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™
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Chennai 600 097, India

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भारत INDIA

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தமிழ்நாடு तमिलनाडु TAMILNADU

EU 621875

18 MAY 2026

Sri Vigneshwara Enterprises
Chennai.

SM. SENTHIL
STAMP VENDOR
L. No. 12144 of 1/96-97
N.No.205, O. No.33, ARCOT ROAD
VIRUGAMBAKKAM, CHENNAI-92

Affidavit

M/s.SRI VIGNESHWARA ENTERPRISES, the owner cum developer of the proposed project namely **"CHENDOOR MURUGAN NAGAR"** (RERA Application No.TNRERA/PLF/1816/2026, Reference No.TNPLF15132026, dated 10.03.2026) comprised in S.Nos.127, 133/3A1, 133/4, 134/3A1A, 134/3A3, 135/7B, 135/7C & 135/7D in Thalikkal Village, Vembakkam Taluk, Thiruvannamalai District, do hereby solemnly affirm and state as follows:

With regard to the clarification required to be given as to which authority (WRD or Local body) approval has been obtained for the construction of culvert, it is to bring to your kind notice that the survey no. in which the 'ODAI' is present (Survey No.135/2B2B) is classified as government land under 'Anadheenam' ('A' register attached). Hence the WRD does not have the authority to give approval as this 'ODAI' does not come under their control. However as per the village map (Village map attached) and as per many years of usage this survey no. land has been used as 'ODAI' in practice.

For Sri Vigneshwara Enterprises

Partners

The entire layout is developed as per the norms of DTCP which is mentioned in the approval plan including the construction of culvert. After completion, the Local body visited the site and verified regarding following the directions in the DTCP approval plan and Local body norms. On fully satisfied with the development of layout including 'CULVERT AROUND ODAI' they sanctioned the approval of the layout.

We further undertake that, in the event of any dispute arising in the future with respect to the said matter, the company shall be solely responsible for resolving the same at its own cost and risk.

This affidavit is executed in good faith and for submission to the concerned authority.

Thanking you,

For Sri Vigneshwara Enterprises

Partners

Enclosed :

1. 'A' register
2. Village Map
3. FMB of Survey No.135/2B2B

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.