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RE REGULATORY RECORD

RERA Document

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Verified RealEstate™
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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: Roc.No. 072/2029/B3

Date: 5/5/26 1:34 PM

From:

Village Panchayat

Solaikadu

To :

MUBEEN M
15/A-PUDUMANAI THERU
Adirampattinam,
Pattukkottai ,
Thanjavur.

Online Application Number: A5GCM3EW

Sir/ Madam,

Sub :

Final Approval No.68. The Proposal for a Residential Layout with an extent of 13361.00 Sq.m in S.F.No. 23/1A1 of Ariyakuttithevan Village,Fathima Nagar,Solaikkadu Panchayat, Sethubavachatram, Peravurani Taluk, Thanjavur District Resolution No.68. Date 10.10.2025 for Fathima Nagar.

Ref :

Applicant Mubeen.M Application Reference No. SWP.No. A5GCM3EW (43192) 2025/TD2 dated 03.03.2025 from District Town and Country Planning Office, Thanjavur.

Body:

Joint Director Deputy Director Assistant Director, District DTCP office, Thanjavur A5GCM3EW/2025, Date .03.03.2025 and Planning Permission No. DTCP/TNJ/SWP/43/2025, Dated 13.06.2025 has issued Final Approval for 39 Residential Plots with an area of Extent of 13361.00 Sq.m in SF No.23/1A1 of Ariyankuttithevan Village Fathima Nagar, Solaikkadu Panchayat, Sethubavachatram Panchayat Union, Peravurani Taluk, Thanjavur District. As Per. G.O.79. Housing and Urban Development Department, Dated 04.05.2017. incase of non -Planned area rule 3 it has been requested to collect Rs.1000/- as scrutiny fee for each plot in a layout to be collected before issuing the final order, so, above mentioned amount are collected. Therefore, it is hereby ordered that

Final Approval for Residential Plots with an area of extent of 13361.00 Sq.m in S.F.No.23/1A1 S.F.No.23/1A1 of Ariyakuttithevan Village, Fathima Nagar, Solaikkadu Panchayat, Sethubavachatram, Peravurani Taluk, Thanjavur District, Panchayat Resolution No.68, Date. 10.10.2025.
1)Alteration of Plot sizes, road pattern, sizes, dimensions of public allotments and further subdivision of the plot contrary to the layout Plan approved by the District Town and Country Planning Office Shall not be done without the prior approval of the District Town and Country Planning Office.
2)The Comers of the plots located at the junction of two roads should be laid with the splay shown on the Approved Layout Plan.

Village

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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