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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+91 9996 12 9996
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DIGITALLY VERIFIED RECORD



தமிழ்நாடு तमिलनाडु TAMILNADU

05 DEC 2025

V. Govindasamy

ET 168125

D. MURALAN
STAMP VENDOR No.7/83/98
No.27, Ambedkar Nagar,
Kilpauk, Chennai - 600 010.
Cell: 9840150587 / 8807956478

Affidavit cum Declaration

From
V Govindasamy S/o Velusamy,
No. 2/61a, Sullipalayam, Thathanur,
Sullipalayam, Avinashi,
Tiruppur-638460

05.12.2025

To
Tamil Nadu Real Estate Regulatory
Authority (TNRERA), 1st Floor
No.1-A, Gandhi-Irwin Bridge Road
Egmore, Chennai- 600 008.

Sub: TNRERA-Layout Project Registration of "Layout of house sites in Survey No. 791/1B measuring an extent of 1.905 Acre (7713.00 Sq.mts) situated in Elathur 'A' Village, Elathur Town Panchayat, Nambiyur Taluk, Erode District, Tamilnadu.- Model House construction -Reply-Regarding.

V. Govindasamy

Ref: Application No. TNRERA/PLI/8772/2025 dated 31-10-2025

I, V. Govindasamy owner of the above mentioned layout, registered the same and received Application No. TNRERA/PLI/8772/2025 dated 31-10-2025. Recently, I received a query regarding Plot no. 14 and 24.

Here, I want to clarify for the query. As mentioned in EC , We have sold Plot no. 14 only. Since, We have constructed model house on Plot no. 24 for the purchasers who visit our layout. By showing this model house to the purchasers, our layout will be sold easily without delay and Purchasers will get some new ideas from this model house.

Hence, kindly consider my reply as sufficient for your query and approve the RERA Layout registration for my project file Application No. TNRERA/PLI/8772/2025.

Thanks and Regards,
V. Govindasamy

V. Govindasamy

GPS Map Camera

Elathur,Tamil Nadu,India

Nambiyur, Elathur, 638458, Tamil Nadu, India

Lat 11.385743, Long 77.306210

07/31/2025 12:52 PM GMT+05:30

Note : Captured by GPS Map Camera

GPS Map Camera



Elathur,Tamil Nadu,India

Nambiyur, Elathur, 638458, Tamil Nadu, India

Lat 11.385901, Long 77.306180

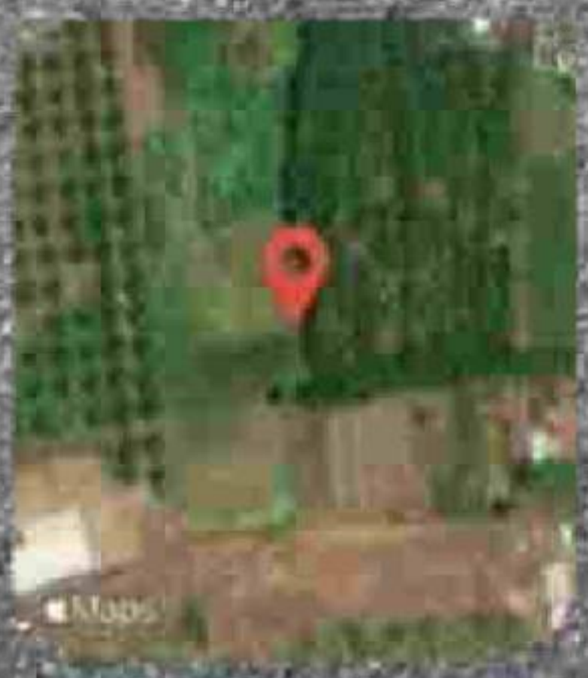
07/31/2025 12:52 PM GMT+05:30

Note : Captured by GPS Map Camera


GPS Map Camera
Erode,Tamil Nadu,India
Nambiyur, Erode, 638458, Tamil Nadu, India
Lat 11.385403, Long 77.306256
07/31/2025 12:51 PM GMT+05:30
Note : Captured by GPS Map Camera


GPS Map Camera
Erode,Tamil Nadu,India
Nambiyur, Erode, 638458, Tamil Nadu, India
Lat 11.385410, Long 77.306253
07/31/2025 12:51 PM GMT+05:30
Note : Captured by GPS Map Camera

GPS Map Camera



Erode,Tamil Nadu,India

Nambiyur, Erode, 638458, Tamil Nadu, India

Lat 11.385107, Long 77.306269

07/31/2025 12:50 PM GMT+05:30

Note : Captured by GPS Map Camera


GPS Map Camera
Google
Elathur, Tamil Nadu, India
98p4+6hh, Therkkupathi, Mill Road, Elathur, Tamil Nadu 638458, India
Lat 11.385678° Long 77.306312°
30/10/2025 11:42 AM GMT +05:30


GPS Map Camera
Google
Elathur, Tamil Nadu, India
98p4+6hh, Therkkupathi, Mill Road, Elathur, Tamil Nadu 638458, India
Lat 11.38564° Long 77.30635°
30/10/2025 11:43 AM GMT +05:30


GPS Map Camera
Google
Elathur, Tamil Nadu, India
98p4+6hh, Therkkupathi, Mill Road, Elathur, Tamil Nadu 638458, India
Lat 11.38564° Long 77.30635°
30/10/2025 11:43 AM GMT +05:30


GPS Map Camera
Elathur, Tamil Nadu, India
98p4+6hh, Therkkupathi, Mill Road, Elathur, Tamil Nadu 638458, India
Lat 11.38564° Long 77.30635°
30/10/2025 11:43 AM GMT +05:30
Google


GPS Map Camera
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Lat 11.38564° Long 77.30635°
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GPS

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.