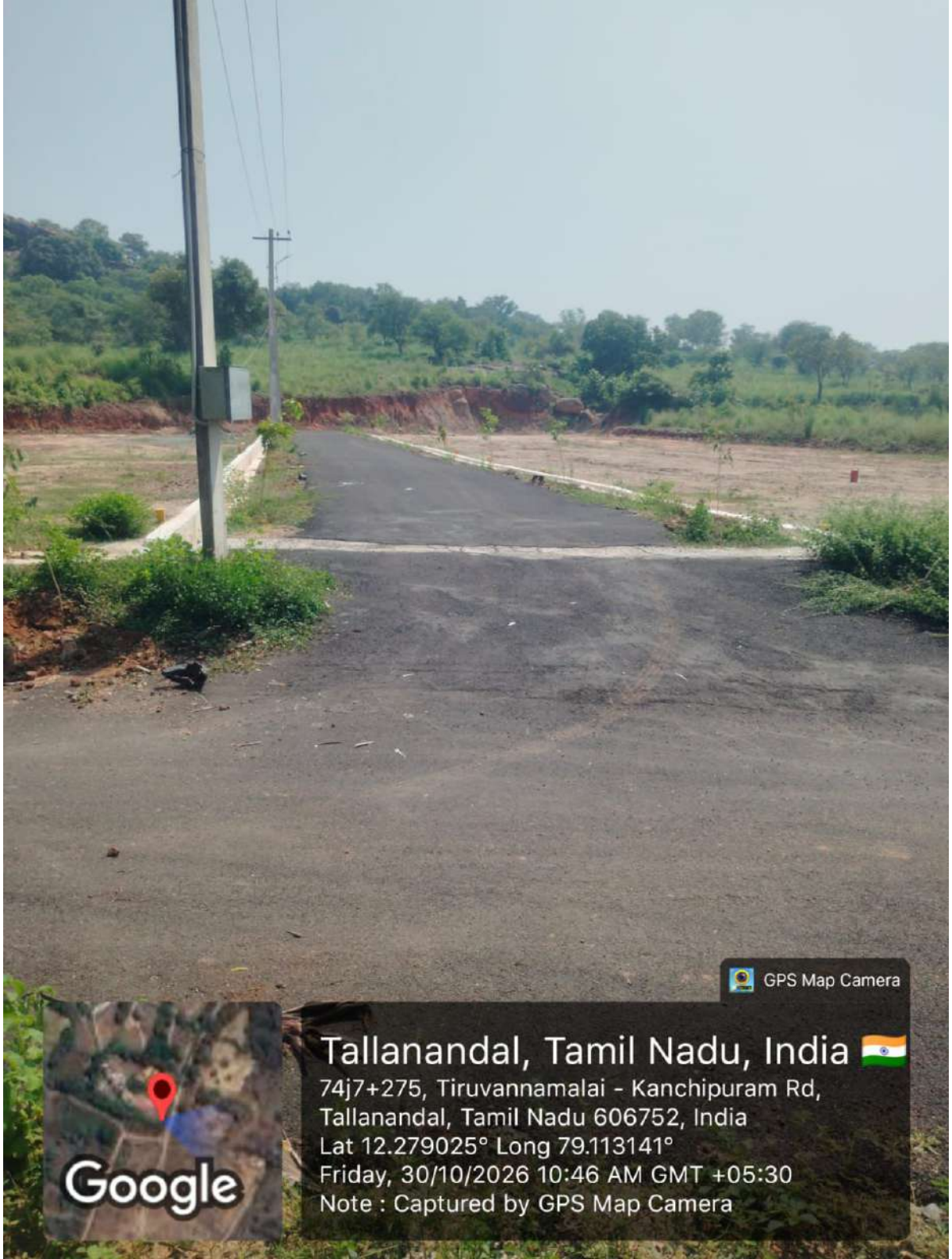
Published for reference. The authority's own register is the operative record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate


ai - Kanchipuram
Google
Tallanandal, Tamil Nadu, India
74J7+275, Tiruvannamalai - Kanchipuram Rd,
Sallanandal, Tamil Nadu 606752, India,
Friday, 30/10/2026, 10:21 AM GMT +05:30
Lat: 12.483216, Long: 79.401241
7 N
31.08°
60%
0.79 km/h


GPS Map Camera
Tallanandal, Tamil Nadu, India
74j7+275, Tiruvannamalai - Kanchipuram Rd,
Tallanandal, Tamil Nadu 606752, India
Lat 12.279038° Long 79.113169°
Friday, 30/10/2026 10:46 AM GMT +05:30
Note : Captured by GPS Map Camera
Google


GPS Map Camera
Tallanandal, Tamil Nadu, India
74j7+275, Tiruvannamalai - Kanchipuram Rd,
Tallanandal, Tamil Nadu 606752, India
Lat 12.279025° Long 79.113141°
Friday, 30/10/2026 10:46 AM GMT +05:30
Note : Captured by GPS Map Camera
Google

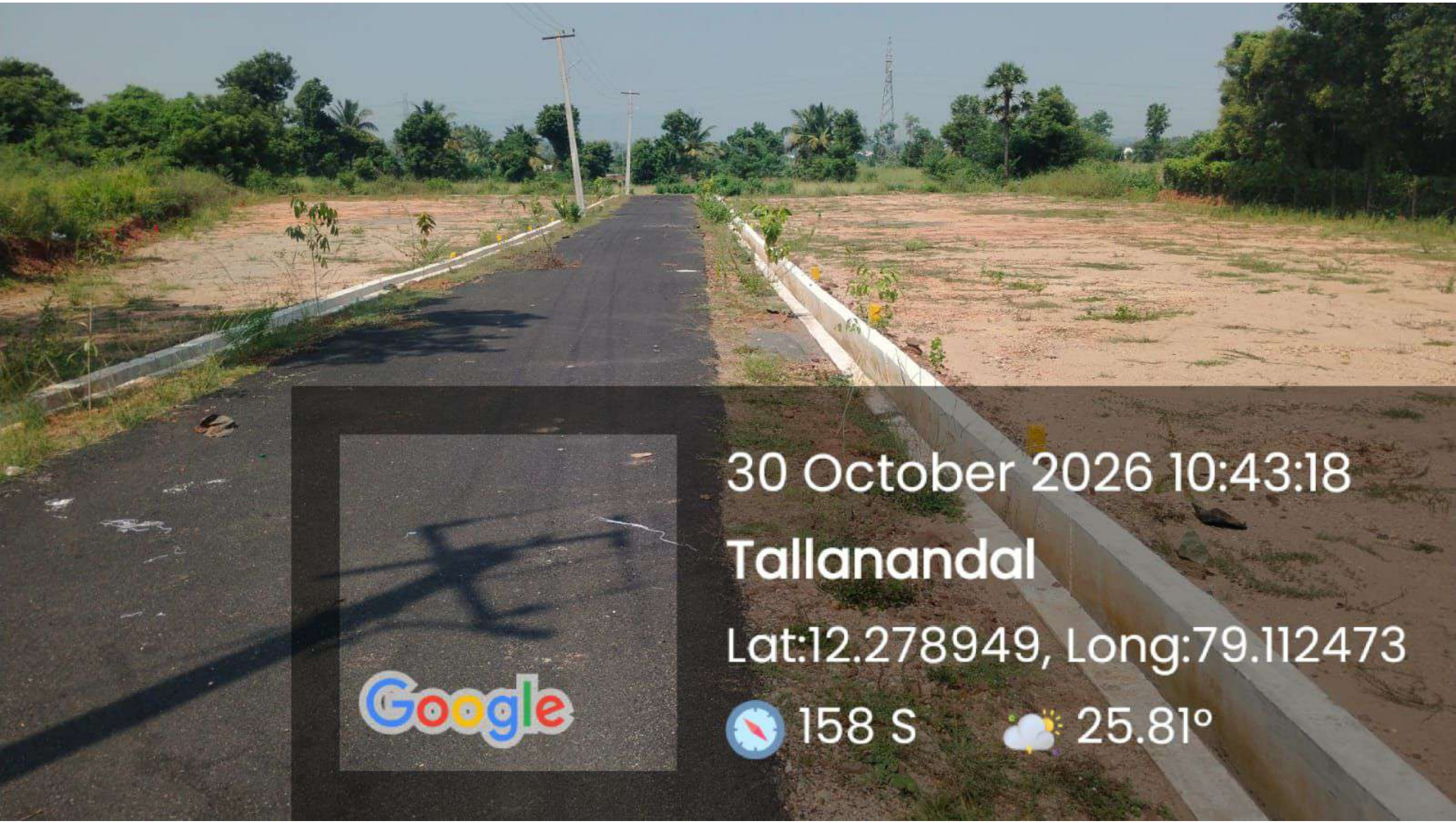

GPS Map Camera
Google
Tallanandal, Tamil Nadu, India
74j7+275, Tiruvannamalai - Kanchipuram Rd,
Tallanandal, Tamil Nadu 606752, India
Lat 12.279233° Long 79.113211°
Friday, 30/10/2026 10:46 AM GMT +05:30
Note : Captured by GPS Map Camera


Tallanandal, Tamil Nadu, India
74J7+275, Tiruvannamalai - Kanchipuram Rd,
Sallanandal, Tamil Nadu 606752, India,
Friday, 30/10/2026, 10:21 AM GMT +05:30
Lat: 12.483216, Long: 79.401241
87 E 31.08° 60% 0.79 km/h
Google


Tallanandal, Tamil Nadu, India
74J7+275, Tiruvannamalai - Kanchipuram Rd,
Sallanandal, Tamil Nadu 606752, India,
Friday, 30/10/2026, 10:21 AM GMT +05:30
Lat: 12.483216, Long: 79.401241
268 W
31.08°
60%
0.79 km/h
Google


Tallanandal, Tamil Nadu, India
74J7+275, Tiruvannamalai - Kanchipuram Rd,
Sallanandal, Tamil Nadu 606752, India,
Friday, 30/10/2026, 10:21 AM GMT +05:30
Lat: 12.483216, Long: 79.401241
113 SE
31.08°
60%
0.79 km/h
Google


ai - Kanchipuram
Google
Tallanandal, Tamil Nadu, India
74J7+275, Tiruvannamalai - Kanchipuram Rd,
Sallanandal, Tamil Nadu 606752, India,
Friday, 30/10/2026, 10:21 AM GMT +05:30
Lat: 12.483216, Long: 79.401241
68 E
31.08°
60%
0.79 km/h


30 October 2026 10:43:18
Tallanandal
Lat:12.278949, Long:79.112473
158 S
25.81°


rugar kovil
Google
30 October 2026 10:43:06
Getting Location...
Getting Coordinate...
90 E
25.81°


rugar kovil
30 October 2026 10:42:52
Tallanandal
Lat:12.278946, Long:79.112411
94 E
25.81°
Google


rugar kovil
30 October 2026 10:42:01
Tallanandal
Lat:12.278941, Long:79.112404
300 NW
25.81°
Google




Latitude: 12.278944
Longitude: 79.112406
Elevation: 175.9±7.89 m
Accuracy: 15.62 m
Time: 10-30-2026 10:38
Powered by NoteCam


GPS Map Camera
Tallanandal, Tamil Nadu, India
74j7+275, Tiruvannamalai - Kanchipuram Rd,
Tallanandal, Tamil Nadu 606752, India
Lat 12.278942° Long 79.112399°
Friday, 30/10/2026 10:37 AM GMT +05:30
Note : Captured by GPS Map Camera
Google


Latitude: 12.278938
Longitude: 79.112378
Elevation: 175.56±2.5 m
Accuracy: 3.273 m
Time: 10-30-2026 10:36
Powered by NoteCam


rugar kovil
30 October 2026 10:33:37
Tallanandal
Lat:12.278919, Long:79.112381
296 NW
25.81°
Google


rugar kovil
30 October 2026 10:33:35
Tallanandal
Lat:12.278919, Long:79.112381
296 NW
25.81°
Google


Kanchipuram
Google
Tallanandal, Tamil Nadu, India
74J7+275, Tiruvannamalai - Kanchipuram Rd,
Sallanandal, Tamil Nadu 606752, India,
Friday, 30/10/2026, 10:21 AM GMT +05:30
Lat: 12.483216, Long: 79.401241
189 S
31.0°
55%
0.79 km/h


Thellanandal-sri malai kallayana murugar kovil
Sri Arunachala Ramana Atma Vidya Mandir
Image © 2026 Airbus
Google Earth

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.