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

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Official Property Record

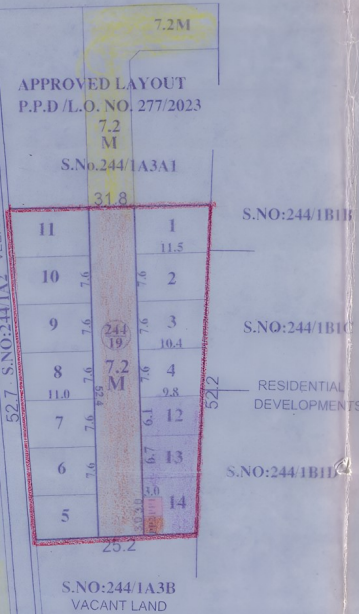


உள்ளடக்கி மன்றப் படி

திரைப்படம் மாற்றப்பட்டு மாதிரி படி
சுருக்கம் எண். 657, நாள். 30.12.29

**LAYOUT
APPROVED**
SUBJECT TO THE CONDITIONS IN
THIS OFFICE LETTER NO: RDC NO. 1623/2024/F
APPROVAL NO: 009/25/01/03
COMMISSIONER
TAMBARAM CITY MUNICIPAL CORPORATION
ZONE-1(PAMMAL)

31/3/25
31/3/25



TOTAL EXTENT (AS PER PATT) : 1494 SQ.M
ROAD AREA : 377 SQ.M
PUBLIC PURPOSE AREA (1%) : 18 SQ.M
(P.P-1 HANDED OVER TO THE LOCAL BODY 0.5% AREA : 9.0 SQ.M)
(P.P-2 HANDED OVER TO THE TANGEDCO 0.5% AREA : 9.0 SQ.M)
REGULAR PLOTS (1 TO 11) : 11 Nos.
E.W.S PLOTS (198 SQ.M) (12 TO 14) : 3 Nos.
TOTAL NO.OF.PLOTS : 14 Nos.

NOTE:

1. SPLAY-1.5MX1.5M
 2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSION
 3. ROAD AREA
PUBLIC PURPOSE AREA-1
PUBLIC PURPOSE AREA-2 (RESERVED FOR TANGEDCO)
- WERE HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED
DOCUMENT NO. 4277/2024, DATED: 30.05.2024, @ SRC PAMMAL.

CONDITIONS:

- (i) TNCD BR-2019, RULE NO : 47 (9)
THE OWNER OR DEVELOPER OR PROMOTER SHALL SELL THE EWS PLOTS ONLY FOR EWS PURPOSE. NO CONVERSION OR AMALGAMATION SHALL BE PERMISSIBLE IN THE CASE OF EWS PLOTS.
- (ii) TNCD BR-2019, RULE NO: 47 (11)
THE COST OF LAYING IMPROVEMENTS TO THE SYSTEMS IN RESPECT OF ROAD, WATER SUPPLY, SEWERAGE, DRAINAGE OR ELECTRIC POWER SUPPLY THAT MAY BE REQUIRED AS ASSESSED BY THE CONCERNED AUTHORITY, NAMELY, THE LOCAL BODY AND TAMIL NADU ELECTRICITY BOARD, SHALL BE BORNE BY THE APPLICANT.
- (iii) THE APPLICANT IS RESPONSIBLE FOR THE SHAPE, SIZE & DIMENSIONS OF THE SITE UNDER REFERENCE
- (iv) NECESSARY SPACE FOR BUILDING LINE TO BE LEFT AS PER THE RULE IN FORCE WHILE TAKING UP DEVELOPMENT IN EVERY PLOT.

LEGEND:

- SITE BOUNDARY
- ROADS GIFTED TO LOCAL BODY
- EXISTING ROAD
- PUBLIC PURPOSE-1 GIFTED TO LOCAL BODY
- PUBLIC PURPOSE-2 GIFTED TO LOCAL BODY (FOR TANGEDCO)
- EWS

G. Kupparammal

OWNER'S SIGNATURE

B. Alfin Jacob

Er. B. ALFIN JACOB, B.E.,
REGD. ENGINEER, GR-II
(CMDA REGD. No. RE/GR-II/2023/04/271)
No. 15, WEST KOOVAM RIVER ROAD,
CHINTADRI PET, CHENNAI - 600 002.
Mob: 97909 73900

LICENSED SURVEYOR



CONDITIONS:
THE LAYOUT APPROVED IS VALID SUBJECT
TO OBTAINING SANCTION FROM THE LOCAL
BODY CONCERNED

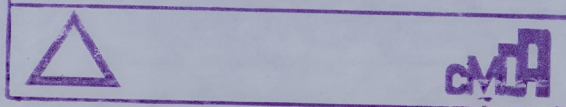
Planning Permit No. 15852 Dated: 27.6.2024

P.P.D
L.O No: 135
2024

APPROVED

VIDE LETTER No.: layout-1 / 0046 / 2024
DATED :

For Member Secretary
Chennai Metropolitan Development Authority
Chennai-600 008.



TAMBARAM CORPORATION

LAYOUT OF HOUSE SITES IN S.No: 244/19 OF ANAKAPUTHUR VILLAGE

SCALE-1:800 (ALL MEASUREMENTS ARE IN METRE)

This Planning Permission issued under New Rule
TNCD BR, 2019 is subject to final outcome of the
W.P.(MD) No.8948 of 2019 and WMP (MD)
Nos. 6912 & 6913 of 2019.

Our services go beyond



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.

Smarter Tools, Stronger Decisions



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

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

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