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GOVERNMENT OF TAMILNADU

REGISTRATION DEPARTMENT

தமிழ்நாடு அரசு

பதிவுத்துறை

Certificate of Encumbrance on Property

சொத்து தொடர்பான வில்லங்கச் சான்று

S.R.O /சா.ப.அ: Tiruvallur Joint 2	Date / நாள்: 25-Sep-2026
Village /கிராமம்:Melakondiyar	Survey Details /சர்வே விவரம்: 50/4A,50/4B,50/4C,50/4D,50/4E,50/4F

Data Availability Period for Village: Melakondiyar

Tiruvallur Joint 2 Sub Registrar Office: From 01-May-2025 To 24-Sep-2026

Search Period /தேடுதல் காலம்: 01-May-2025 - 24-Sep-2026

Sr. No./ வ. எண்	Document No.& Year/ ஆவண எண் மற்றும் ஆண்டு	Date of Execution & Date of Presentation & Date of Registration/ எழுதிக் கொ டுத்த நாள் & தாக்க ல் நாள் & பதிவு நாள்	Nature/தன்மை	Name of Executant(s)/ எழுதிக் கொடுத்தவர்(கள்)	Name of Claimant(s)/எழுதி வாங்கியவர்(கள்)	Vol.No & Page. No/ தொகுதி எண் மற்றும் பக்க எண்
Zone: Chennai			District: Thiruvalur		S.R.O: Tiruvallur Joint 2	
1	1064/2026	09-Feb-2026 09-Feb-2026 09-Feb-2026	Sale deed	1. R MARAGATHAVALI 2. S MEENAKSHI 3. G SUNDARI 4. M MAHALAKSHMI 5. S BALASARAVANAN 6. CHIDAMBARAM SUBRAMANIAM 7. SHRAVANTHI CHIDAMBARAM(முத.) CHIDAMBARAM SUBRAMANIAM()	1. M/S VR FOUNDATION REP BY ITS PROPRIETOR MR M RATHENAPANDI	-
	Consideration Value/கைமாற்றுத் தொகை: Rs. 4,37,52,500/-		Market Value/சந்தை மதிப்பு: Rs. 4,37,52,500/-		PR Number/முந்தைய ஆவண எண்: 15037/2023, 701/1992	

	Schedule 1 Details: Property Type/சொத்தின் வகைப்பாடு: Agricultural Land Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar			**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4A, 50/4B, 50/4C, 50/4D, 50/4E, 50/4F - 4 ACRE, 78.0 CENTS		
	Boundary Details: **கிழக்கு** - Land in Survey No. 50/9, **மேற்கு** - Land in Survey Nos 50/43 and 50/44, **வடக்கு** - Land in Survey No. 50/5, **தெற்கு** - Land in Survey no. 50/3			Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 4 Acres 78 Cents		
2	1662/2026	24-Feb-2026 24-Feb-2026 24-Feb-2026	Mortgage without possession deed	1. VR FOUNDATION REP BY ITS PROPRIETOR MR.M.RATHENAPANDI(முத.) SHARAN M J()	1. DAGA ENTERPRISES PRIVATE LIMITED	-
	Consideration Value/கைமாற்றுத் தொகை: -		Market Value/சந்தை மதிப்பு: Rs. 8,50,00,000/-		PR Number/முந்தைய ஆவண எண்: 1064/2026	
	Schedule 1 Details: Property Type/சொத்தின் வகைப்பாடு: Agricultural Land Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar			**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4A, 50/4B, 50/4C, 50/4D, 50/4E, 50/4F - 4 ACRE, 78.0 CENTS		
	Boundary Details: **கிழக்கு** - Land in Survey No. 50/9, **மேற்கு** - Land in Survey Nos 50/43 and 50/44, **வடக்கு** - Land in Survey No. 50/5, **தெற்கு** - Land in Survey no. 50/3			Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 4 Acres 78 Cents		
3	3791/2026	06-May-2026 06-May-2026 06-May-2026	Gift deed	1. M/S VR FOUNDATION REP BY ITS PROPRIETOR MR M RATHENAPANDI(முத.) M.J.SHARAN()	1. THE SPECIAL OFFICER/ BLOCK DEVELOPMENT OFFICER MELAKONDAIYUR VILLAGE PANCHAYAT MELAKONDAIYUR VILLAGE TIRUVALLUR TALUK TIRUVALLUR DISTRICT	-
	Consideration Value/கைமாற்றுத் தொகை: -		Market Value/சந்தை மதிப்பு: Rs. 1,400/-		PR Number/முந்தைய ஆவண எண்: 1064/2026	
	Schedule 1 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar			**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4F - 240.08 SQUARE METRE		
	Boundary Details: **கிழக்கு** - Proposed Plots in Survey No. 50/4F, **மேற்கு** - Proposed Plots in Survey No. 50/4F and 50/4D, **வடக்கு** - Land in Survey No. 50/5, **தெற்கு** - Proposed 9.00 Meter Road No. 3			Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 1) Bounded on the 7.20 Meter Wide (North-South) Road No.1 North By : Land in Survey No. 50/5 South By : Proposed 9.00 Meter Road No. 3 East By : Proposed Plots in Survey No. 50/4F West By : Proposed Plots in Survey No. 50/4F and 50/4D Measuring East to West on the Northern Side : 7.2 Meter East to West on the Southern Side :7.2 Meter North to South on the Eastern Side : 27.62 Meter North to South on the Western S ide :29.07 Meter Total extent of 240.08 sq.mts, Road Situated Survey Nos. 50/4F		
	Schedule 2 Details:			**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4F - 158.4 SQUARE METRE		

	Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	
	Boundary Details: கிழக்கு - Proposed Plots in Survey No. 50/4F and Proposed Local Body and TANGEDCO, மேற்கு - Proposed Plots in Survey No. 50/4F, வடக்கு - Land in Survey No. 50/5, தெற்கு - Proposed 9.00 Meter Road No. 3	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 2) Bounded on the 7.20 Meter Wide (North-South) Road No.2 North By : Land in Survey No. 50/5 South By : Proposed 9.00 Meter Road No. 3 East By : Proposed Plots in Survey No. 50/4F and Proposed Local Body and TANGEDCO West By : Proposed Plots in Survey No. 50/4F Measuring East to West on the Northern Side : 7.2 Meter East to West on the Southern Side :7.2 Meter North to South on the Eastern Side : 21.28 Meter North to South on the Western Side : 22.72 Meter Total extent of 158.4 sq.mts, Road Situated Survey Nos. 50/4F
	Schedule 3 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4D, 50/4F - 871.83 SQUARE METRE
	Boundary Details: கிழக்கு - Land In Survey No. 50/9, மேற்கு - Proposed 10 Meter Road No. 6, வடக்கு - Proposed Plot in Survey No. 50/4F & 50/4D and Proposed 7.20 Meter Road No. 1 & 2 , தெற்கு - Proposed Plots in Survey No. 50/4F, 50/4D & 50/4E	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 3. Bounded on the 9.00 Meter Wide (East - West) Road No.3 North By : Proposed Plot in Survey No. 50/4F & 50/4D and Proposed 7.20 Meter Road No. 1 & 2 South By : Proposed Plots in Survey No. 50/4F, 50/4D & 50/4E East By : Land In Survey No. 50/9 West By : Proposed 10 Meter Road No. 6 Measuring, East to West on the Northern Side :98.00 Meter East to West on the Southern Side :95.74 Meter North to South on the Eastern Side : 9.00 Meter North to South on the Western Side : 9.00 Meter Total extent of 871.83 sq.mts, Road Situated Survey Nos. 50/4F & 50/4D
	Schedule 4 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4E - 628.06 SQUARE METRE
	Boundary Details: கிழக்கு - Land in Survey. No. 50/9, , மேற்கு - Proposed 10.00 Meter Road No. 6, வடக்கு - Proposed Plots in Survey No. 50/4F, , தெற்கு - Proposed plots in Survey No. 50/4F, Proposed 7.2 Meter Road No. 5,	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 4. Bounded on the 7.20 Meter Wide (East - West) Road No.4 North By : Proposed Plots in Survey No. 50/4F, South By : Proposed plots in Survey No. 50/4F, Proposed 7.2 Meter Road No. 5, East By : Land in Survey. No. 50/9, West By : Proposed 10.00 Meter Road No. 6 Measuring East to West on the Northern Side :88.13 Meter East to West on the Southern Side :86.33 Meter North to South on the Eastern Side :7.20 Meter North to South on the Western Side :7.20 Meter Total extent of 628.06 sq.mts, Road Situated Survey Nos. 50/4F
	Schedule 5 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4F - 169.81 SQUARE METRE
	Boundary Details: கிழக்கு - Proposed Plot In Survey No -50/4F , மேற்கு - Proposed Plot In Survey No -50/4F , வடக்கு - Proposed 7.2 Meter Road No.4, தெற்கு - Land Survey No. 50/10	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 5. Bounded on the 7.20 Meter Wide (North - South) Road No.5 North By : Proposed 7.2 Meter Road No.4 South By : Land Survey No. 50/10 East By : Proposed Plot In Survey No -50/4F West By : Proposed Plot In Survey No -50/4F Measuring East to West on the Northern Side :7.20 Meter East to West on the Southern Side :7.20 Meter North to South on the Eastern Side :23.72 Meter North to South on the Western

		Side :23.45Meter Total extent of 169.81 sq.mts, Road Situated Survey Nos. 50/4F
	Schedule 6 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4C, 50/4E, 50/4F - 955.7 SQUARE METRE
	Boundary Details: **கிழக்கு** - Proposed Plots in Survey. No. 50/4D ,50/4E & 50/4F and Propose 9.00 & 7.2 Meter Road No 3 & 4, **மேற்கு** - Proposed Plots in Survey. No. 50/4D & 50/4E and Propose 9.00 Meter Road No.9, **வடக்கு** - Land Survey No. 50/5, **தெற்கு** - Existing 10.00 Meter Road in Approved Layout 182/2024	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 6. Bounded on the 10.00 Meter Wide (South - North) Road No.6 North By : Land Survey No. 50/5, South By : Existing 10.00 Meter Road in Approved Layout 182/2024 East By : Proposed Plots in Survey. No. 50/4D , 50/4E & 50/4F and Propose 9.00 & 7.2 Meter Road No 3 & 4 West By : Proposed Plots in Survey. No. 50/4D & 50/4E and Propose 9.00 Meter Road No.9 Measuring East to West on the Northern Side : 10.0 Meter East to West on the Southern Side :10.0 Meter North to South on the Eastern Side :94.84 Meter North to South on the Western Side :96.30 Meter Total extent of 955.70 sq.mts, Road Situated Survey Nos. 50/4F , 50/4E & 50/4D
	Schedule 7 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4C, 50/4E - 357.66 SQUARE METRE
	Boundary Details: **கிழக்கு** - Proposed plots in Survey. No. 50/4E , **மேற்கு** - Proposed Plots in Survey. No. 50/4C & 50/4E, **வடக்கு** - Proposed 9.00 Meter Road No.9, **தெற்கு** - Existing 7.20 Meter Road in Layout No. 182/2024	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 7. Bounded on the 7.20 Meter Wide (North - South) Road No.7 North By : Proposed 9.00 Meter Road No.9 South By : Existing 7.20 Meter Road in Layout No. 182/2024 East By : Proposed plots in Survey. No. 50/4E West By : Proposed Plots in Survey. No. 50/4C & 50/4E Measuring East to West on the Northern Side :7.20 Meter East to West on the Southern Side :7.20 Meter North to South on the Eastern Side :49.89 Meter North to South on the Western Side :49.46 Meter Total extent of 357.66 sq.mts, Road Situated Survey Nos. 50/4E, 50/4C
	Schedule 8 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4A, 50/4C, 50/4E - 453.27 SQUARE METRE
	Boundary Details: **கிழக்கு** - Proposed 9.0 Meter Road No.7 , **மேற்கு** - Land In Survey No 44 channel , **வடக்கு** - Proposed Plots in Survey. No. 50/4A ,50/4C & 50/4E & 3 Meter Wide No Development zone , **தெற்கு** - Proposed Plots in Survey. No. 50/4A ,50/4C & 50/4E & 3 Meter Wide No Development zone	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 8. Bounded on the 7.20 Meter Wide (East - West) Road No.8 North By : Proposed Plots in Survey. No. 50/4A , 50/4C & 50/4E & 3 Meter Wide No Development zone South By : Proposed Plots in Survey. No. 50/4A , 50/4C & 50/4E & 3 Meter Wide No Development zone East By : Proposed 9.0 Meter Road No.7 West By : Land In Survey No 44 channel Measuring East to West on the Northern Side :62.53 Meter East to West on the Southern Sid :63.38 Meter North to South on the Eastern Side : 7.20 Meter North to South on the Western Side : 7.20 Meter Total extent of 453.270 sq.mts, Road Situated Survey Nos. 50/4A , 50/4C & 50/4E
	Schedule 9 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4A, 50/4B, 50/4C, 50/4D, 50/4E - 816.44 SQUARE METRE
	Boundary Details:	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 9. Bounded on the 9.00

	கிழக்கு - Proposed 10.00 Meter Road No. 6, மேற்கு - Land In Survey No - 44 channel , வடக்கு - Proposed 7.20 Meter Road No. 11, Proposed Plots In Survey No 50/4A,50/4B &50/4D and Proposed Park , தெற்கு - Proposed 7.20 Meter Road No. 7 ,Proposed Plots In Survey No 50/4A,50/4C &50/4D & 50/4E & 3 Meter Wide No Development zone	Meter Wide (East- West) Road No.9 North By : Proposed 7.20 Meter Road No. 11, Proposed Plots In Survey No 50/4A, 50/4B &50/4D and Proposed Park South By : Proposed 7.20 Meter Road No. 7 , Proposed Plots In Survey No 50/4A, 50/4C &50/4D & 50/4E & 3 Meter Wide No Development zone East By : Proposed 10.00 Meter Road No. 6 West By : Land In Survey No - 44 channel Measuring East to West on the Northern Side :90.18 Meter East to West on the Southern Side :91.25 Meter North to South on the Eastern Side : 9.00 Meter North to South on the Western Side : 9.00 Meter Total extent of 816.44 sq.mts, Road Situated Survey Nos. 50/4A, 50/4B, 50/4C, 50/4D, 50/4E
	Schedule 10 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4A, 50/4B - 314.712 SQUARE METRE
	Boundary Details: கிழக்கு - Proposed 7.20 Meter Road No. 11, மேற்கு - Proposed Park , வடக்கு - Proposed Plots in Survey. No. 50/4A & 50/4B, தெற்கு - Proposed Plots in Survey. No. 50/4A & 50/4B	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 10. Bounded on the 7.2 Meter Wide (East- West) Road No.10 North By : Proposed Plots in Survey. No. 50/4A & 50/4B South By : Proposed Plots in Survey. No. 50/4A & 50/4B East By : Proposed 7.20 Meter Road No. 11 West By : Proposed Park Measuring East to West on the Northern Side :43.71 Meter East to West on the Southern Side :43.71 Meter North to South on the Eastern Side : 7.20 Meter North to South on the Western Side :7.20 Meter Total extent of 314.71 sq.mts, Road Situated Survey Nos. 50/4A & 50/4B
	Schedule 11 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4B, 50/4D - 299.54 SQUARE METRE
	Boundary Details: கிழக்கு - Proposed Plots in Survey. No. 50/4B & 50/4D, மேற்கு - Proposed Plots & Proposed 7.20 Meter road No. 10 in Survey. No. 50/4A &50/4B , வடக்கு - Land In Survey No - 50/5, தெற்கு - Proposed 9.00 Meter Road No. 9	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 11. Bounded on the 7.20 Meter Wide(North - South) Road No.11 North By : Land In Survey No - 50/5 South By : Proposed 9.00 Meter Road No. 9 East By : Proposed Plots in Survey. No. 50/4B & 50/4D West By : Proposed Plots & Proposed 7.20 Meter Road No. 10 in Survey. No. 50/4A &50/4B Measuring East to West on the Northern Side :7.20 Meter East to West on the Southern Side :7.20 Meter North to South on the Eastern Side :40.87 Meter North to South on the Western Side :42.31 Meter Total extent of 299.54 sq.mts, Road Situated Survey Nos. 50/4B & 50/4D
	Schedule 12 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4A - 1425.83 SQUARE METRE
	Boundary Details: கிழக்கு - Proposed Plots in Survey. No. 50/4A ,50/4B Proposed 7.20 Meter Road No. 10, மேற்கு - Land in Survey no. 44 channel , வடக்கு - Land in Survey no. 50/5, தெற்கு - Proposed 9.00 Meter Road No. 9	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 12. PARK Measuring 1425.83 sq.mts North By : Land in Survey no. 50/5 South By : Proposed 9.00 Meter Road No. 9 East By : Proposed Plots in Survey. No. 50/4A , 50/4B Proposed 7.20 Meter Road No. 10 West By : Land in Survey no. 44 channel Measuring East to West on the Northern Side : 15.16 Meter East to West on the Southern Side :14.88 Meter North to South on the Eastern Side : 51.08 Meter North to South on the Western Side : 3.51+36.00+36.2 Meter Total extent of 1425.83 sq.mts, Park Situated Survey Nos. 50/4A
	Schedule 13 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4F - 71.28 SQUARE METRE

	Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	
	Boundary Details: கிழக்கு - Proposed Plots in Survey. No. 50/4F, மேற்கு - Proposed 7.2 Meter Road No. 2, வடக்கு - Proposed TANGEDCO, தெற்கு - Proposed LOCALBODY	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 13. LOCALBODY - Public Purpose - 1 Measuring 71.28 sq.mts, North By : Proposed TANGEDCO South By : Proposed LOCALBODY East By : Proposed Plots in Survey. No. 50/4F West By : Proposed 7.2 Meter Road No. 2 Measuring East to West on the Northern Side : 13.72 Meter East to West on the Southern Side : 13.45 Meter North to South on the Eastern Side : 3.98 Meter North to South on the Western Side : 6.68 Meter Total extent of 71.28 sq.mts, Local body Situated Survey Nos. 50/4F
	Schedule 14 Details: Property Type/சொத்தின் வகைப்பாடு: Easement Rights	**Survey No-Extent/புல எண்-விஸ்தீர்ணம்**: 50/4F - 71.68 SQUARE METRE
	Village & Street/கிராமம் மற்றும் தெரு: Melakondiyar	
	Boundary Details: கிழக்கு - Proposed Plots in Survey. No. 50/4F, மேற்கு - Proposed 7.2 Meter Road No. 2, வடக்கு - Land In Survey No 50/5 , தெற்கு - Proposed Plots in Survey. No. 50/4F	Schedule Remarks/சொத்து விவரம் தொடர்பான குறிப்புரை: 114. TANGEDCO - Public Purpose - 2 - Measuring 71.68 sq.mts North By : Land In Survey No 50/5 South By : Proposed Plots in Survey. No. 50/4F East By : Proposed Plots in Survey. No. 50/4F West By : Proposed 7.2 Meter Road No. 2 Measuring East to West on the Northern Side : 13.45 Meter East to West on the Southern Side :13.45 Meter North to South on the Eastern Side : 5.30Meter North to South on the Western Side : 5.30 Meter Total extent of 71.68 sq.mts, TANGEDCO Situated Survey Nos. 50/4F

Number of Entries/பதிவுகளின் எண்ணிக்கை: 3

Disclaimer: The details of the above property have been provided 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 above details are of informative in nature.

குறிப்புரை: சட்டம் மற்றும் விதிகளுக்குட்பட்டு மிகுந்த கவனத்துடன் சொத்து தொடர்பான மேற்கண்ட விவரங்கள் அளிக்கப்பட்டுள்ளது எனினும் இதில் ஏதேனும் தவறுகளோ விடல்களோ இருப்பின், அதற்கு இத்துறை பொறுப்பேற்க இயலாது. மேற்கண்ட விவரங்கள் தகவலுக்காக அளிக்கப்பட்டுள்ளன

ஏதேனும் சந்தேகங்கள்/குறைகள் இருப்பின் கீழ்க்கண்ட வழிமுறைகளில் தெரிவிக்கலாம்	
கட்டணமில்லா தொலைபேசி எண்	
கட்டணமில்லா தொலைபேசி எண்	**1800 102 5174**
மின்னஞ்சல் முகவரி	**helpdesk@tnreginet.net**

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

Verified RealEstate
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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.