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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: 02 / LBORVD4X / 2024

Date:16/06/2024 , 5.44 PM

From :

Village President ,
Kollangudi Panchayat.

To :

Mrs. Mercy Rose Angelise Mary ,
No.14,Shanthosh Nagar ,Extension ,Meenakshi Amman Nagar,
Surya Nagar (via), K . Pudur , Madurai – 625007.

Online Application Number : LBORVD4X

Sir / Madam ,

Sub :

Residential Layout – Sivagangai District Town & country Planning office – sivagangai District - Kalaiyarkovil Taluk - Kalaiyarkovil Panchayat Union – Kollangudi Panchayat Paruthikkanmoi Group – iyyurulithatchankonmoi Village S.No 55/9A1A Extent of 2936.00 Sqm (0.72.5 Acrc) Layout Final Approval .

Ref :

Applicant : Mrs . Mercy Rose Angelise Mary

Date : 16.05.2024

Body :

Residential Layout – Office of the Assistant Director (FAC) of Town & country Planning, Sivagangai District - Kalaiyarkovil Taluk - Kalaiyarkovil Panchayat Union , Kollangudi Village Paruthikkanmoi Group – Iyyurulithatchankonmoi Village S.No 55/9A1A Extent of 2936.00 Sqm (0.72.5 Acre) Town & country Planning, Sivagangai ROC No: LBORVD4X / 2024 – 16/06/2024 According to the Procedures of the Deputy Director of urban Development Department as seen in view 1 .the Petitioner has handed over the Roads Constructed in the plot and Areas reserved for Local government use and power of utility use to the Iyyurulithatchankonmoi Village, Kollangudi Panchayat through the deed of donation Registered As 2598/24/05/2024 and EB.2597/24/05/2024. Also as seen in view 2 Deputy Director of Urban Planning his plot L.P (SWP)DTCP/SIVAGANGAI LAYOUT. No. 86/2024 (09/06/2024) Plot Survey fee Rs.11913/- (Eleven thousandnine , hundred thirteen only)And Rs.21000/-(twenty-one thousand only) Amounting to 3% of the land value as land use change fee Has been Paid to Kollangudi Panchayat.

Therefore, Deputy Director of urban Development Letter ROC No: 02/ LBORVD4X / 2024 –Date: 16/06/2024 subject to the conditions State in the survey No: 55/9A1A – the final of the subdivision is given for the bounded plots. that the It also reported that the panchayat has **NO OBJECTION** to the Registration of the Above Plots . link Map and Conditions .

Mr.MEYGANA MOORTHI.V
Panchayat President,
Kollangudi Panchayat.

16/06/24

President
Kollangudi Village Panchayat
Kalaiyar kovil (Taluk)
Sivagangai District

கொல்லங்குடி ஊராட்சி மன்றம்
சிவகங்கை மாவட்டம்
நாள் 16.06.2024
காளையார்கோவில் ஒன்றியம்

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.