



झारखण्ड JHARKHAND



NOTARY PUBLIC
RANCHI

Authorized under Notaries Act 1951
(53) & Notaries Rules 1956 by Gov
of Jharkhand Ranchi, (India)

THIS MEMORANDUM OF TENANCY is made on this the 2nd day of May, 2018 at Ranchi

BETWEEN

SMT. SULEKHA SINGH, wife of R. K. Singh, by faith Hindu, by occupation, House Wife, resident of B/9, Second Lane Kunj Vihar, Argora, Ranchi, P.S. Argora, District Ranchi, Jharkhand, Indian Citizen (herein after referred to as the "LESSOR") of the ONE PART;

AND

MR. PAWAN PRAKASH, son of Ghanshyam Mandal, by faith Hindu, by occupation *Service*, permanent resident of House No. 4, Ghaghari, Thana no. 19, Roundhiya, P.S Saraiyahat, Dumka at present B/9, Second Lane Kunj Vihar, Argora, Ranchi, P.S. Argora, District Ranchi, Jharkhand, Indian Citizen (herein after referred to as the "LESSEE") of the SECOND



WHEREAS the expression the "LESSOR" and the "LESSEE" unless expressly excluded and repugnant to subject or context shall mean and include their respective legal heirs, representatives, successors-in-interest, administrator and assigns.

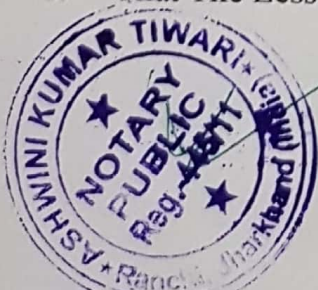
WHEREAS the LESSOR is the absolute owner of a House Property (Double Storied) situated at Second Lane Kunj Vihar, Argora, Ranchi, P.S. Argora, District Ranchi; AND

WHEREAS being need of one unit consisting Two Bed Rooms with Kitchen, one drawing cum dining hall, toilet cum bathroom for residential use, The LESSEE made approach to the LESSOR to Let Out the aforesaid unit on monthly rent for Rs. 9,000/- (Rupees Nine Thousand only) to the LESSEE and the LESSEE has also agreed to take the said unit on monthly rent as mentioned above commencing with effect from 02.05.2018; AND

WHEREAS the LESSOR and the LESSEE agreed upon terms and conditions and want reduce in writing for eradicating future conflict, if any.

NOW THE LESSOR AND THE LESSEE AGREED UPON THE FOLLOWING TERMS AND CONDITIONS:-

1. That the period of Lease shall be fixed for Eleven Month commencing with effect from 02.05.2018.
2. That The Lessee shall have to pay Rs. 9,000/- (Rupees Nine Thousand only) only per month of aforesaid unit on or before 05th day of each succeeding next month to the LESSOR.
3. That The Lessee will use the premises only for residential purpose.
That The Lessee will keep the premises in good condition and will not sub-let the same to any third person.
4. That The Lessee will not demolish, alter and construct any permanent structures in the said unit.
5. That The Lessee will pay electricity charges as per meter reading every month.
6. That The Lessee will be solely and fully responsible for any illegal and unmoral act in given premises.
7. That The Lessee will allow the LESSOR to inspect the premise.



9. That the period of lease shall be extended and renewed, if good and harmonious relation will be found between the LESSOR and the LESSEE and in case of renewal the monthly rent will be increased. 5...% on last paid rent.
10. That if the lessee does not pay the rent continuously for two month, the Lessor will have the right to evict the Lessee without any notice.
11. That at the time of vacating the premises, if there are any arrear of rent, electricity charges or any damages will found in the premises cause by the lessee, such amount will be payable by the Lessee.
12. That the Lessee has deposited Rs.9,000/- interest free refundable security deposit to the Lessor.
13. That if the lease can't be renew then LESSEE shall handed over the vacant possession of lease-hold premises to the LESSOR or his duly authorized agent on expiry of the lease period, if the LESSEE fails to do so, Rs. 500/- per day as damages/cost shall be imposed upon the LESSEE from the date of expiry of the vacant of lease-hold premises.
14. That on expiry of lease agreement or on violation of any of the terms and conditions the LESSOR shall have the right to terminate the lease-agreement and shall have the right to re-enter and take over possession of premises and put his lock.

Whereas both parties put their signature in these presents after going through the contents made herein above without any coercion, undue influence, misrepresentation in presence of the following witness on the date, month and year first written above at Ranchi.

WITNESSES

1. *Vikas*
(Vikas chandra)
Omesh chandra
R/o Ratan Road Ranchi

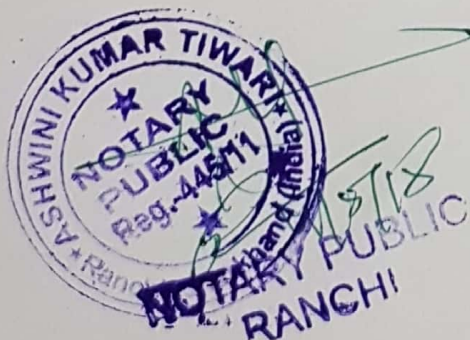
2. *Rajkumar Singh*

Sulekha Singh

Signature of LESSOR

Pawan Prakash

Signature of LESSEE



Vikas
Adv
4/5/18
Signature Attested on Identification of Lawyer

Sulekha Singh
Pawan Prakash

04 MAY 2018

In case this card is lost / found, kindly inform / return to :

Income Tax PAN Services Unit, UTITSL,
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड के खोने/पानेपर कृपया सूचित करें/लौटाएं :

आयकर पैन सेवा यूनिट, ए टी आई टी एस एल
प्लॉट नं: 3, सेक्टर 11, सी.बी.डी.बेलापुर,
नवी मुंबई-400 614.

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

PAWAN PRAKASH

GHANSHYAM MANDAL

18/01/1985

Permanent Account Number

AXXPP9157D

Pawan Prakash
Signature

