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

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

DIGITALLY VERIFIED RECORD

Date: 25/08/2026

To

The Chairman

Tamil Nadu Real Estate Regulatory Authority (TNRERA)

Chennai

Subject: Clarification Regarding the Balance Land

Respected Sir/Madam,

We, Gowtham Housing Pvt. Ltd., hereby submit this letter to clarify the ownership and access details pertaining to the balance land of the previous owner in connection with the property being developed by us.

We hereby state that Mr. Kalimuthu and Mrs. V.K. Vennila have settled an extent of 30 cents of land in our favour, as evidenced by Document No. 11670/2022, registered at the concerned Sub-Registrar Office.

We further clarify that the balance land retained by Mr. Kalimuthu and Mrs. V.K. Vennila has independent access/approach from the Corporation Road, as indicated in the plan attached herewith. The balance land is located on the eastern side of the said gifted land.

Owner	Parent Document(s)	TS No	Total Extent	Balance (after gift)	Gifted (Doc 11670/2022) - Project Land	New TS No of Gifted land
N. Kalimuthu	10631/2013	33/2	27 Cents	13.33 Cents	13.67 Cents	33/7
V.K. Vennila	10630/2013 & 10150/2014	33/3	33.16 Cents	16.83 Cents	16.33 Cents	33/8
Total			60.16 Cents	30.16 Cents	30 Cents	

#208, Gowtham Arcade, 3rd Floor, T.V. Samy Road East,
R.S. Puram, Coimbatore - 641 002.

M: +91 99420 09450
E: admin@gowtham.net

W: gowthamhousing.com

We submit this clarification for your kind consideration and request that the same may kindly be taken on record in connection with the project records submitted before the Authority.

Thanking you,

Yours faithfully,

For Gowtham Housing Pvt. Ltd.

Chairman

Encl.:

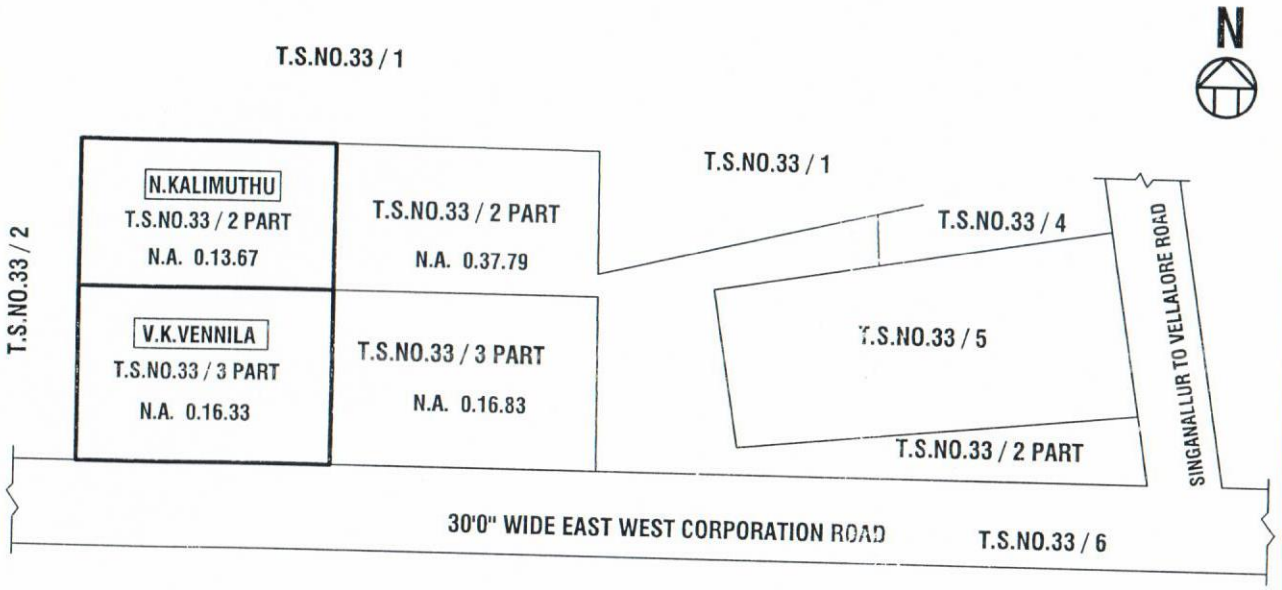
1. Copy of Page 8 of document no. 11670/2022
2. Key Plan of the Property

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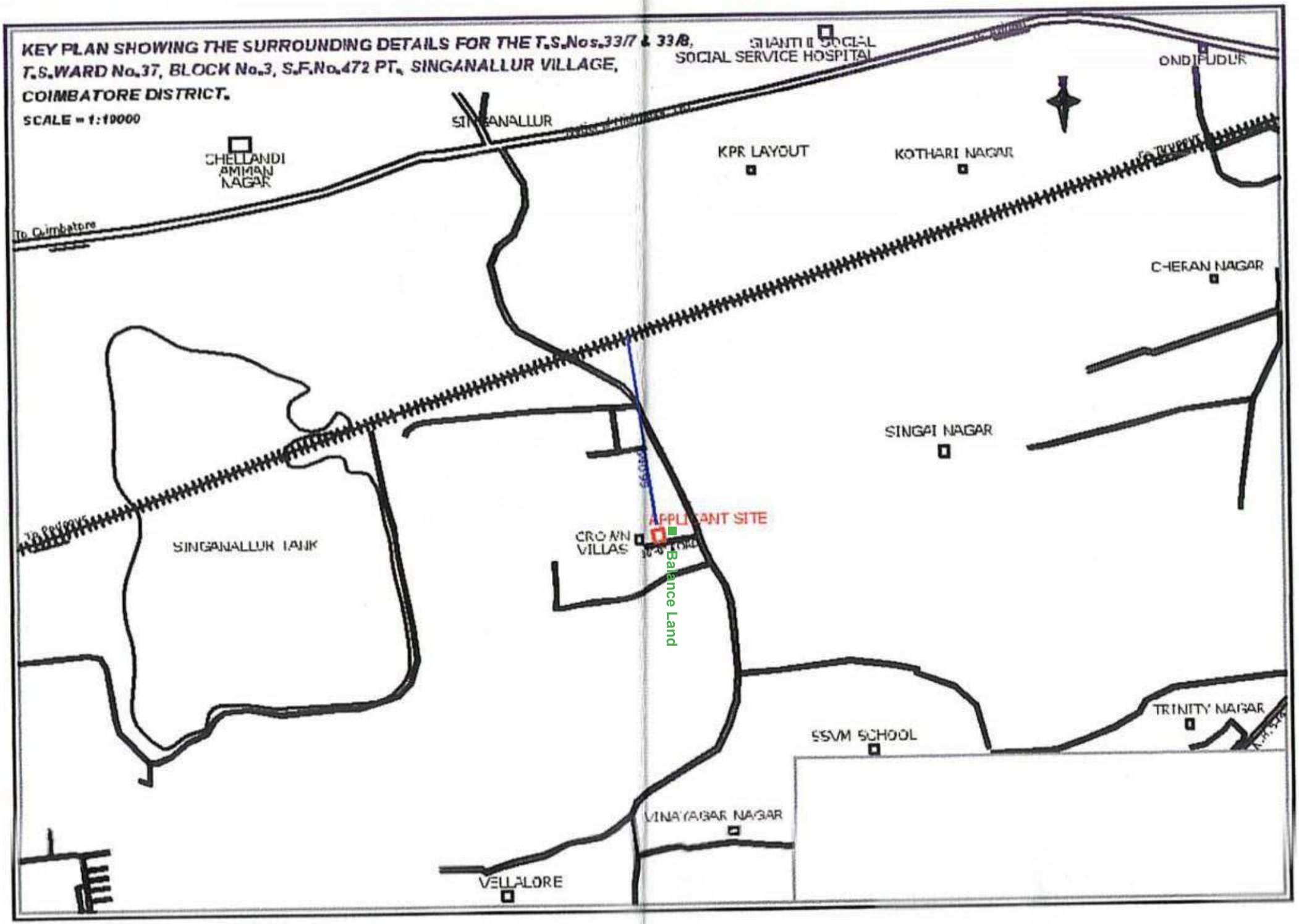
Site Plan Showing the Property in T.S.No.33 /2 & 33 /3, Ward No.37, Block No.3, Singnallur Village, Singanallur To Vellalore Road, Coimbatore Corporation & Coimbatore District.



T.S.NO.33 /2 PART	=	N.A. 0.13.67
T.S.NO.33 /3 PART	=	N.A. 0.16.33
TOTAL AREA	=	N.A. 0.30.00

APPLICANT

புலகம் 2022 வரு திரிய 11670 ரூபாய் 13 நாள்களைக்கொண்டது.
6 வது நாள்
பதிவு அலுவலர்


KEY PLAN SHOWING THE SURROUNDING DETAILS FOR THE T.S.Nos.33/7 & 33/8,
T.S.WARD No.37, BLOCK No.3, S.F.No.472 PT., SINGANALLUR VILLAGE,
COIMBATORE DISTRICT.
SCALE = 1:10000
SHANTI II SOCIAL
SOCIAL SERVICE HOSPITAL
ONDIPUDUR
SINGANALLUR
CHELLANDI
AMMAN
NAGAR
KPR LAYOUT
KOTHARI NAGAR
To Coimbatore
CHERAN NAGAR
SINGAI NAGAR
APPLICANT SITE
CROWN
VILLAS
Balance Land
SINGANALLUR TANK
TRINITY NAGAR
SSVM SCHOOL
VINAYAGAR NAGAR
VELLALORE

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.