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: 104/2025/A4 (layout Approval No - 01/2025-2026)

Date: 6/18/25 7:34 PM

From:

Village Panchayat

MYLAMPATTY

To :

SHARAVANA SUJAI M

Online Application Number: ALEW0MU0

Sir/ Madam,

Sub :

Residential Layout Approval - Coimbatore LPA - Sulur Taluk and Block - Mylampatti Village Panchayat - Sfno - 79/2B2 for an extent of - 0.52 Acre (or) 2100.00 Sqm

Ref :

1) Town and Country Planning Department
online Approval order Roc no - CBELPA/ ALEW0MU0 /2024/TCP Dated - 09/12/2024
2) Town and Country Planning Department Online Approval order no LP/CLPA no - 778/2024, planning permission no - 657/2024
3) Online Demand Payment Receipt Date - 17/06/2025

Body:

With reference to the 1st and 2nd cited Planning Permission for the approval of residential layout in Coimbatore District, Sulur
Taluk, Mylampatty Village, S.F.No. 79/2B2 for an extent of 0.52 Acre (or) 2100.00 Sq.mt was Received through online.
In the continuation, with reference to the 3nd cited Online Demand Payment was remitted , Receipt Date - 17/06/2025

Further the Mr.M.Sharavana Sujai Coimbatore has gift deed, road splay, and Public purposes has been

handed over

to the local body vide Gift deed Document No. 17875/2024 Dated: 03.12.2024

Hence, this residential layout has been approved with below conditions.

Layout Conditions :-

1. Alteration of plot sizes, road pattern, sizes, dimensions of public reservations and further subdivision of

the plot contrary to the Layout Plan approved by the Town and Country Planning department shall not be

done without the prior approval of the District Town and Country Planning department.

2. The corners of the plots located at the junction of two roads should be laid with the splay as shown on

the approved Layout Plan

3. No plot shall be sold, leased or transferred in any other means or to build to build any construction on

Signature valid

Signed by: Village Panchayat President
Location:Coimbatore
Date:2025.06.18 19:34:07

Vil[illegible]

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.