

RERA Document

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Published for reference. The authority's own register is the operative record.



GOVERNMENT OF TAMIL NADU

REGISTRATION DEPARTMENT



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[User Registration](#)[Sign In](#)**The information provided Online is updated and no physical visit is required for the Services provided Online.****Payment->Go to CC Request List-Select the corresponding CC Application by clicking Radio button->Click Print CC->Download CC**

Guideline Search

Search Criteria :

Zone:	VELLORE	Sub Registrar Office:	KILPENNATHUR
Guideline Village:	KIZH PENNATHUR	Revenue Village:	KIZHPENNATHUR
Revenue District:	TIRUVANNAMALAI	Revenue Taluk:	KILPENNATHUR
Street/Survey Number:	52		

7 items found, displaying all items.

1

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
1	52/1A1	670000/ Acre	1656000/ Hectare	Dry Special Type - III	01-Jul-2024	-
2	52/1A2	670000/ Acre	1656000/ Hectare	Dry Special Type - III	01-Jul-2024	-

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
3	52/1B	100/ Square Feet	1080/ Square Metre	Residential Class III Type - II	01-Jul-2024	-
4	52/1C1	452000/ Acre	1117000/ Hectare	Dry Well Irrigaiton Type - I	01-Jul-2024	-
5	52/1C2	452000/ Acre	1117000/ Hectare	Dry Well Irrigaiton Type - I	01-Jul-2024	-
6	52/2A	452000/ Acre	1117000/ Hectare	Dry Well Irrigaiton Type - I	01-Jul-2024	-
7	52/2B	452000/ Acre	1117000/ Hectare	Dry Well Irrigaiton Type - I	01-Jul-2024	-

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Online Services

Encumbrance
Certificate

Search

Stamp Vendor

Search/View
EC

Society

Chit Funds

Marriage

Birth and
Death

Firm

Duty and
Fees

Duty and Fees

Reference

Citizen
Charter

Tell me How

User Manual

Download

Utility Forms

Circulars

Latha Font

Typewriter Interface
Manual

Rupee Symbol

Safe and Ethical AI

TamilNadu Blockchain
Policy

Cyber Security Policy

External Links

National Portal

Cyber Security Incident Reporting

Electronic/Digital Signature
facility

Legal
Information

Terms & Conditions

Privacy Policy

Hyper Linking Policy

Copyright Policy

Quick Contact

No.100, Santhome High Road, Chennai-600028, Tamil Nadu, India

044-24640160

helpdesk[at]tnreginet[dot]net

"Bribe giving and receiving is an offence. Complaints about demand for bribe may be made in person or over phone to the directorate of Vigilance and Anti-corruption,

No.293, M.K.N.Road, Alandur, Chennai-16 or to the local Vigilance Office. Website: www.dvac.tn.gov.in"

Disclaimer: The contents of the website have been prepared with due care and with reference to the Acts and Rules. However in case of any error or omission, the Department cannot be held responsible. The contents of the site are of informative in nature.

Best Viewed in Internet Explorer 10.0 and above at resolution 1366 x 768

Last Updated on 22/01/2026

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](#)



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



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

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

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.

