

### RENT AGREEMENT

THIS AGREEMENT IS MADE AND EXECUTED AT Bihar ON THIS 13/02/2023, BY AND BETWEEN: -

Anadi Devi D/O: Prabodhan Ojha R/O: Anandi Niwas, Sarvoday Nagar, Bb Ganj, opposite orange valley school, Bhagwanpur, Mushari Thana, Muzaffarpur, Bihar, PIN: 842001

(Hereinafter called the First Party/Owner)

AND

KARTIKEY S/O Manoj Kumar Permanent R/O: D- 1/5, Vivek nagar, Gua.

Whereas the first party is the owner and in possession of the property at Anandi Niwas, Sarvoday Nagar, Bb Ganj, opposite orange valley school, Bhagwanpur, Mushari Thana, Muzaffarpur, Bihar, PIN: 842001

and has agreed to let out the *(Description of Property)* on said property, to the Lessee/Tenant and the Lessee/Tenant has agreed to take the same on Rent of Rs. 27,500 (Rupees Twenty seven Thousand five hundred only. (per month)



ATTESTED  
*[Signature]*  
Arun Kumar  
NOTARY, PATNA

**NOW THIS RENT AGREEMENT WITNESSETH AS  
UNDER:-**

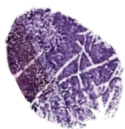
1. That the Tenant/Lessee shall pay as the **monthly rent of Rs. 27,500** (Twenty seven thousand five hundred only) per month, excluding electricity and water charge.
2. That the Tenant /Lessee shall not sub-let any part of the above said demised premised premises to anyone else under any circumstances without the consent of Owner.
3. That the Tenant / Lessee shall abide by all the bye-laws, rules and regulation, of the local authorities in respect of the demised premises and shall not do any illegal activities in the said demised premises.
4. That this Lease is granted for a period of twelve (12) months only commencing from 1<sup>st</sup> of Day of ( . April . ), 2023 and this lease can be extended further by both the parties with their mutual consent on the basis of prevailing rental value in the market .
5. That the Lessee shall pay Electricity & Water charge as per the proportionate consumption of the meter to the Lessor /Owner.
6. That the Tenant/Lessee shall not be entitled to make structure in the rented premises except the installation of temporary decoration, wooden partition/ cabin, air – conditioners etc. without the prior consent of the owner.
7. That the Tenant/lessee can neither make addition/alteration in the said premises without the written consent of the owner, nor the lessee can sublet part or entire premises to any person(s)/firm(s)/company(s).
8. That the Tenant/Lessee shall permit the Lessor/Owner or his Authorized agent to enter in to the said tenanted premises for inspection/general checking or to carry out the repair work, at any reasonable time.
9. That the Tenant/Lessee shall keep the said premises in clean & hygienic condition and shall not do or causes to be done any act which may be a nuisance to other.
10. That the Tenant/Lessee shall carry on all day to day minor repairs at his/her own cost.
11. That this Agreement may be terminated before the expiry of this tenancy period by serving One month prior notice by either party for this intention .



12. That the Lessee shall use the above said premises for Official Purpose Only.
13. That the Lessee/Tenant Shall not store/Keep any offensive, dangerous, explosive or highly Inflammable articles in the said premises and shall not use the same for any unlawful activities .
14. That the Lessee shall pay the one month's advance rent to the Lessor the same shall be adjusted in monthly rent.
15. That both the parties have read over and understood all the contents of this agreement and have signed the same without any force or pressure from any side.



Lessor



**Anadi Devi**

Lessee

A handwritten signature in black ink that reads "Kartikey".

**Kartikey**