



हरियाणा HARYANA

H 822860

RENT AGREEMENT

This RENT AGREEMENT is executed at FARIDABAD on 06/04/2021 between:-

1. MR. RATAN KUMAR SINGH S/O SHRI CHOTEY LAL SINGH R/O M-2/902, AMRAPALI ROYAL, VAIBHAV KHAND INDIRAPURAM SHIPRA SUN CITY, SHIPRA SUN C, GHAZIABAD UP 201014, AADHAAR CARD NO. 3286 6400 1453 (Hereinafter called the LESSOR/FIRST PARTY/OWNER which expression shall include unless excluded by or repugnant to the context be deemed to include his/her heirs, successors, executors, legal representatives and assigns) of one part.



AND

2. MS. RUBALPREET KAUR D/O SHRI GURBACHAN SINGH R/O HOUSE NO.B-1/293, WARD NO.8, KAHNUWAN ROAD SIMBLE, BATALA GURDASPUR PUNJAB 143505 AADHAAR CARD NO. 6128 7152 9516 (hereinafter called the LESSEE/SECOND PARTY/TENANT (which expression shall include unless excluded by or repugnant to the context be deemed to include his/her heirs, successors, executors, legal representatives and assigns) of the other part.

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Rubalpreet Kaur

WHEREAS the first party is the owner and in possession of **FLAT NO. EMPIRE 1008, OMAXE NEW HEIGHTS SECTOR-78 FARIDABAD HARYANA** And lease out its PREMISES and the second party is willing to take the above PREMISES on rent and the first party is ready to let out the same. Being the owner of the above said property, first party is competent to execute the present agreement on the following terms and conditions.

NOW THIS RENT AGREEMENT WITNESSETH AS UNDER:

1. That the rent of the said premises is fixed at **RS. 9500/- (RUPEES NINE THOUSAND FIVE HUNDRED ONLY)** including maintenance per month.
2. That the lessee will pay a sum of **RS. 9500/- (RUPEES NINE THOUSAND FIVE HUNDRED ONLY)** as advance one month **RS. 9500/- (RUPEES NINE THOUSAND FIVE HUNDRED ONLY)** as interest free security to the lessor, which will be adjustment at the time of vacating the said premises.
3. That the tenancy will commence from **06/04/2021** shall be continue for a period of **ELEVEN MONTHS**.
4. That the period of tenancy may be extended for further period only on the option of the owner.
5. That the monthly rent shall be payable by the second party to the first party latest on or before the **10TH** day of each **English Calendar** month in advance.
6. That the period of tenancy may be extended for its further period on mutual consent of the first party and second party in that event the rate of rent shall be increased at the rate of increase **10% after 11 months** on its previous rate.
7. That if the second party would fail to pay the monthly rent to the first party consecutively for **Two months** then the second party have to vacate the premises in question immediately, after clearing all dues.
8. That the said premises is having an electrical connection from the concerned department that the tenant will be responsible and liable of making payments towards electricity during the tenancy period.
9. That the second party shall handover the vacate physical possession of the rented premises to the first party at the time of expiry of the tenancy period positively.
10. That the second party shall hand over the vacant physical possession of the rented premises to the first party at the time of expiry/termination of the tenancy period.
11. That the second party shall abide by all the rules and regulations of the local authorities.
12. That the second party shall use the rented premises for **RESIDENTIAL** purpose only.
13. That the second party shall not damage the fitting and fixtures, fitted in the rented premises and shall maintain the same in **GOOD CONDITION**.
14. That the second party shall not make any construction or addition alterations in the buildings as well as in the open space without the written consent of the first party as well.



Rehman Khan

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15. That the day to day repairs of electrical & plumbing etc shall be carried out by the second party on his own expenses and the major repairs like cracks in walls and buildings and floor etc. shall be borne by the first party on her own expenses when so informed by the second party.
16. That the second party shall permit the first party or any of their authorized person to enter the said premises at reasonable time for inspection purposes.
17. That both the parties shall have to give **One month's** advance notice in written as well as verbally to the other party, in case of its vacating the premises in question before the expiry of period of tenancy and the tenancy may also be terminated as agreed by both the parties by giving **one month's advance notice** to the other party.
18. That the second party shall pay **Electricity/Water bills** as per meter, Taxes etc. and regularly to the concerned authorities which are not included in the above rent.
19. That the second party shall not do any work in the said premises contrary to the laws.
20. That the terms and conditions of this agreement as stated above shall be binding on both the parties. The terms of this agreement are final and are irrecoverable.



IN WITNESS WHEREOF the parties hereto have signed this agreement on the day, month and year first above written in the presence of witnesses.

WITNESSES:

1. Rupesh Shah
E/141, Dabua Colony
MIT Faridabad

2. Sarvesh Kumar
H/No - 110, Gali No. 8
Bhadrat Colony, Faridabad

[Signature]
FIRST PARTY/S/LAND LORD

Rubalpreet Kaur.
SECOND PARTY/TENANT

NOTARY
FARIDABAD (H)

6 APR 2021