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Form-5

Certificate by Architect / Licensed Surveyor

(Certificate for the purpose of completion of Layout/ Sub-Division Project)

Address of the Project: **S.No.9/1D4 of arasankazhani Village, Tambaram Taluk, Chengalpattu District, Tamilnadu State.**

Date: 15-11-2024

M/s. Opera Hosing Private Limited, Rep.by Mr. Rikin Dilip Gandhi (Name of the Promoter)

No.20, Parthasarathy Puram Extension, T.Nagar, Chennai-600017. (Address of the Promoter)

Subject: Certificate for **OPERA HILL COUNTRY** (Name of the project)

Ref: C.A.No: CA/2022/146649 (TNRERA Registration Number)

Sir, I, P. MUGILAN (name of the Architect/ Licensed Surveyor) having License No. CA/2022/146649 had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at **OPERA HILL COUNTRY** (name of the project) situated on the Plot bearing Survey no./ Plot no. **S.No.9/1D4** demarcated by its boundaries (latitude and longitude of the end points) 12°52'50.2" - 12°52'50.8" to the North, 12°52'49.3" - 12°52'49.8" to the South, 80°11'52.7" - 80°11'52.4" to the East, 80°11'49.9" - 80°11'49.8" to the west of **Arasankazhani Village, Tambaram Taluk, Chengalpattu District, Measuring 2226.00 sq. mts.** Being developed by **M/s. Opera Hosing Private Limited** (Name of the Promoter).

Based on site inspection carried out by me with respect to each of the plot(s) of the aforesaid Layout/ Sub-Division Project, I certify that as on date of this certificate, the project has been developed and completed in all respects as per the Plotting layout plan sanctioned by **CMDA** (Name of the sanctioned authority) vide Planning Permission No. **15938**, dated: **03-10-2024** including all amenities and facilities as committed by the promoter to the allottes.

Yours Faithfully,

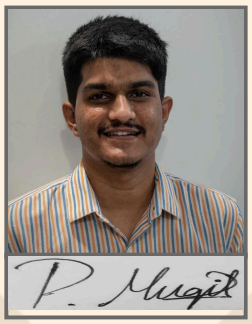
P. MUGILAN, B.Arch.,
Registered Architect,
C.A. No. CA/2022/146649
1/44, Keel Street, Chettiappanur,
Vaniyambadi, Tirupattur Dist.-635751

Enclosed: Photographs of all sides of site

COUNCIL OF ARCHITECTURE

A Statutory Authority of Government of India under the Architects Act, 1972 (A Central Law)

CERTIFICATE OF REGISTRATION



This is to certify that the name of

Mr. MUGILAN P

has been entered in the Register of Architects maintained by the Council and his Registration No. is

CA/2022/146649

The Certificate is valid from fifth day of July 2022
to the thirty-first day of December 2024

This digitally signed Certificate is issued by the Council subsequent to renewal of Registration by the concerned Architect, in continuation of physical Certificate of Registration issued on twelfth day of September 2022

List of Additional Qualification:

This Certificate is issued under the common Seal of the Council of Architecture
on this Second day of Jul 2024

Secretary

President

This Certificate of Registration, being issued under Section 24 (7) and Section 26 (4) of the Architects Act, 1972, is the property of the Council and must be surrendered to Council in case registration is not renewed within stipulated time period, failing which fine may be levied under Section 38 of the Act.



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.



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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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