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

Guide value search

Search definition:

Zone:	Madurai	Sub-Registrar's Office:	Theni
Guide Village:	Bhuthipuram	Revenue Village:	Bhuthipuram
Revenue District:	Theni	Revenue Circle:	Bodinayakkanur
Street/Field Number:	348		

There are 82 species, of which 61 to 70 are visible.
[First / Previous] 2 , 3 , 4 , 5 , 6 , 7 , 8 , 9 [Next / Last]

Serial number	Field number/subsection number	Guide value (₹) (British value)	Guide Value (₹) (Metric Value)	Classification of land	Start date	Download the government decree
61	348/7A1A4	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
62	348/7A1A5	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
63	348/7A1A6	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
64	348/7A1B	448/ square feet	4825/square meter	Residential Area Special Category - I	01-Jul-2024	-
65	348/7A2	448/ square feet	4825/square meter	Residential Area Special Category - I	01-Jul-2024	-
66	348/7A3	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
67	348/7B1A1A	800000/acre	1977000/hectare	Special type of punjai - I	03-Feb-2025	-
68	348/7B1A1B	800000/acre	1977000/hectare	Special type of punjai - I	03-Feb-2025	-
69	348/7B1A1C	800000/acre	1977000/hectare	Special type of punjai - I	03-Feb-2025	-
70	348/7B1A2B	800000/acre	1977000/hectare	Special type of punjai - I	11-Nov-2024	-

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For immediate contact No.100, Santhome Highway, Chennai-600028, Tamil Nadu, India 044-24640160 helpdesk[at]tnreginet[dot]net

"It is illegal to give or receive a bribe. Complaints regarding bribery should be reported in person or by telephone to: Director, Vigilance and Anti-Corruption Department, No. 293, MKN Road, Alandur, Chennai - 16 or Local Anti-Corruption Officer. Website: www.dvac.tn.gov.in "

Disclaimer: The content of the website has been prepared with utmost care and in compliance with the laws and regulations. However, the department is not responsible for any errors or omissions. The content of this website is provided for informational purposes only.

Best viewed in Internet Explorer 10.0 and above, with a resolution of 1366 x 768.

Last updated on 22/01/2026

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Search definition:

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Revenue District:	Theni	Revenue Circle:	Bodinayakkanur
Street/Field Number:	348		

There are 82 species, of which 71 to 80 are visible.
[First / Previous] 2 , 3 , 4 , 5 , 6 , 7 , 8 , 9 [Next / Last]

Serial number	Field number/subsection number	Guide value (₹) (British value)	Guide Value (₹) (Metric Value)	Classification of land	Start date	Download the government decree
71	348/7B1B	800000/acre	1977000/hectare	Special type of punjai - I	01-Jul-2024	-
72	348/8A	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
73	348/8B1	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	24-Sep-2024	-
74	348/8B2	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	24-Sep-2024	-
75	348/8C	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
76	348/8D	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
77	348/8E	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
78	348/8F	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
79	348/8G	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-
80	348/8H	300/sq ft	3230/square meter	Residential Area Grade - I Category - I	01-Jul-2024	-

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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.