Verified RealEstate™

RE REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

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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verified.realestate

DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 101/2025-26 KGM
Date: 12.09.2025

Date: 9/12/25 3:34 PM

From:

Village Panchayat

KANGAYAMPALAYAM

To :

1. Mr. V SUBRAMANIAM AND THREE OTHERS
DOOR NO.4/4,Kodangipalayam,Palladam,Tiruppur,641662
Phone No – 9842026220
Mail : jaleel.qsigns@gmail.com

Online Application Number: YMMVZZZM

Sir/ Madam,

Sub :

LAYOUT APPROVAL

Ref :

ROC No. CBELPA/YMMVZZZM/2024/2025/TCP, Date : 28/01/2025

Body:

Panchayat conditions.
1. All the conditions of Urban Development Local Planning Committee must be followed.
2. Drinking water facility, street light facility and drainage facility should be provided from their own funds to all the residences in the plot.
3. In case of court cases related to land division, the corresponding expenses should be paid to the panchayat.
4. The open space and public space and park assigned to the panchayat should be fenced with wire.
5. All the residential units in the plot must have road facilities, drinking water facilities, street lighting

facilities and drainage facilities installed within 2 months from their own funds. Only after such installation will permission be given to construct a building in the said plot.

6. This permit is valid for the housing unit only. Building permits for buildings constructed in Body:
this housing unit must be obtained separately by approaching the relevant Panchayat Council.

Village

Signature valid

Signed by: Village Panchayat President
Location:Coimbatore
Date:2025.09.12 15:34:04

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.