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

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Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



FILE NO: LAYOUT-1/ 285 /2024

SITE EXTENT (AS PER PATTA)	:	2900 SQ.M
ROAD AREA	:	771 SQ.M
PUBLIC PURPOSE AREA (1%)	:	22 SQ.M
(P.P-1 HANDED OVER TO THE LOCAL BODY 0.5% AREA 11.0 SQ.M)		
(P.P-2 HANDED OVER TO THE TANGEDCO 0.5% AREA 11.0 SQ.M)		
NO. OF PLOTS	:	21 Nos.

உள்ளாட்சி மன்றப் படி

NOTE :

1. SPLAY - 1.5M X 1.5M
2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS
3. ROAD AREA, PUBLIC PURPOSE AREA - 1, PUBLIC PURPOSE AREA - 2 WERE HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED DOCUMENT NO.17300/2024, DATED:05.11.2024, @ SRO GUDUVANCHERY

CONDITIONS:

(I) TNCDBR-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.

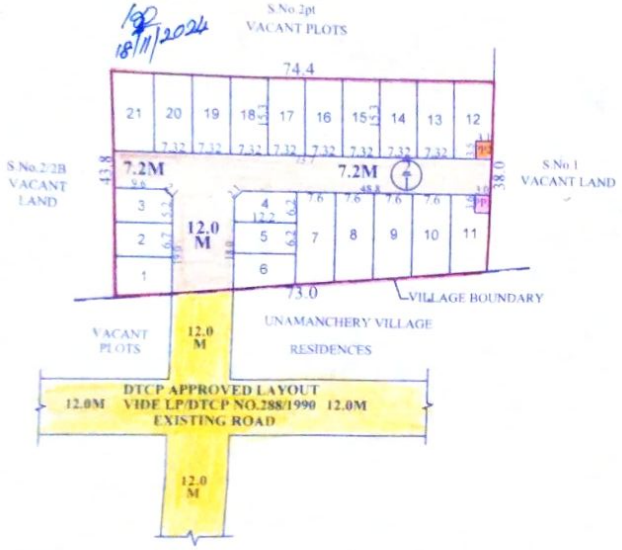
(II) THE APPLICANT IS RESPONSIBLE FOR THE SHAPE,SIZE & DIMENSIONS OF THE SITE UNDER REFERENCE.

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)

மனைப்பிரிவு / மனைய உட்பிரிவு
அனுமதி எண்: 15/2024-25 நாள் 18.11.2024
அனுமதி அளிக்கப்படுகிறது
ப.மு. எண்: 15/2024-25 நாள் 18.11.2024
S.M
தலைமைப்போ
நெடுங்குன்றம் ஊராட்சி
காட்டாங்கொளத்தூர் ஊராட்சி ஒன்றியம்



KATTANKOLATHUR PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.No.2/1 OF KULAPAKKAM VILLAGE.

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

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

OWNER'S SIGNATURE

R. Bhuvaneshwari

R. BHUVANESHWARI, B.E. CIVIL,
Registered Engineer Grade - II (RE)
RE/II/2024/3/0045
D.No. 5/41, Plot No. 56, 3rd Cross Street,
Lakshmi Nagar, Porur, Chennai - 600 116.
Mobile No : 97905 40242.

LICENSED SURVEYOR

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

Planning Permit No. 15970 Dated: 13.11.2024

P.P.D / L.O No: 252/2024

APPROVED

VIDE LETTER No.: Layout-1/0285/2024

DATED :

13/11/24

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

13/11/2024



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

Verified RealEstate™

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

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