



Your trusted partner for buying, selling, and managing property,  
ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,  
OMR Thoraipakkam,  
Chennai, India

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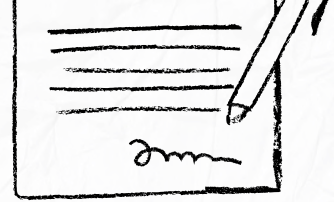
Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



Ownership Details:

1. Sale Document: 2223, dt. 03.11.1980 infavour of S.Santhanaraj S.No. 81/3 – 287 SQ.M
2. Death Certificate Savarimuthu Mativanan (23/12/2015)
3. Legal Heirs for Savarimuthu Mativanan (a) Santhanaraj are  
i) Josephine Mary, ii) Xavier Vasanth, iii). A,Mary Sindhu
4. Release Deed: 97/05.01.2017 – Xavier Vasanth , Mary Sindhu release 2/3<sup>rd</sup> share of 271 cent  
in s.No.81/3.
5. Settlement Deed: 13994/07.06.2023 infavour of Xavier Vasanth – S.No.81/3 – 90 cent
6. Settlement Deed: 13995/07.06.2023 infavour of Xavier Vasanth – S.No.81/3B – 81 cent  
Balance Land with Josephine Mary – 100 cent



our services doesn't just end there



### **Buying & Selling Services**

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.



### **Legal & Documentation Services**

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.



### **Property Development & Approvals**

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



### **NRI & Investment Services**

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



### **Compliance & Special Services**

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



 **empowering your real estate decisions**  
with smart tools



### **Property Valuation & Cost Estimation**

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



### **Ownership, Compliance & Legal Verification**

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



### **Zoning & Land Use Analysis**

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator



### **Property Documentation & Workflow Tools**

Forms & Templates, Document Generator, Document Translation, Dictionary



### **Vastu & Property Management Tools**

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your  
real estate journey

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