



हरियाणा HARYANA

55AA 614537

RENT AGREEMENT

This Rent Agreement is made at Gurugram on this 20th day of August 2024 between:-

Mr. Rahul Kapoor R/o House No. 12A, Gate No. 4, New Colony, Gurugram, Haryana - 122001 (hereinafter called the LESSOR) of the One Part.

AND

Mr. Prince Verma S/o Sh. Rohtas Verma R/o House No. 614, Gali No. 5, Sector 8, Gurugram, Haryana - 122001 (hereinafter called the LESSEE) of the Other part.

The expression lessor and lessee shall mean and include the parties and their respective heirs, successors, administrators, nominees and assigns.

Whereas the LESSOR is the Owner in possession of **House No. 12A, Gate No. 4, New Colony, Gurugram, Haryana - 122001** (hereinafter called the demised premises)

Whereas the lessor has agreed to let out the said property to the lessee and the lessee has agreed to take on rent.



WHEREAS the LESSOR has represented that the said property is free from all encumbrances and the LESSOR has a clean and unrestricted right to the said property and is legally competent to enter into this Rent/Lease Agreement on the terms and conditions contained herein.

NOW THIS DEED WITNESSETH AS FOLLOWS:

1. The possession of said property will be given to the lessee by lessor and the tenancy shall commence from **01-01-2024 to 30-11-2024** and shall remain for a period of **11 months**. The tenancy can be extended or renewed at the end of this tenancy period with the mutual consent.
2. That the lessee shall pay to the lessor for the above said property the rent of **Rs. 12,000/- (Rupees Twelve Thousand Only)** per month advance on or before 7th day of every English Calendar month.
3. That the lessee has paid **NIL** as security deposit to be refunded without any interest at the time of termination of the lease or vacation of premises.
4. That the lessee shall use the property exclusively for the **Residential purpose** and shall not sublet the property without the written permission of the lessor.
5. That the lessee shall pay electricity charges according to consumption of electricity units as per Meter at prescribed rates of Dakshin Haryana Bijli Vitran Nigam (DHBVN) Ltd. To the DHBVN or the lessor.
6. That the lessee shall pay for water and maintenance charges to the Authority/lessor with rent.
7. That the lessee shall comply with all the rules and regulations of the local authorities whatsoever in relation to the said property.
8. That the lessee shall not carry out any structural additions or alterations to the building layout, fittings and fixtures without the prior written consent of the lessor.
9. That the lessee at the time of occupation shall see that all the electrical, sanitary fittings and fixtures are intact and or in perfect working order. The lessee shall be responsible to restore them in the same condition except natural wear and tear and damages by act of nature.
10. That the lessee shall permit the lessor or any his/her/their authorized agent to enter upon the said property for inspection and to carry the necessary repair all reasonable times.
11. That day to day repair such as fuses leakage of water taps etc. have to be done by the lessee at his own costs.
12. That at expiry of rent period the lessee shall handover the physical vacant possession of the said property to the lessor with all the fittings and fixtures intact and in perfect working order except natural wear and tear condition.

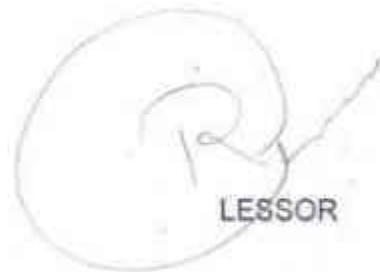


13. That in case the lessee makes default in making the payment of rent or commits any breach in this deed the lessor shall be entitled to get back the possession of the property immediately thereafter according to law.
14. That the lessee shall not do or cause to be done any act or activities of illegal, immoral, un-social nature in the said premises and also will not create any nuisance to the neighborhood in any manner whatsoever.
15. That this rent agreement can be terminated by both the parties by serving one month's written notice.
16. That the tenancy may be extended after 11 months on the mutual consent of both the parties on an increase in monthly rent 10%
17. Any dispute arising out of the rent agreement/lease deed shall be subject to the jurisdiction of Court of Gurugram only.

IN WITNESS WHEREOF the parties above named have affixed their signatures on this deed of agreement on the date month and year written in the presence of the witnesses given below.

WITNESSES:

1. 


LESSOR

2. 


LESSEE



ATTESTED

RAM NIWAS MALIK, ADVOCATE
NOTARY, GURUGRAM (HR.) INDIA
20 AUG 2024



भारत सरकार
Government of India



Aadhaar no. 99999999999999999999



प्रिंस वर्मा
Prince Verna
जन्म तिथि/DOB: 19/03/1992
लिंग/ GENDER: MALE

आधार पहचान का प्रमाण है, नागरिकता या जन्मतिथि का नहीं।
इसका उपयोग आधार (ऑनलाइन प्रमाणीकरण, या बहुआयामी कोड/
ऑनलाइन प्रमाणपत्र को स्कैन कर) के साथ किया जाना चाहिए।
Aadhaar is proof of identity, not of citizenship
or date of birth. It should be used with verification (online
authentication, or scanning of QR code / offline XML).

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मेरा आधार मेरी पहचान