Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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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: 01/2026 **Date:** 1/6/26 1:20 PM

From:

Village Panchayat

Village Panchayat Office, Near Colony Mariyamman Kovil, R.R.Kuppam, Ulundurpet T.K, Kallakurichi D.T

To :

A.Jayavel, No.06, Kamarajar Street , Vasantha Nagar, Villiyanur, Pondichery. 605110

Online Application Number: 8QRTOHL5

Sir/ Madam,

Sub :

R.R.Kuppam Panchayat Survey No.1/7B1B1& 1/9 layed Layout in 4.04 1/4 acre (or)16364 Sq.mtr - Planning Perimission issued by DTCP - Final order issue reg..

Ref :

1.Town and Country Planning Department (Planning Permission) Kallakurichi ROC No .8QRTOHL5 /55351/2025/2025/TCP, Date : 03/11/2025
2.District Town and country planning Office, Kallakurichi District Road pattern issued on dated: 09.10.2025.
3. The Joint Director Agriculture Noc, Letter No:mu.mu A1/5108/2025, Dated; 21.08.2025

Body:

as per the reference cited 1 & 2 . in R.R.Kuppam Village , Survey No.1/7B1B1& 1/9 Layout Promoted in 4.04 1/4 acre (or)16364 by the Applicant , Field Inspection and Verification of documents and Received the Local body Demand Amount as per the Govt. guidelines final approval Given to 84 Plots under the following Condition.
1.Structural Reports, Structural Drawing and Structural aspects, The Registered Architect or Register Engineer and Structural
Engineer on record as the case may be shall be responsible for defects in the design.
2.If the proofs given regarding the land license and the documents submitted for consideration are known to be incorrect or if
there is a situation where the planning permission/concurrence approval for the layout may

be affected, Technical Sanction approval given to the layout will be
cancelled by the Town and Country Planning department without any prior notice.
3. If any case is pending in the field numbers where the layout is situated, the approval given to the layout will be cancelled
without any prior notice and action will be taken.
4. If any false or malpractices in the Documents Submitted by the applicant are found, the technical concurrence of the Layout
approval would be cancelled by the Village Panchayat without prior intimation to the applicant
5. If any feature is found affecting the water bodies due to the issued technical concurrence under any circumstances, the same will be cancelled by the Panchayat without any intimation to the applicant.
6. If any part of the layout area is identified to be under Panjami land or condition patta in future at any cost, the technical concurrence will be cancelled by the Town
and Country Planning department without prior intimation

Village

Signature valid

Signed by: Village Panchayat President
Location:Kallakurichi
Date:2026.01.06 13:20:44

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.