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Verified RealEstate™
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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: CZL4K522/2025/TCP

Date: 2/27/26 1:00 PM

From:

Village Panchayat

Ukkamperumpakkam

To :

Mr. A.M. Sathyamurthi
NO.105, 1st Floor, H-Block,
Blue Moon Apartments,
Arulmurugan Nagar,
Old Pallavaram, Chennai, 600117

Online Application Number: CZL4K522

Sir/ Madam,

Sub :

Residential Layout - Office of the District town and country planning, Tiruvannamalai District - The proposal for a Residential
Layout with an extent of 0.40.0 Hectare (0.99 Acre) in S.F.No. 83/3 of Ukkamperumbakkam village and Panchayat, Vembakkam
Panchayat Union, Vembakkam Taluk, Tiruvannamalai District - Technical clearance issued - forwarded for further action - Reg.

Ref :

1.Assistant Director of Town and Country Planning - Tiruvannamalai vide his M.V./M.N.U.U.E (Thiruvannamalai) No.: 350/2025, Date: 25.09.2025 – Letter.
2.House division road and public allotment (Public use, transformer location) handed over to the Panchayat vide Document No.: 3095, Date: 23.09.2025.
2. Special Officer/District Development Officer (DDO) Resolution No.: 24, Date:- 25.02.2025.

Body:

As mentioned in View - 1, in the letter from the Assistant Director of Urban Planning - Thiruvannamalai, the technical approval for the new residential division map has been granted for the land under UkkamPerumpakkam Panchayat in Vempakkam Panchayat Union, with village survey numbers 83/3 - 0.40.00 hectare (0.99 acre) and an area of 4007.84 sq.m. M.V./M.A.N.U.I (T.Malai) No. 350/2025, dated 25.09.2025, has approved this. According to G.O. No. 79, Housing and Urban Development Department, dated 04.05.2017, an amount of Rs.

30,000/- (Rupees Thirty Thousand in words) and Rs. 1,000/- (Rupees One Thousand in words) for viewing the house division, totaling Rs. 31,000/- (Rupees Thirty-One Thousand in words), has been paid under the appropriate government head account and receipts submitted. Subsequently, as mentioned in View - 3, according to the resolution No. 24 of Ukkamperumpakkam Panchayat Council, dated 25.02.2026, it has been approved to sell these houses and the resolution has been executed.

View - 2 According to the donation deed, an area of 1,130.70 square meters including roads and corner closures intended for the panchayat, 16.10 square meters for the transformer location, and 14.70 square meters for general panchayat use, has been automatically transferred to the panchayat as per the document registered in the Panchayat Sub-Registrar's office in 1 book, entry number 3095 of the year 2025. Therefore, final approval for the aforementioned residential areas and permission for registration of the deeds is hereby ordered.

It is hereby informed that for the above-mentioned residential building division, for house number 1, the area of the house is 30,976 square meters, at a rate of Rs. 2 per square meter of market valuation, amounting to Rs. 61,952/-, and for one house, a house fee of Rs. 1,000/- totaling 30 x 1,000 = 30,000/-, along with a residential division inspection fee of Rs. 1,000/-, making a total of Rs. 92,952/- was paid into the Ukkamperumpakkam Panchayat Council fund account.

Village

Signature valid

Signed by: Village Panchayat President
Location:Tiruvannamalai
Date:2026.02.27 13:00:08

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

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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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