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RE REGULATORY RECORD

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Verified RealEstate™
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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 001/2024/Keerambadi panchayat

Date: 7/16/24 10:37 PM

From:

Village Panchayat

Kirambadi

To :

Thiru. Devaraj and K., NO 1/87, Pallikooda street, Kadappanthangal, Arcot, Ranipet, 630506.

Online Application Number: QJB2AEN4

Sir/ Madam,

Sub :

Subject :- Final approval from The President, Keerambadi Panchayat, Kadapanthangal Village, Arcot Panchayat Union, Arcot Taluk, Ranipet District. - Kadapanthangal Village Survey Numbers: 95/9B,96/4B and Keerambadi village - Survey Number: 41/1A2A - Site Extent: 1.14 Acres or 4613.41 Sq.m.

Ref :

Reference:-
1.Ad.dtcp- Roc no. RPT/QJB2AEN4/21278/2024/TCP and SWP/DTCP/RANIPET/LAYOUT/NO : 27/2024 date: 16.03.2024
2.Gift Document No;.507/2024 Date: 04-03-2024
3. Keerambadi Panchayat Council President's, website letter dated : 18-06-2024;,
4. Keerambadi Panchayat Council resolution number; 93/2024 Date: 10.07.2024

Body:

Order, view 1 mentioned 1.14 Acres contained in Keerambadi Panchayat/Village Survey No. 41/1A2A of Kadappanthangal Village/ Keerambadi Panchayat Survey Nos. 95/9B, 96/4B, Ranipet District, Arcot taluk, Arcot Union; For the proposed residential plot, Assistant Director, DTCP, Ranipet District Roc letter number RPT/QJB2AEN4/21278/2024/TCP and Dated:16.03.2024 All conditions mentioned therein have been examined.
Gift document number mentioned in view 2 of the above audited; 507/2024 dated: 04-03-

2024 has been handed over to Keerambadi Panchayat Mandam and TANGEDCO for the proposed roads and Tamil Nadu Electricity Board allocation as per the plan for the above proposed residential plot, and the general allocation to be given to the local body. and land division Also, it have been donated to Kirambadi Panchayat Council and TANGEDCO.

view 3 has been paid to the Keerambadi Panchayat Council through the website. And Land Use conversion charges 3%, 12600/- (Rupees twelve thousand six hundred only) has been paid under DBC:0217-60-800-AS22709. Therefore as per Assistant Director, DTCP, Ranipet District vide letter No. RPT/QJB2AEN4/21278/2024/TCP and Technical Approval No. SWP/DTCP/RANIPET/LAYOUT/NO : 27/2024 Dated: 16.03.2024 conditions mentioned there in. All completed. Submitted.

Hence view 4 - in; The said Keerambadi Panchayat Council Resolution No.93/2024 Dated: 10.07.2024 as on the above Kadapandangal Village Punsei Survey Nos. 95/9B, 96/4B and Keerambadi Village Punsei Survey No. 41/1A2A in an area of 1.14 cent acres; Residential Plots 01 to 26 and Shop Plots 02 total 29 plots are approved and ordered as proposed residential Layout.

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Village

Validity unknownSignature valid

Signed by: Village Panchayat President
Location:Ranipet
Date:2024.07.16 22:37:44

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.