



INDIA NON JUDICIAL  
Government of Punjab

e-Stamp

Certificate No. : IN-PB07137781751526W  
Certificate Issued Date : 18-Apr-2024 01:05 PM  
Certificate Issued By : pbhardeeu  
Account Reference : NEWIMPACC (SV)/ pb7138504/ PATIALA/ PB-PT  
Unique Doc. Reference : SUBIN-PBPB713850414908006766475W  
Purchased by : AKHIL REMESH ID 2528 1543 1140  
Description of Document : Article 5 Agreement or Memorandum of an Agreement  
Property Description : Not Applicable  
Area of Property : Not Applicable  
Consideration Price (Rs.) : 0  
(Zero)  
First Party : AKHIL REMESH SO RAMESAN  
Second Party : Not Applicable  
Stamp Duty Paid By : AKHIL REMESH SO RAMESAN  
Stamp Duty Amount(Rs.) : 100  
(One Hundred only)  
Social Infrastructure Cess(Rs.) : 0  
(Zero)  
Total Stamp Duty Amount(Rs.) : 100  
(One Hundred only)



*[Handwritten Signature]*

Please write or type below this line



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Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding.
2. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
3. The onus of checking the legitimacy is on the users of the certificate.
4. In case of any discrepancy, please inform the Competent Authority.



**RENT AGREEMENT**

This RENT AGREEMENT is being executed on this day 18<sup>th</sup> day of April, 2024.

Between

Akhil Remesh son of Sh. Ramesan, Resident of Akhil Bhavanam Vengara, Thodiyoor North, P.O. Karunagapally, Thodiyoor, Kollam, Kerala - 690523 (Adhaar Card No. 2528-1543-1140) (**hereinafter called Tenant**)

**AND**

Arshbir Singh son of Sh. Jaswinder Singh, Resident of House No. 223, Bharpur Garden, Patiala - 147001, Punjab (**hereinafter called Landlord**)

Whereas, the Landlord is owner in possession of House No. 668, J.P. Colony, Harinder Grewal Enclave, Sular, Patiala and has agree to give first floor East Facing (One Bedroom, Hall, Kitchen left-side) and has given the aforesaid premises on rent from 15<sup>th</sup> April, 2024 for next 11 months to the aforesaid Tenant on the following terms and conditions:-

NOW THIS RENT AGREEMENT WITNESSETH AS UNDER :

1. That the tenancy of the house (First Floor) in question has been started from 15.04.2024.
2. That the rate of rent of the said Premises has been settled between the parties as Rs.8000/- (Rupees Eight Thousand only) per month.
3. That this Rent Agreement is being executed for 11 months.
4. That the tenant is bound to pay the rent regularly before 10<sup>th</sup> of each month and will not be liable to sublet the premises to any other person. The rent shall be increased mutually every year if tenant wants to live for more than 11 months.
5. That the maintenance charges including society charges, electricity (power and light), whitewash charges and any other service charges will be borne and paid by the tenant directly to the concerned Authorities and owner shall not be responsible for any disconnection of electricity, water supply etc.
6. That the tenant will keep the premises in a good condition and he is bound not to make any material addition or alternation in the same. The tenant is bound to hand over the vacant premises in a good condition as given.

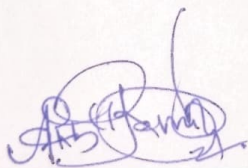


Arshbir Singh

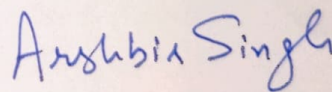


8. That the day-to-day repairs, such as electrical repairs and leakages from water taps/lines etc. shall be attended by occupier tenant at his own cost.
9. That the tenant shall permit the owner, the agent or representative etc. to enter the demised premises for inspection any carrying out repairs etc. at reasonable time as and when required.
10. That all the rules and regulations, laws and by-laws of Municipal Corporation, Patiala or any other Local Authorities having jurisdiction over the demised premises shall be complied with by the occupiers/tenants.
11. That the tenant occupier shall maintain the aforesaid premises and the fixtures therein in full habitable/usable conditions and shall ensure that proper maintenance of the said premises/fixtures is regularly carried out from time to time.
12. That the tenant will reside in the demised premises with his family and the tenant shall not do any illegal work/activity in the said premises.
13. That apart from the rent, a security deposit is refundable at the end of tenure period including the adjustment, against the damages to the structure, accessories, fixtures, etc. and dues of electricity, water charges etc. as well as unpaid rent, if any.
14. That if any of the parties want to the said premise to be vacated before the tenure period, they can do so after issuing two months notice through speed post/registered A.D. Letter informing about intention for same.

IN WITNESS WHEREOF, the parties i.e. owner and the tenant have hereto set their hand on day, month, year mentioned above in the presence of the following witnesses:



Akhil Remesh-  
First Party/Tenant



Arshbir Singh -  
Second Party/Landlord

I identified the Deponent/ Person  
to whom I Know personally.

Witness:

Arunjeet Verma - Advocate  
District Courts, Patiala

*Agreed*  
Certified that the Document/S.F. Attorney  
G.P.A. has been read over & explained  
In Simple Language to the deponent/  
Executant, *B. P. Singh* Who seemed  
to be perfectly fit to understand the  
same at the making thereof

Attested As Identified  
NOTARY PUBLIC  
PATIALA INDIA  
22 APR 2024

