

Non Judicial



**Indian-Non Judicial Stamp
Haryana Government**



Date : 26/12/2022

Certificate No. G0Z2022L2768



Stamp Duty Paid : ₹ 101
(Rs. Only)

GRN No. 97589568



Penalty : ₹ 0

(Rs. Zero Only)

Seller / First Party Detail

Name: Sapna Gupta

H.No/Floor : 1674

Sector/Ward : 31

LandMark : Housing board colony

City/Village : Gurugram

District : Gurugram

State : Haryana

Phone: 72*****97



Buyer / Second Party Detail

Name : Ankit Jain

H.No/Floor : 1144

Sector/Ward : 6

LandMark : Friends enclave

City/Village: Karnal

District : Karnal

State : Haryana

Phone : 99*****53

Others : Sneha deb

Purpose : LEASE AGREEMENT

The authenticity of this document can be verified by scanning this QrCode Through smart phone or on the website <https://egrashry.nic.in>

LEASE AGREEMENT

THIS LEASE AGREEMENT IS EXECUTED AT Manesar ON THIS 27th DAY OF Dec'22 BETWEEN: Mrs. Sapna Gupta W/o Sh. Nitish Gupta R/o H.No-1674, Housing Board Colony, Sec-31, Gurugram, Haryana-122001 (HEREINAFTER CALLED THE FIRST PARTY) which expression shall unless excluded by the repugnant to the context include his heirs, executors, administrators, representatives and assigns of the ONE PART.

AND

Mr. Ankit Jain S/o Sh. Vijay Kumar Jain R/o H.No-1144, Friends Enclave, Sec-6, Karnal, Haryana-132001, And Mrs. Sneha Deb D/o sh. Sanjeev Deb R/o 71A 4A Subhadra moor avenue, Regent Park, Kolkata, West Bengal-700040 (HEREINAFTER CALLED THE SECOND PARTY) which expression shall unless excluded by the repugnant to the context include his heirs, executors, administrators, representatives and assigns of the OTHER PART.

Ankur Jain

Received 25 thousand Only
Sapna Gupta



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Haryana Government



Date : 26/12/2022

Certificate No. G0Z2022L2768



GRN No.

Q75RQ569

Stamp Duty Paid. ₹ 100
(100/- only)

WHEREAS as the 1st party is the absolute owner and in possession of the Flat, situated at Flat No-C3-004,Vatika Gurgaon-21 Vatika India Next, Sec-83, Gurugram, Haryana to lease the same to the lessee for Residential purpose.

NOW THESE PRESENTS WITNESSES AS UNDER:-

1. That the tenancy started/will start in the above said commence w.e.f. 27th Dec '22 to 26th Nov '23 for the period of **11Months**.
2. That the second party shall pay the monthly rent of **Rs. 17,000/- (Rupees Seventeen Thousand Only) & Rs. 25,000/- (Rupees Twenty Five Thousand Only)** advance as security to be refunded without any interest at the time of termination of the lease or vacation of premises.
3. That electricity and water charges as per reported will be paid by the second party to the concerned authorities.
4. That the tenancy may be renewed with the mutual consent of both the parties and the rent will be increased **5%** every year with the mutual consent of both the parties.
5. That the rent has been agreed to be paid by Lessee to the Lessor in advance on or before **5th** day of each English Calendar month.
6. That the tenancy may be terminated after giving **one** month notice by either of the party.
7. That the second party shall have no right, to make any addition, alteration in it without the written permission from the first party.
8. That the second party will have no right to sublet any portion/part of the tented portion to any other / relatives / agents whatsoever.
9. That at the time of expiry or tenancy period the tenant / Second party shall have to vacate possession of the said premises in original status without any damages to the building/fittings and fixtures etc. if any alteration / modification were made same shall be replaced / compensated by the second party.
10. That if the tenant fails to pay the rent of the demised premises for consecutive two month and default in payment towards his obligation or convent here under, the tenancy shall stand terminated at the option of the first part (Owner) without prejudice to any claim, right or legal action received which the first party (Owner) may have against the other be, respect of any antecedents breach of any non-performance or non observance of any of the convent herein contained.

Amit Jain

Sapne Gylb



11. That the second party shall be liable to pay damages/penalty. Per month upto the date of actual vacation of the premises to the first party of none vacating the tenancy premises after the expiry of the tenancy period.
12. That the Lessee during the occupation shall comply with all the rules and regulations of the local authorities with relation to the demised premises.
13. That the original lease deed will be retained by the FIRST PARTY

Attached is the list of items to be given along with the flat

Sr. No.	Area	Qty.
1	CEILING FAN	5
2	TUBE LIGHT	5
3	CFL LIGHT	3
4	EXHAUST FANS	2
5	GEYSER	1
6	DOOR BELL	1
7	CURTAIN RODS	DRAWING ROOM AND ALL BEDROOM

IN WITNESS WHEREOF the parties signed on the said agreement on the date month and year mentioned above in the presence of the witnesses.

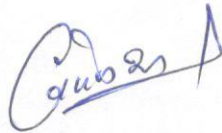
Signature of the First Party

1.




Mrs. Sapna Gupta

2.



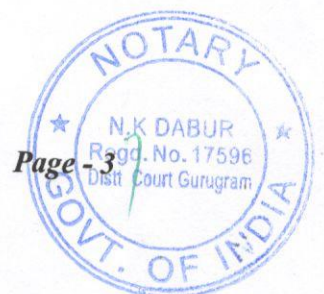
Signature of the Second Party


Mr. Ankit Jain

Mrs. Sneha Deb

ATTESTED


N.K. DABUR
Advocate & Notary
Distt. Ranchi, JHARHAR (INDIA) India



26 DEC 2022