

RE

REGULATORY RECORD

RERA Document

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Layout Application - Final Approval Letter



Roc No: 03/2025-26

Date: 8/13/25 7:34 PM

From:

Village Panchayat

Zamin Karisalkulam

To :

Puvaneshwari Booma P
76, Ettayapuram Road, Vilathikulam
Thoothukkudi, 628907

Online Application Number:

5BJWAH8J

Sir/ Madam,

Sub :

Residential Subdivision - Thoothukudi District - Vilathikulam Taluk - Vilathikulam Panchayat
Union Zaminkarisalkulam Panchayat - Zaminkarisalkulam Village- S.F.No. 52/12- Extent of 0.19 Acre or
807.00 Sq.m - Subdivision Approval issued -Regarding

Ref :

- 1) Assistant Director of District Town and Country Planning Office's Thoothukudi letter No. Subject to the Conditions of 5BJWAH8J/THOOTHUKUDI/2025/2025/TCP Dated:21/07/2025
- 2) Zaminkarisalkulam Panchayat and Village Permission date 13.08.2025
- 3) Related Document

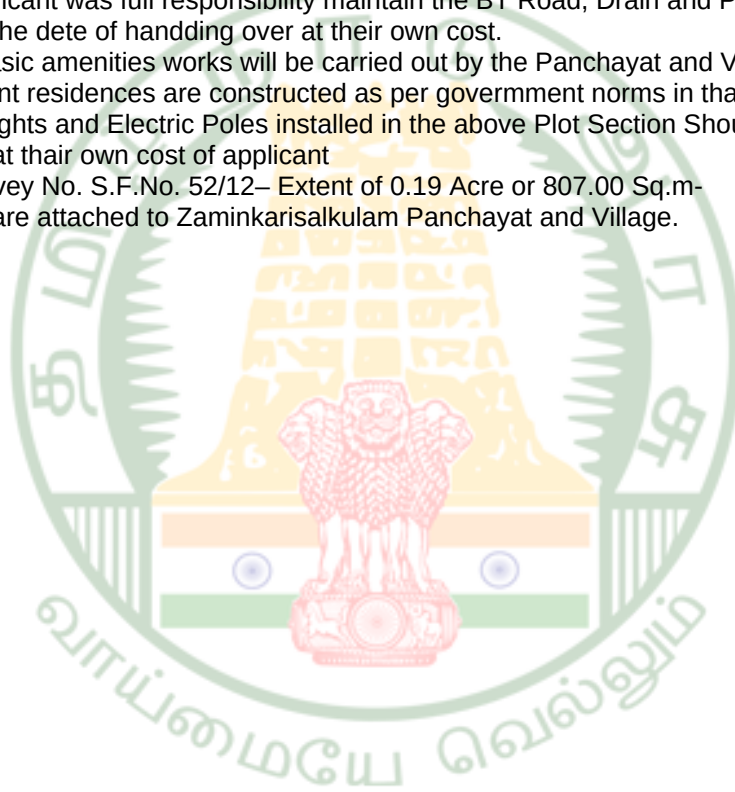
Body:

According to the letter of Assistant Director of District Town and Country Planning Thoothukudi. Vilathikulam Block Zaminkarisalkulam Panchayat and Village Approval has been Granted vide SWP/DTCP/THOOTHUKUDI/LAYOUT NO. 119/2025 for 4 Plots Situated at S.F.No. 52/12- Extent of 0.19 Acre or 807.00 Sq.m Zaminkarisalkulam Panchayat and Village Permission, the final Approval has given The Zaminkarisalkulam Panchayat and Village as given the final Approval with the Following Conditions

1. This Order is issued based on the Documents only submitted by you. if any errors/

Body

- a. irregularities will be find later, this order will be cancelled without intimation.
2. Incase of building Construction in this Plot, Proper building license/Permission Shoud be obtained Separately from the Panchayat and Village on Payment of appropriate fees
- a. 3) All gurantees and receipts issued by this office will be Cancelled if a dawa is received by court regarding reglarization of plot/tenement
3. if any loss of Amount will be mentioned in audit para. the applicant must be paid the amount as per instruction
4. This order is not applicable if the aplicant has attached false documents
5. if any Complaint is received against this guarantee and proved with sufficient evidence, this orer will be cncelled.
6. Government Ordinance No. 78, Department of Housing and urban Development, dated 04.05.2017 is subject to the protocol. Any inaccuracies/irregularities in the submitted documents will void the pre dated warranty.
7. Assitant Director of District Town and Country Planning Office's Thoothukudi letter No. Subject to the Conditions of 5BJWAH8J/THOOTHUKUDI/2025/2025/TCP Dated 21.07.2025 must be followed
8. This order does not Apply to Plots located Under streams/water bodies,encroachment and high voltages power lines
9. This order does not apply to public and Roads where there is an encroachment
10. The applicant was full responsibility maintain the BT Road, Drain and Pipe Line for 5 Years from the dete of handding over at their own cost.
11. Other basic amenities works will be carried out by the Panchayat and Village only after sufficient residences are constructed as per government norms in that area
12. Street Lights and Electric Poles installed in the above Plot Section Should be Maintained at thair own cost of applicant
13. The Survey No. S.F.No. 52/12– Extent of 0.19 Acre or 807.00 Sq.m- 1 to 4 plots are attached to Zaminkarisalkulam Panchayat and Village.



Village

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>



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



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.

