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Whereas the above named tenant has taken the house premises of the above said owner at No F-102, Cauvery Block, BDA Apartments Valagerahalli , Kengeri, Bengaluru at First floor consisting of One hall, Bedroom, Kitchen, Bathroom and toilet with electricity and water facilities having 2 fans, 2 tubelights on a monthly rent of Rs.5000/- (Rupees Five Thousand only). The Tenant has paid an advance amount of Rs.30,000/- (Rupees Thirty Thousand Only) to the owner this day before the following witnesses, for which the owner hereby acknowledges. This advance amount does not carry any interest and it will be refunded by the owner to the tenant at the time of vacation and handing over the house premises in good condition.

The Tenant has to pay the electricity charges to the concerned department every month without fail and tenant has to pay water and motor charges every month to the House Association without fail.

The tenant has to keep the house premises in good condition i.e. the tenant should not make any damage/alteration to the property which belongs to the owner. If any damages caused to the house premises by the tenant he has to repair the same with his own expenses. The tenant has to use the premises for residential purpose and the tenant should not sublet/unlet the property of the owner to any person/s without prior permission of the owner in writing. The tenant has to pay one month rent towards painting charges to the owner at the tie of vacating the premises, otherwise painting charges will be deducted from the advance amount. In case if the tenant vacates the premises within 6 months, then the owner will deduct one month rent from the advance amount.

This agreement is valid for the period of 11(eleven) months only in the first instance and it may be further renewed by both parties on their mutual consent. In case tenant wants to continue in the same premises he has to pay 5% more rent in addition to the prevailing rent to the owner. Both the Parties should give 2(Two) months notice in advance to each other in case of vacation of the Premises/Termination of the agreement. IN WITNESS WHEREOF both the parties have affixed their respective signatures to this rental agreement on the date above written.

WITNESS:

1. 


TENANT

2.


OWNER

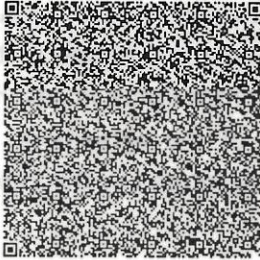


सत्यमेव जयते

INDIA NON JUDICIAL Government of Karnataka

e-Stamp

Certificate No. : IN-KA17796339593103N
Certificate Issued Date : 29-Aug-2015 11:29 AM
Account Reference : NONACC (FI)/ kacrsf108/ MATHIKERE/ KA-BA
Unique Doc. Reference : SUBIN-KAKACRSFL0884403248207857N
Purchased by : VIKRAM UPADHYA
Description of Document : Article 30 Lease of Immovable Property
Description : RENTAL AGREEMENT
Consideration Price (Rs.) : 0
(Zero)
First Party : VIJAYA HEGDE
Second Party : VIKRAM UPADHYA
Stamp Duty Paid By : VIKRAM UPADHYA
Stamp Duty Amount(Rs.) : 50
(Fifty only)



Poema
Authorised Signatory
THE MATHIKERE CO-OP.
SOCIETY LTD.

RENTAL AGREEMENT

Please write or type below this line.....

This Rental Agreement is made on this 29th day of Aug, Two Thousand Fifteen (29-08-2015) between **Mrs. VIJAYA HEGDE, W/o Mr. HarishChandra Hegde**, residing at No.88/2 8th Main,9th cross, SBM Colony, Brindavana Nagara, Mathikere, Bangalore-560054, hereinafter called **OWNER** of the one part; AND: **Mr. VIKRAM UPADHYA**, aged 36 Years, S/O K.S. Upadhy, residing at No.71, First Main, First Cross, Brightway Layout, Subramanyapura, Bengaluru-560061, hereinafter called the **TENANT** of the other part and witnesseth as follows.

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Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.