Verified RealEstate™

RE REGULATORY RECORD

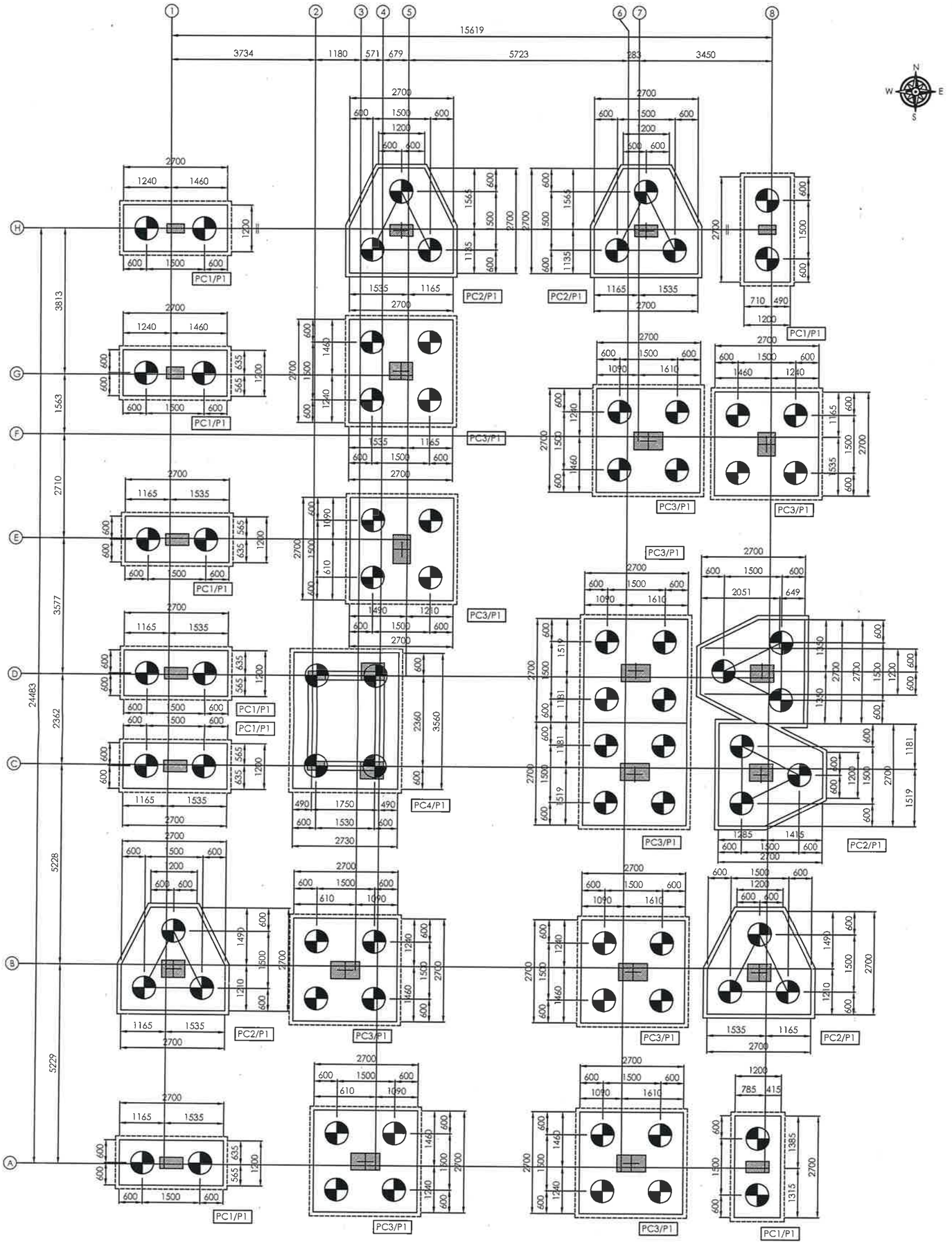
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Verified RealEstate™
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OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate



PILE FOUNDATION LAYOUT

(SCALE 1:75)

NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FOOTING : 50MM , COLUMN :40MM ,
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

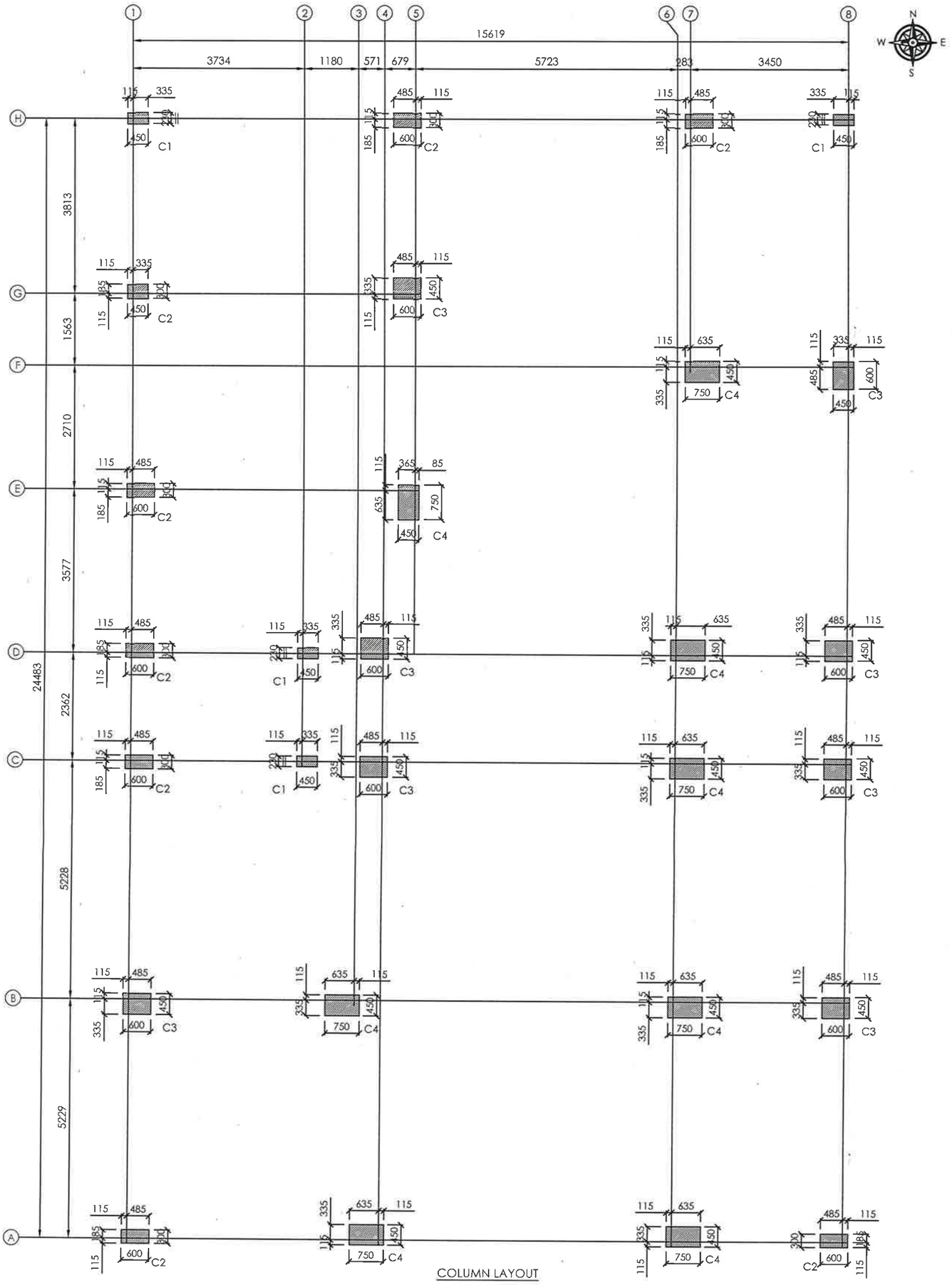
S. BALAKUMAR, M.E., Structures,
Chartered Engineer (AM - 150318 - 1)
CMDA Structural Engineer Grade - I
Regd. No: SE/GR-I/19/07/168
Jaya Sankara Engineering Consultants
1, First Floor, LakeView Road, Kottur
Chennai - 85. 9884936309, 9884936311

REV	DATE	DRAWN	DESCRIPTION

PROJECT:-
PROPOSED DEMOLITION AND RECONSTRUCTION OF RESIDENTIAL BUILDING(S+05)
AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
16TH STREET, NANGANALLUR, CHENNAI-600061

CLIENT:-
SREEJEE CONSTRUCTION P LTD
PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

SIZE : A2



COLUMN LAYOUT
(SCALE 1:75)

NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
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4. CLEAR COVER TO THE REINFORCEMENT FOR FOOTING : 50MM , COLUMN :40MM ,
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

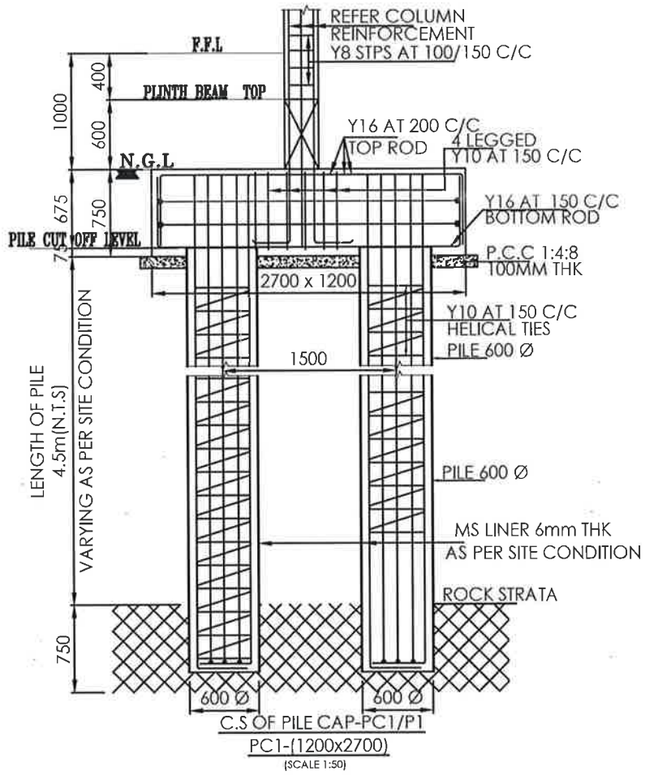
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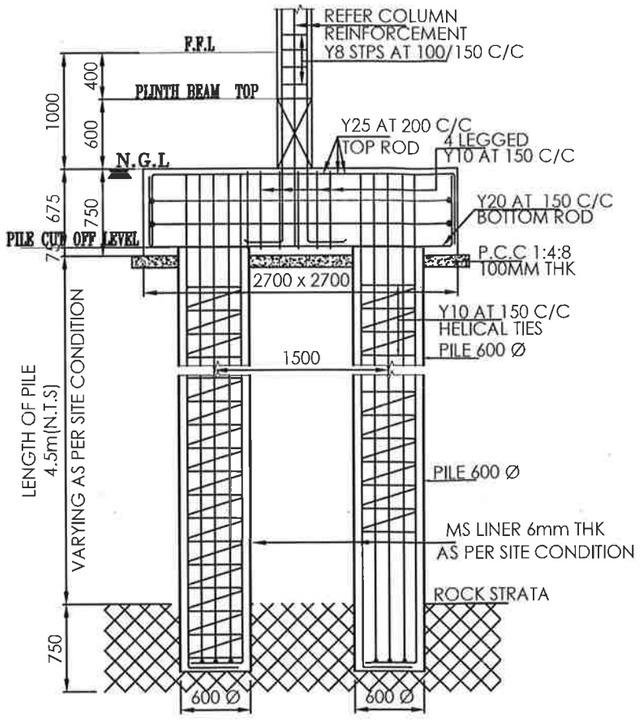
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AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
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16TH STREET, NANGANALLUR, CHENNAI-600061

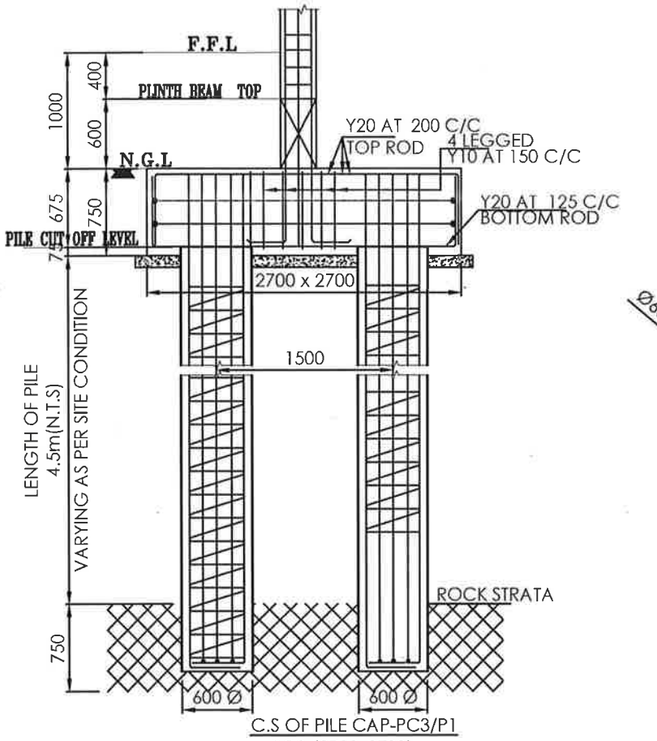
SIZE : A2



C.S OF PILE CAP-PC1/P1
PC1-(1200x2700)
(SCALE 1:50)



C.S OF PILE CAP-PC2/P1
PC2-(2700x2700)
(SCALE 1:50)

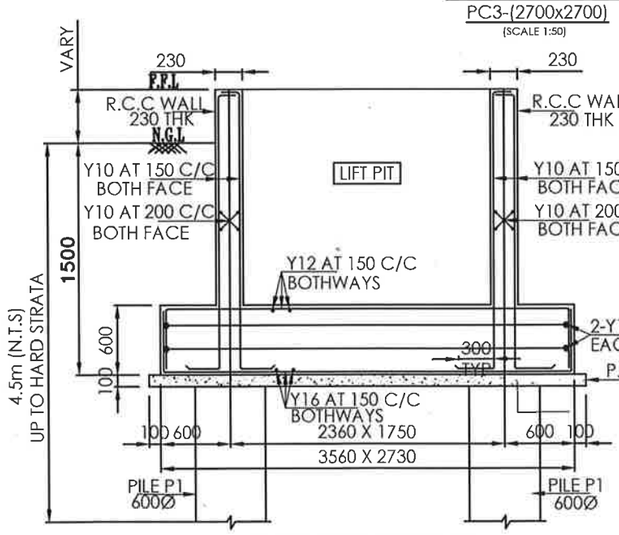


C.S OF PILE CAP-PC3/P1
PC3-(2700x2700)
(SCALE 1:50)



SECTION A-A
(4.5m LONG)
(SCALE 1:50)

S. NO	COLUMN	GROUND & FIRST FLOOR	SECOND & THIRD FLOOR	FOURTH & FIFTH FLOOR
1.	C1 230 x 450	230 × 450 8-Y16 LINKS Y8 AT 150 C/C	230 × 450 8-Y16 LINKS Y8 AT 150 C/C	230 × 450 8-Y16 LINKS Y8 AT 150 C/C
2.	C2 300 x 600	300 × 600 8-Y20 LINKS Y10 TIES AT 150 C/C	300 × 600 8-Y20 LINKS Y10 TIES AT 150 C/C	230 × 600 8-Y20 LINKS Y10 TIES AT 150 C/C
3.	C3 450 x 600	450 × 600 16-Y20 LINKS Y10 TIES AT 150 C/C	450 × 600 16-Y20 LINKS Y10 TIES AT 150 C/C	300 × 600 12-Y20 LINKS Y10 TIES AT 150 C/C
4.	C4 450 x 750	450 × 750 16-Y25 LINKS Y10 TIES AT 150 C/C	450 × 750 16-Y25 LINKS Y10 TIES AT 150 C/C	300 × 750 12-Y20 LINKS Y10 TIES AT 150 C/C



C.S OF LIFT PIT DETAILS PC4
PC4-(3560x2730x600)

NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FOOTING : 50MM , COLUMN :40MM ,
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

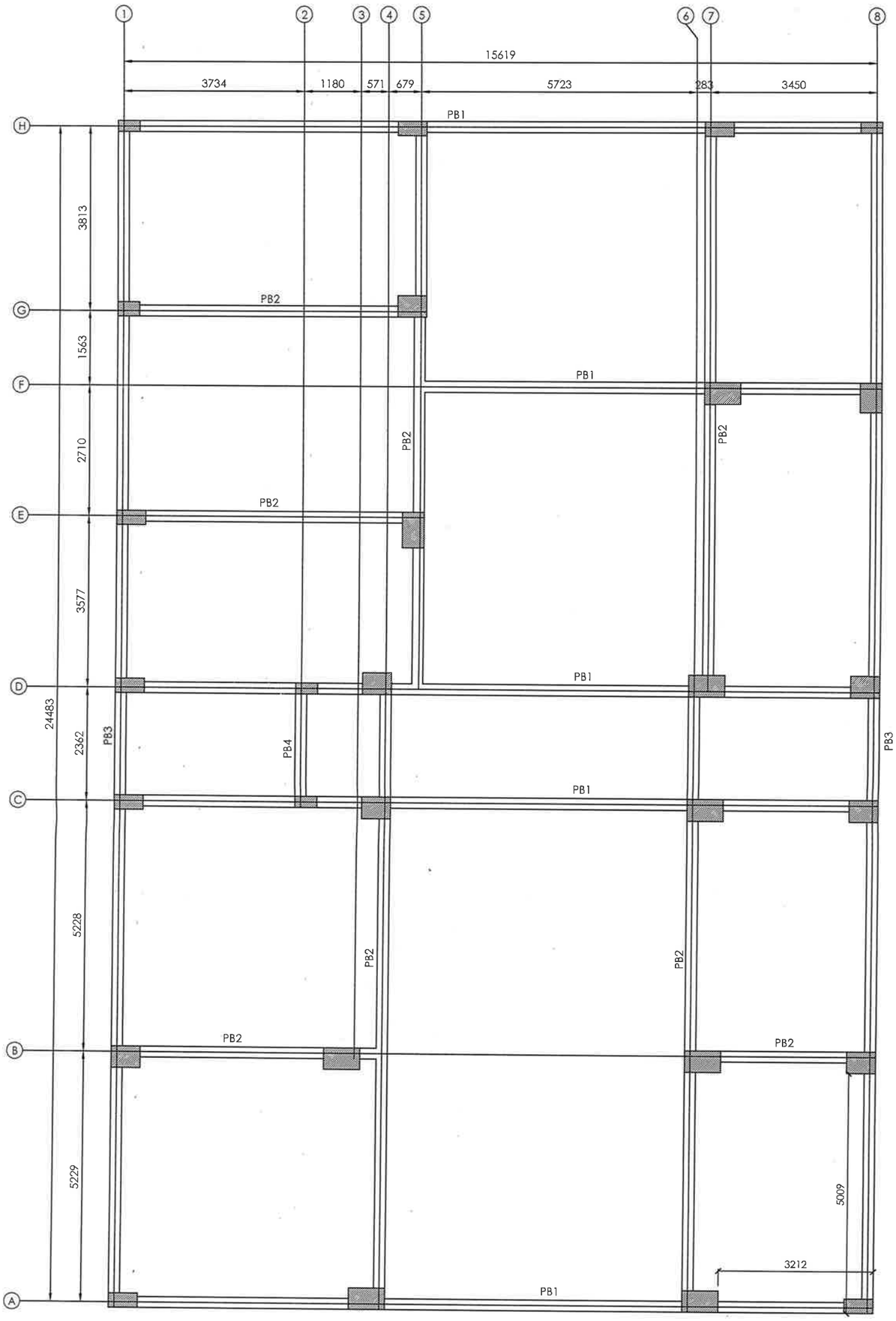
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Jaya Sankara Engineering Consultants
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AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
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PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

SIZE : A2

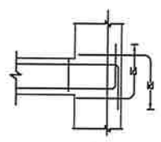


PLINTH BEAM LAYOUT
(SCALE 1:75)

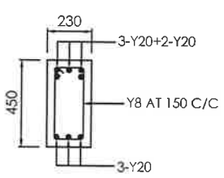
NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR PLINTH BEAM : 40MM
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

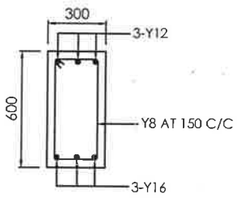
Ld FOR TENSION & COMP BAR		
12mm dia	:	544 mm
16mm dia	:	725 mm
20mm dia	:	906 mm
25mm dia	:	1133 mm



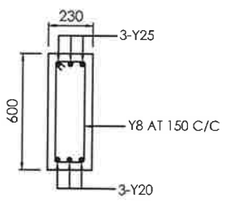
TYPICAL TENSION & COMP BAR



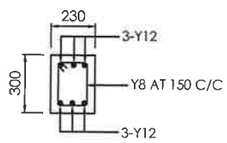
C.S OF PLINTH BEAM - PB1
(230x450)
(SCALE 1:25)



C.S OF PLINTH BEAM - PB2
(300x600)
(SCALE 1:25)



C.S OF PLINTH BEAM - PB3
(230x600)
(SCALE 1:25)



C.S OF PLINTH BEAM - PB4
(230x300)
(SCALE 1:25)

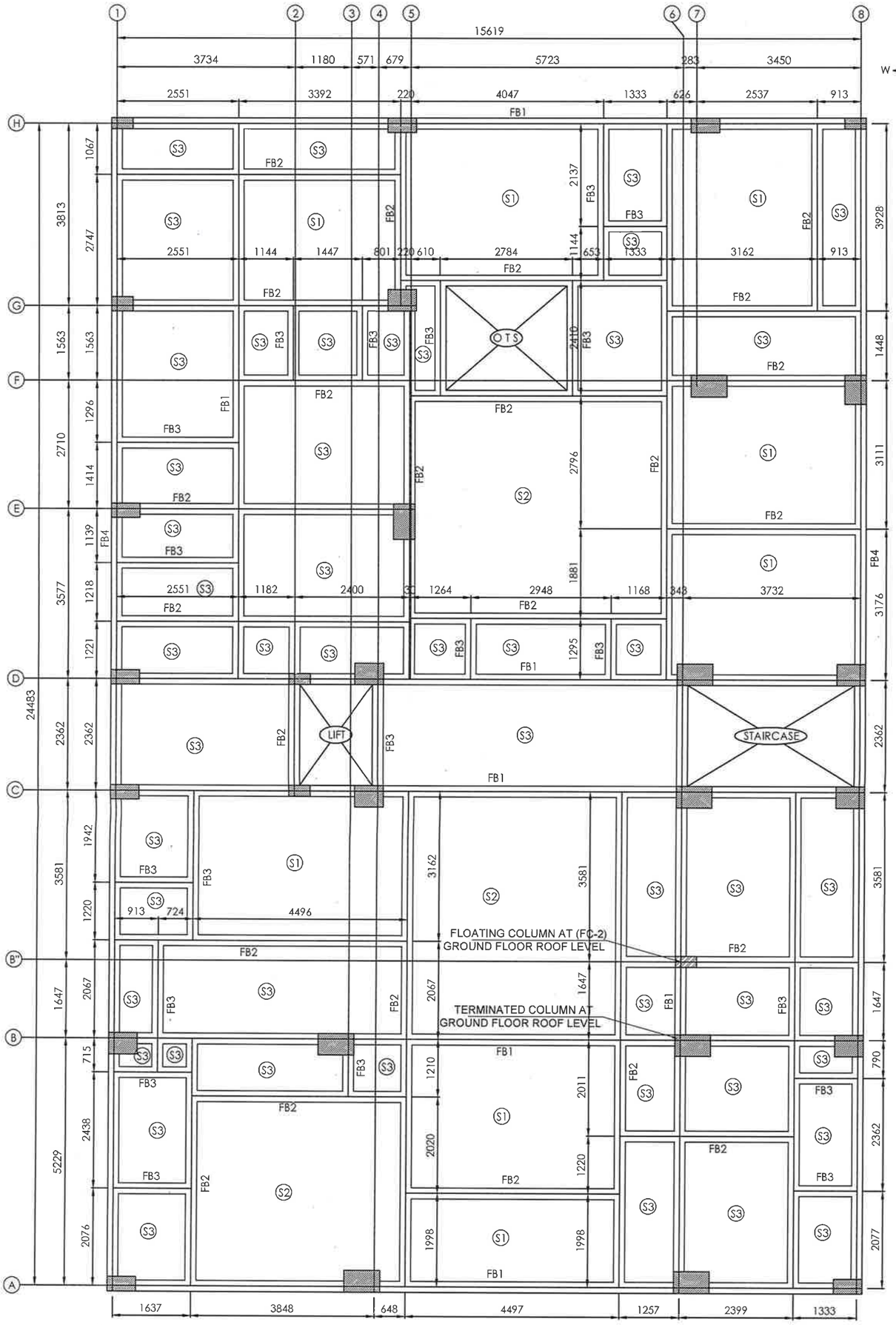
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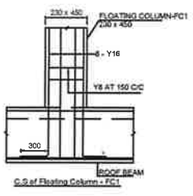
REV	DATE	DRAWN	DESCRIPTION

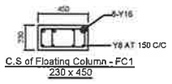
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PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

SIZE : A2



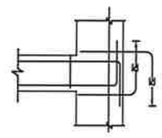




NOTES:-

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2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FLOOR BEAM : 25 & FLOOR SLAB :20
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

LD FOR TENSION & COMP BAR		
12mm dia	:	544 mm
16mm dia	:	725 mm
20mm dia	:	906 mm
25mm dia	:	1133 mm



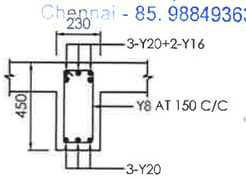
TYPICAL TENSION & COMP BAR

GROUND FLOOR ROOF BEAM & SLAB LAYOUT
(SCALE 1:75)

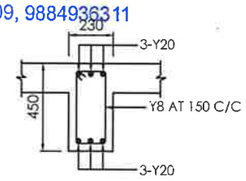
SLAB REINFORCEMENT DETAILS :-

S1	150 THK	Y8 AT 150 C/C (SHORTER) Y8 AT 200 C/C (LONGER)
S2	150 THK	Y10 AT 150 C/C (SHORTER) Y10 AT 150 C/C (LONGER)
S3	150 THK	Y8 AT 150 C/C (BOTHWAYS) TOP & BOTTOM

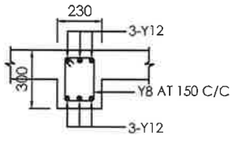
S. BALAKUMAR, M.E., Structures,
Chartered Engineer (AM - 150318 - 1)
CMDA Structural Engineer Grade - I
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Jaya Sankara Engineering Consultants
1, First Floor, LakeView Road, Kottur
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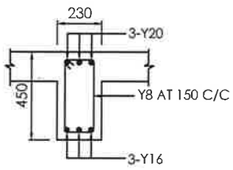
C.S OF FLOOR BEAM - FB1
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB2
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB3
(230x300)
(SCALE 1:25)



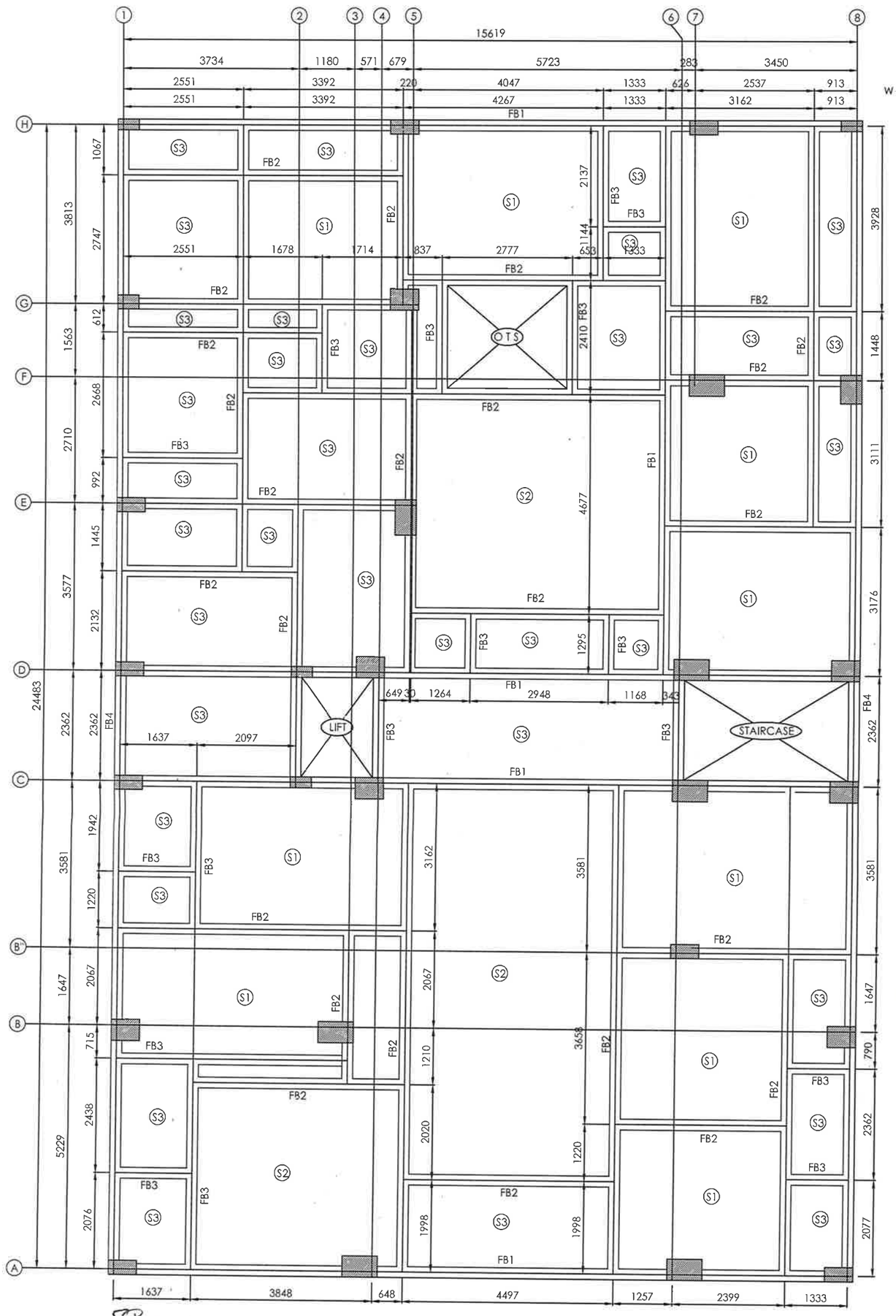
C.S OF FLOOR BEAM - FB4
(230x450)
(SCALE 1:25)

REV	DATE	DRAWN	DESCRIPTION

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AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
16TH STREET, NANGANALLUR, CHENNAI-600061

CLIENT:-
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PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

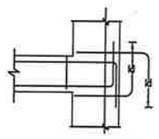
SIZE : A2



NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FLOOR BEAM : 25 & FLOOR SLAB :20
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

LD FOR TENSION & COMP BAR		
12mm dia	:	544 mm
16mm dia	:	725 mm
20mm dia	:	906 mm
25mm dia	:	1133 mm



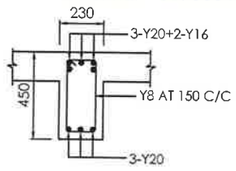
TYPICAL TENSION & COMP BAR

FIRST FLOOR ROOF BEAM & SLAB LAYOUT
(SCALE 1:75)

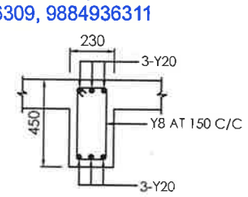
SLAB REINFORCEMENT DETAILS :-

S1	150 THK	Y8 AT 150 C/C (SHORTER) Y8 AT 200 C/C (LONGER)
S2	150 THK	Y10 AT 150 C/C (SHORTER) Y10 AT 150 C/C (LONGER)
S3	150 THK	Y8 AT 150 C/C (BOTHWAYS) TOP & BOTTOM

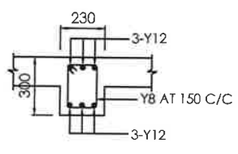
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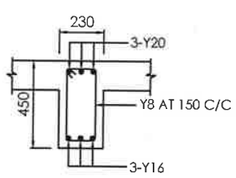
C.S OF FLOOR BEAM - FB1
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB2
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB3
(230x300)
(SCALE 1:25)



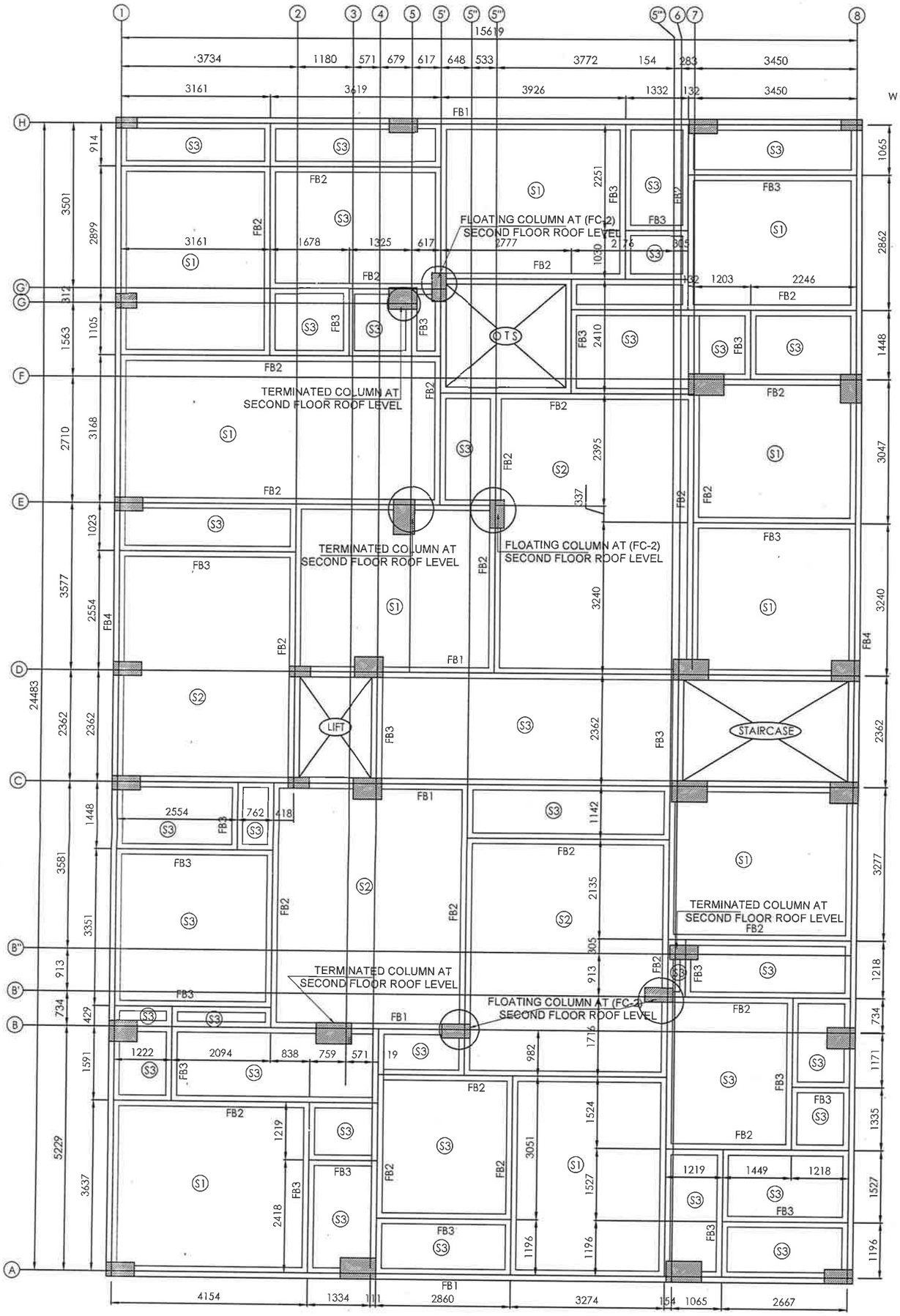
C.S OF FLOOR BEAM - FB4
(230x450)
(SCALE 1:25)

REV	DATE	DRAWN	DESCRIPTION

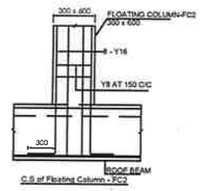
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AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
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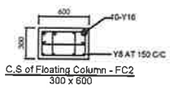
CLIENT:-
SREEJEE CONSTRUCTION P LTD
PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

SIZE : A2



SECOND FLOOR ROOF BEAM & SLAB LAYOUT
(SCALE 1:75)

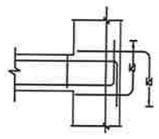




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LD FOR TENSION & COMP BAR		
12mm dia	:	544 mm
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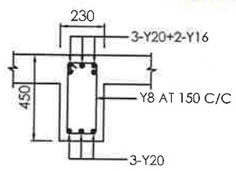


TYPICAL TENSION & COMP BAR

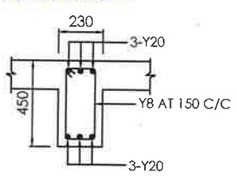
SLAB REINFORCEMENT DETAILS :-

S1	150 THK	Y8 AT 150 C/C (SHORTER) Y8 AT 200 C/C (LONGER)
S2	150 THK	Y10 AT 150 C/C (SHORTER) Y10 AT 150 C/C (LONGER)
S3	150 THK	Y8 AT 150 C/C (BOTHWAYS) TOP & BOTTOM

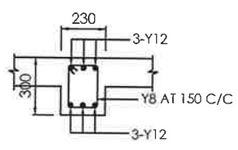
S. BALAKUMAR, M.E., Structures,
Chartered Engineer (AM - 150318 - 1)
CMDA Structural Engineer Grade - I
Regd. No: SE/GR-I/19/07/168
Jaya Sankara Engineering Consultants
1, First Floor, LakeView Road, Kottur
Chennai - 85. 9884936309, 9884936311



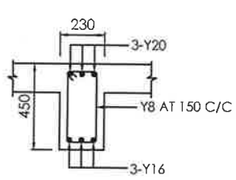
C.S OF FLOOR BEAM - FB1
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB2
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB3
(230x300)
(SCALE 1:25)



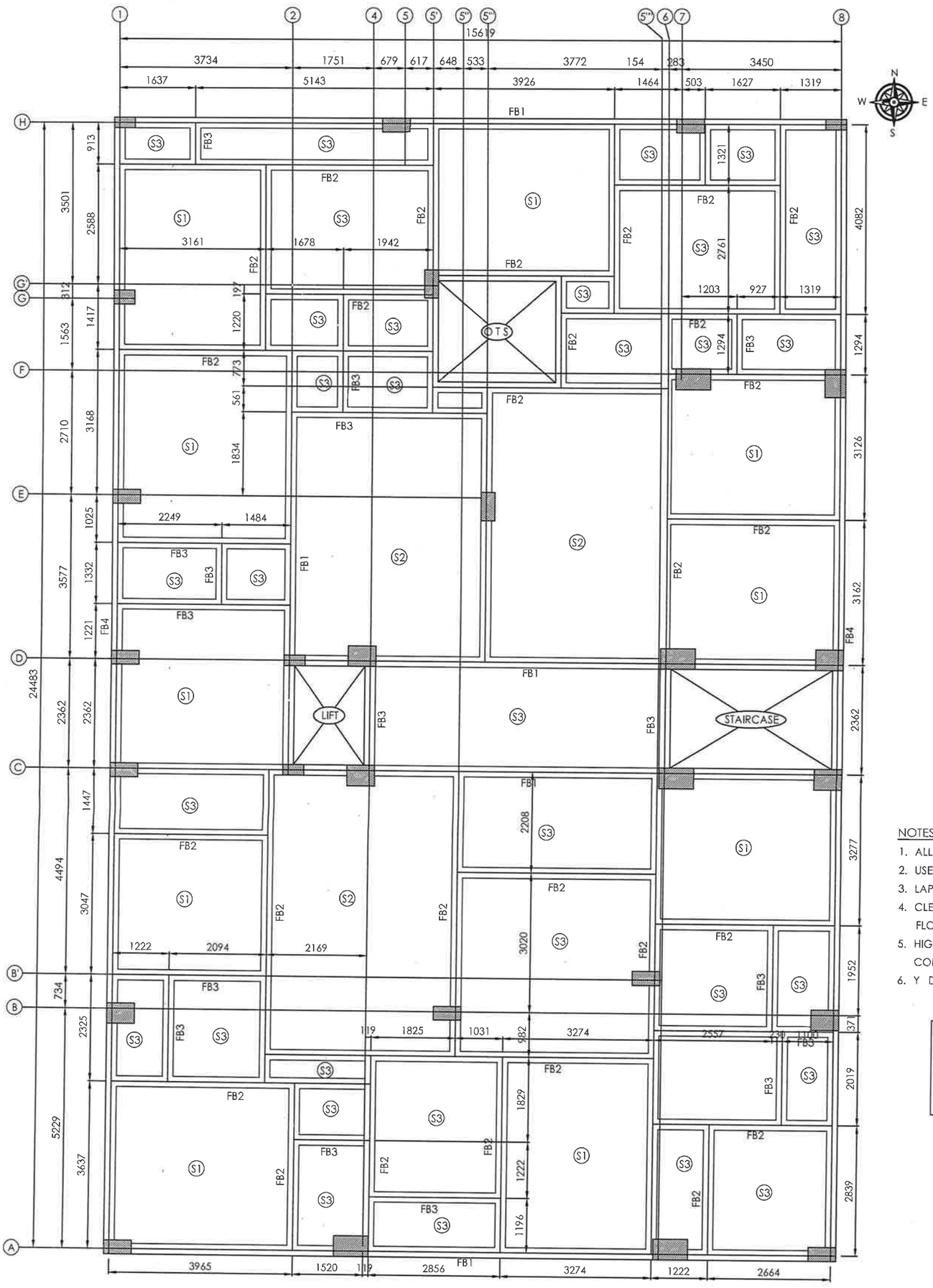
C.S OF FLOOR BEAM - FB4
(230x450)
(SCALE 1:25)

REV	DATE	DRAWN	DESCRIPTION

PROJECT:-
PROPOSED DEMOLITION AND RECONSTRUCTION OF RESIDENTIAL BUILDING(S+05) AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6, 16TH STREET, NANGANALLUR, CHENNAI-600061

CLIENT:-
SREEJEE CONSTRUCTION P LTD
PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

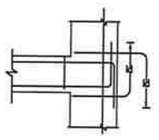
SIZE : A2



NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FLOOR BEAM : 25 & FLOOR SLAB :20
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

LD FOR TENSION & COMP BAR		
12mm dia	:	544 mm
16mm dia	:	725 mm
20mm dia	:	906 mm
25mm dia	:	1133 mm



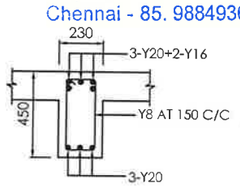
TYPICAL TENSION & COMP BAR

S. BALAKUMAR, M.E., Structures,
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1, First Floor, LakeView Road, Kottur
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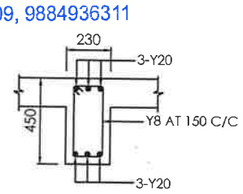
THIRD FLOOR ROOF BEAM & SLAB LAYOUT
(SCALE 1:75)

SLAB REINFORCEMENT DETAILS :-

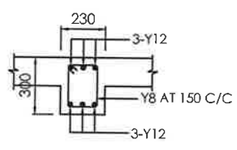
S1	150 THK	Y8 AT 150 C/C (SHORTER) Y8 AT 200 C/C (LONGER)
S2	150 THK	Y10 AT 150 C/C (SHORTER) Y10 AT 150 C/C (LONGER)
S3	150 THK	Y8 AT 150 C/C (BOTHWAYS) TOP & BOTTOM



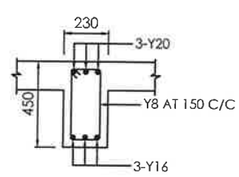
C.S OF FLOOR BEAM - FB1
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB2
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB3
(230x300)
(SCALE 1:25)



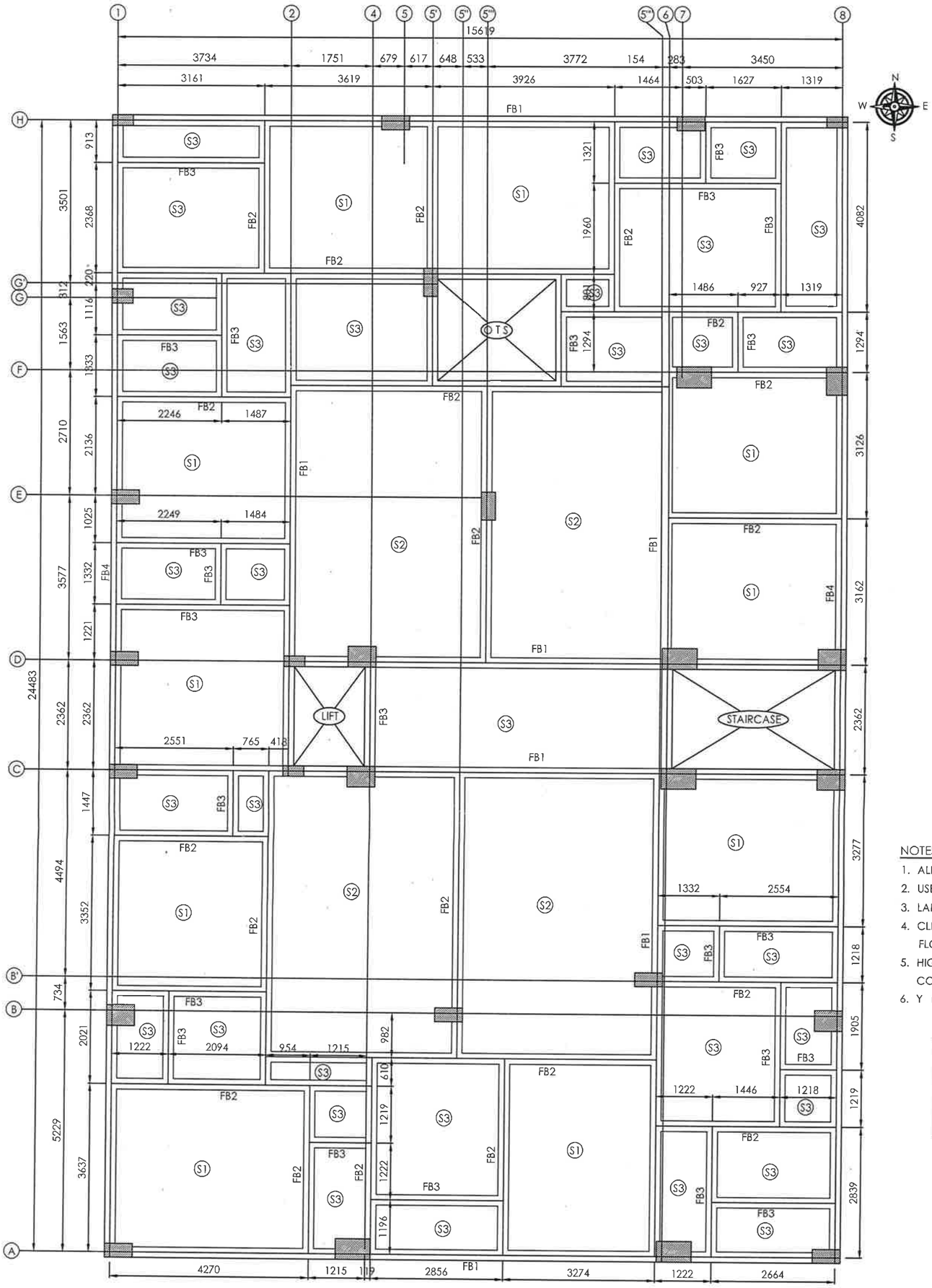
C.S OF FLOOR BEAM - FB4
(230x450)
(SCALE 1:25)

REV	DATE	DRAWN	DESCRIPTION

PROJECT:-
PROPOSED DEMOLITION AND RECONSTRUCTION OF RESIDENTIAL BUILDING(S+05) AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6, 16TH STREET, NANGANALLUR, CHENNAI-600061

CLIENT:-
SREEJEE CONSTRUCTION P LTD
PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

SIZE : A2

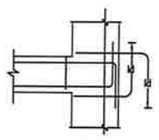


NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FLOOR BEAM : 25 & FLOOR SLAB :20
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

LD FOR TENSION & COMP BAR

12mm dia	:	544 mm
16mm dia	:	725 mm
20mm dia	:	906 mm
25mm dia	:	1133 mm



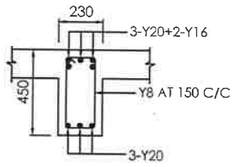
TYPICAL TENSION & COMP BAR

FOURTH FLOOR ROOF BEAM & SLAB LAYOUT
(SCALE 1:75)

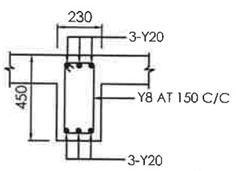
SLAB REINFORCEMENT DETAILS :-

S1	150 THK	Y8 AT 150 C/C (SHORTER) Y8 AT 200 C/C (LONGER)
S2	150 THK	Y10 AT 150 C/C (SHORTER) Y10 AT 150 C/C (LONGER)
S3	150 THK	Y8 AT 150 C/C (BOTHWAYS) TOP & BOTTOM

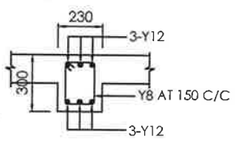
S. BALAKUMAR, M.E., Structures,
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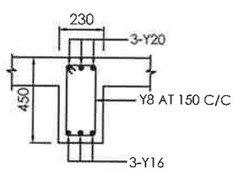
C.S OF FLOOR BEAM - FB1
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB2
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB3
(230x300)
(SCALE 1:25)



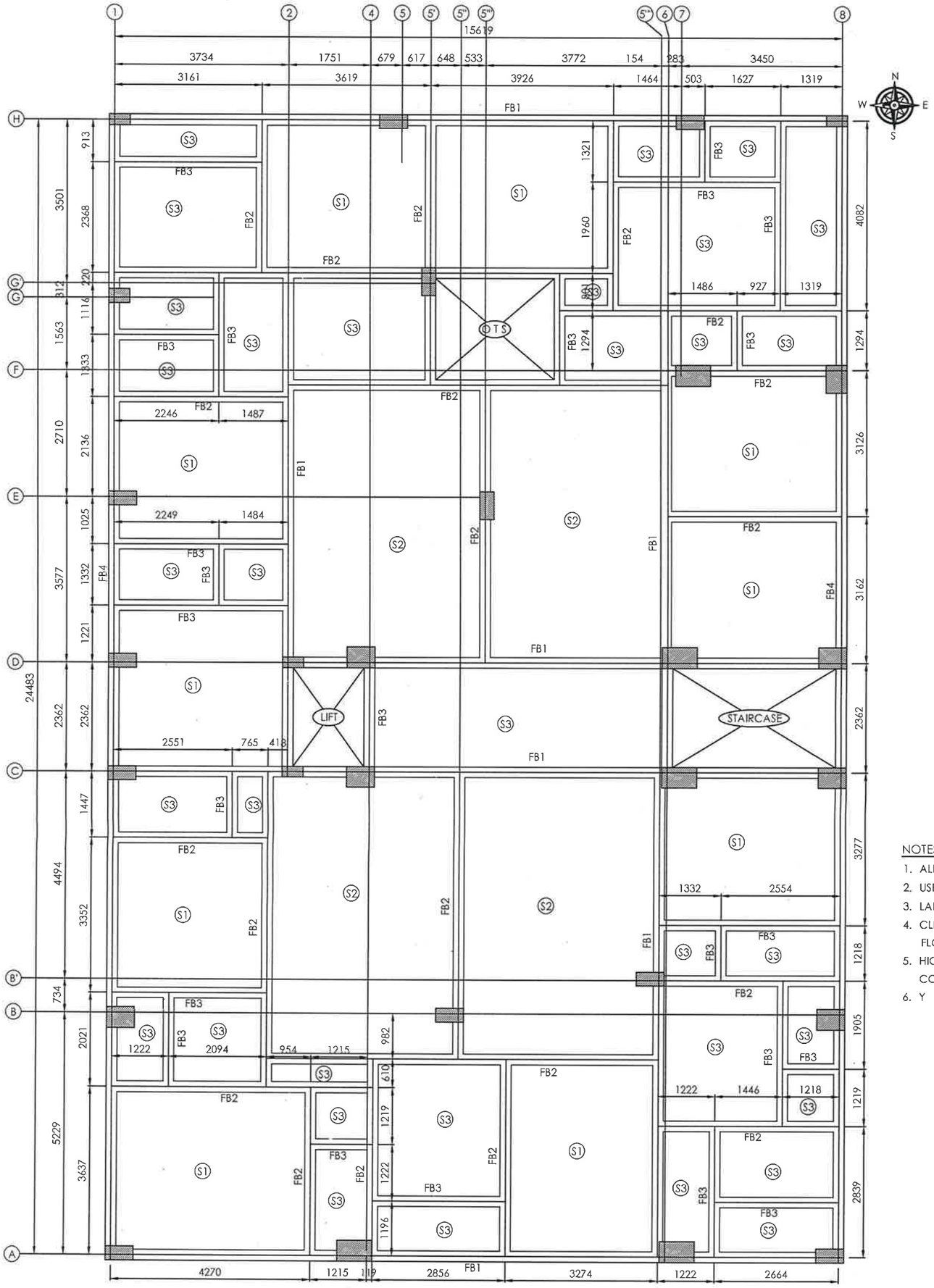
C.S OF FLOOR BEAM - FB4
(230x450)
(SCALE 1:25)

REV	DATE	DRAWN	DESCRIPTION

PROJECT:-
PROPOSED DEMOLITION AND RECONSTRUCTION OF RESIDENTIAL BUILDING(S+05)
AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
16TH STREET, NANGANALLUR, CHENNAI-600061

CLIENT:-
SREEJEE CONSTRUCTION P LTD
PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

SIZE : A2



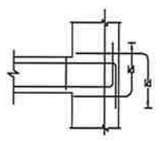
FOURTH FLOOR ROOF BEAM & SLAB LAYOUT
(SCALE 1:75)

NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FLOOR BEAM : 25 & FLOOR SLAB :20
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

LD FOR TENSION & COMP BAR

12mm dia	:	544 mm
16mm dia	:	725 mm
20mm dia	:	906 mm
25mm dia	:	1133 mm

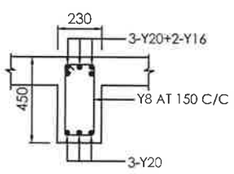


TYPICAL TENSION & COMP BAR

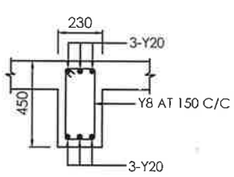
SLAB REINFORCEMENT DETAILS :-

S1	150 THK	Y8 AT 150 C/C (SHORTER) Y8 AT 200 C/C (LONGER)
S2	150 THK	Y10 AT 150 C/C (SHORTER) Y10 AT 150 C/C (LONGER)
S3	150 THK	Y8 AT 150 C/C (BOTHWAYS) TOP & BOTTOM

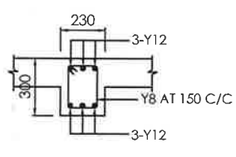
S. BALAKUMAR, M.E., Structures,
Chartered Engineer (AM - 150318 - 1)
CMDA Structural Engineer Grade - I
Regd. No: SE/GR-I/19/07/168
Jaya Sankara Engineering Consultants
1, First Floor, LakeView Road, Kottur
Chennai - 85. 9884936309, 9884936311



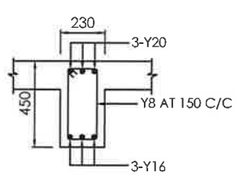
C.S OF FLOOR BEAM - FB1
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB2
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB3
(230x300)
(SCALE 1:25)



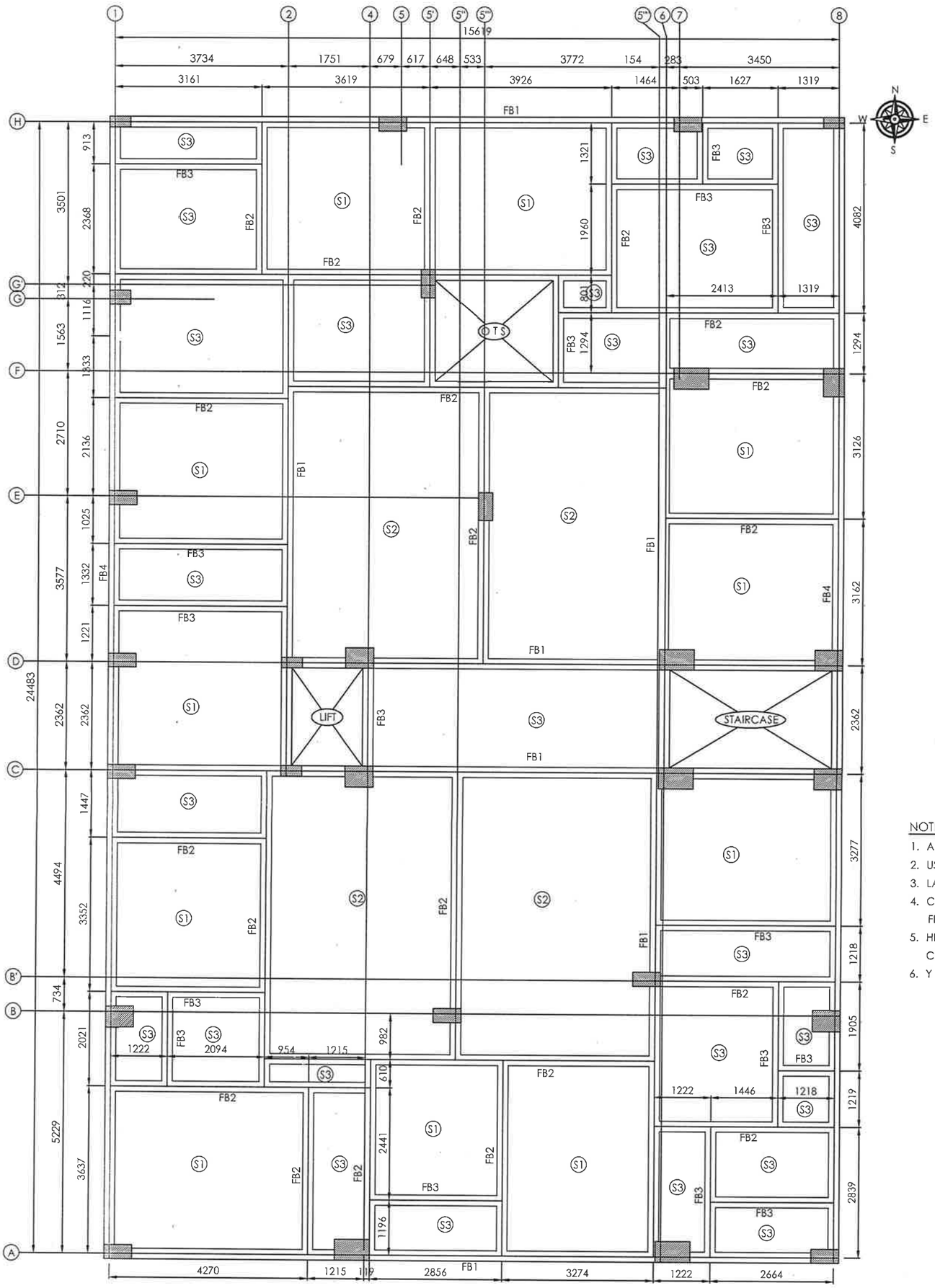
C.S OF FLOOR BEAM - FB4
(230x450)
(SCALE 1:25)

REV	DATE	DRAWN	DESCRIPTION

PROJECT:-
PROPOSED DEMOLITION AND RECONSTRUCTION OF RESIDENTIAL BUILDING(S+05)
AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
16TH STREET, NANGANALLUR, CHENNAI-600061

CLIENT:-
SREEJEE CONSTRUCTION P LTD
PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

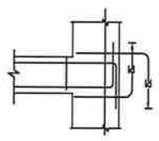
SIZE : A2



NOTES:-

1. ALL DIMENSIONS ARE IN `MILLIMETER'
2. USE CONCRETE MIX : M25 GRADE
3. LAP LENGTH 56Ø
4. CLEAR COVER TO THE REINFORCEMENT FOR FLOOR BEAM : 25 & FLOOR SLAB :20
5. HIGH YIELD STRENGTH DEFORMED BARS CONFIRMING IS 1786-1985 TO BE USED, Fe 500
6. Y DENOTES FOR HYSD BARS

LD FOR TENSION & COMP BAR		
12mm dia	:	544 mm
16mm dia	:	725 mm
20mm dia	:	906 mm
25mm dia	:	1133 mm



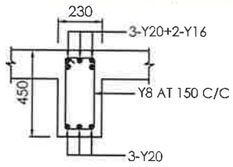
TYPICAL TENSION & COMP BAR

FIFTH FLOOR ROOF BEAM & SLAB LAYOUT
(SCALE 1:75)

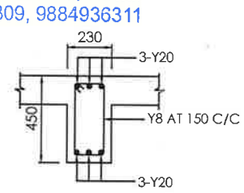
SLAB REINFORCEMENT DETAILS :-

S1	150 THK	Y8 AT 150 C/C (SHORTER) Y8 AT 200 C/C (LONGER)
S2	150 THK	Y10 AT 150 C/C (SHORTER) Y10 AT 150 C/C (LONGER)
S3	150 THK	Y8 AT 150 C/C (BOTHWAYS) TOP & BOTTOM

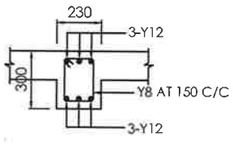
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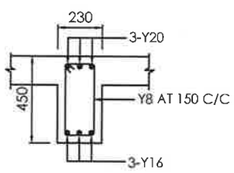
C.S OF FLOOR BEAM - FB1
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB2
(230x450)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB3
(230x300)
(SCALE 1:25)



C.S OF FLOOR BEAM - FB4
(230x450)
(SCALE 1:25)

REV	DATE	DRAWN	DESCRIPTION

PROJECT:-
PROPOSED DEMOLITION AND RECONSTRUCTION OF RESIDENTIAL BUILDING(S+05)
AT PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6,
16TH STREET, NANGANALLUR, CHENNAI-600061

CLIENT:-
SREEJEE CONSTRUCTION P LTD
PLOT NO.72, OLD DOOR NO.2, NEW DOOR NO.6
16TH STREET, NANGANALLUR, CHENNAI-600061

SIZE : A2

STRUCTURAL STABILITY CERTIFICATE BY REGISTERED STRUCTURAL ENGINEER
(To be furnished on completion of building)

Date: **16.07.2026**

I/We SREEJEE CONSTRUCTION P LTD have undertaken assignment as Structural Engineer for the detailed design and construction of the building/block/Tower RESIDENTIAL BUILDING of the building comprising of STILT + FIVE floors situated in the land bearing Plot No.72, Old Door No.2, Old Door No.2, New Door No.6, 16th Street, Nanganallur Co-operative Building Society Scheme, Nanganallur, Chennai – 600061, Comprised in Survey No.16/1,6/1-Pt, 5-Pt Ward B, Block 29, T.S.No.47, Nanganallur Village, Alandur Taluk, Chennai District.

It is certified that the building has been designed as a RCC structure to withstand the dead load, imposed load and wind load/earthquake loads ensuring structural safety and serviceability as per the norms and guidelines prescribed in applicable relevant standards and Codes of Bureau of Indian Standards.

Further after the detailed inspection of the building, it is certified that the constructed building is structurally safe and sound for the purpose for which it is constructed.

Yours faithfully,

S. BALAKUMAR

S. BALAKUMAR, M.E.,A.I.M.E.,C.Eng.
Registered CMDA Structural Engineer Grade - I
Registration No: SE/Gr.I/19/07/168
Jaya Sankara Engineering Consultants
1, First Floor, LakeView Road, Kottur,
Chennai - 85. 9884936309, 9884936311

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

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

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.