

Offer Letter Relocation Policy

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1. You agree to repay the joining bonus if within 12 months of the date of joining (a) your employment is voluntarily terminated by you for any reason; or (b) your employment is involuntarily terminated by the Company for Cause in accordance with the terms of the employment agreement or other applicable policies and procedures.
 2. You agree that the amount of joining bonus to be returned in accordance with above section 1 may be by way of deduction from amounts the Company is to pay you, subject to applicable law. If no such deductions are made, or if the deductions made are insufficient to repay the entire amount, you shall be obliged to pay the Company all outstanding amounts. The Company shall be entitled to take all reasonable steps to recover any amounts that you fail to repay.
 3. You agree that these terms may not be modified except in writing and no waiver, release or forgiveness of your indebtedness will be valid unless in writing and signed by an authorized officer of the Company.

These terms do not represent a commitment on the Company's part to retain your employment for any length of time. Your employment and each party's right to bring an end to such employment shall be in accordance with the employment agreement, the employee handbook, and applicable law.

Relocation Policy

As per Wells Fargo International Solutions Private LTD ("Wells Fargo" or "Company") relocation policy, you will be provided limited reimbursement of expenses related to travel and transportation of personal belongings from your current city of work to the Wells Fargo joining location.

The Wells Fargo relocation policy covers:

- One way economy class airfare for new joiner and family from current location of residence to the Wells Fargo India (WFI) joining location. Travel arrangements will be made by the WF India Travel desk team (WFIndiatravel@wellsfargo.com). Contact your recruiter for further information.
- Upon acceptance of offer and post confirming the date of joining, the company will provide you with an opportunity to visit the Wells Fargo office location for a pre-joining visit including 2 nights and 3 days of stay at the company guest house for employee and one family member.
- New Joiner and family are eligible for a stay at joining (WFI) location up to 21 nights; initial accommodation booking will be for 14 nights & would be further extended by 7 nights basis employee request. This assistance has been provided to the employee in event they do not have initial place of stay and this acts as temporary accommodation until they find a place of stay and/or goods arrival. WFI travel team will do the travel and accommodation arrangements for new city accommodation. Other incidentals expenses per business travel policy can be claimed post joining WFI location within 30 days from date of joining. As per the income tax rules, any temporary accommodation provided beyond 15 days (continuous or cumulative) results in taxes to be borne by the new joiner.
- Reimbursement of expenses incurred towards shipment of household goods & one vehicle up to a maximum of INR 100,000 or the actual cost incurred, whichever is lower.
- Reimbursement of expenses incurred towards road tax & registration of one vehicle at Wells Fargo office location up to a maximum of INR 50,000 or the actual cost incurred, whichever is lower.
- During the stay in the guest house, pick-up/drop will be provided for employee to commute to/from the guest house to office.
- The company will provide 2 days of relocation leave to be availed within 60 days from date of joining.
- Provision of house deposit advance for up to 6 months of rent paid or INR 2,00,000, whichever is lower. If availed, the advance amount will be recovered from your salary in 12 equal monthly installments.
- Reimbursement of onetime expense incurred towards house search for 1 month of rent paid or INR 50,000, whichever is lower.
- Reimbursement of expense incurred towards one time non-refundable school deposit paid or INR 50,000 per child, whichever is lower.
- As per the company policy, you are required to submit all relocation assistance expense bills for reimbursement. You have to claim the relocation expenses through MyPay within 3 months from date of joining. Do note that some of the categories will also be subject to tax. Refer to the Relocation guideline document for more information.

Brokerage Bill

Ecstatic Roofs

Flat No - 204, Satyadeva Majesty, Bhoganahalli Main Road, Bellandur,
Bengaluru Urban - 560103

Phone no. : 8095396321

Email : support@ecstaticroofs.com

GSTIN : 29AAKFE2172R1ZQ

State: 29-Karnataka



Tax Invoice

Bill To

Nandyal Anjan Vikas Reddy & Pavan Sudeesh
Peruru

State: 29-Karnataka

Place of supply: 29-Karnataka

Invoice No. : 25

Date : 06-11-2023

#	Item name	HSN/ SAC	Quantity	Price/ Unit	GST	Amount
1	Service Fee		1	₹ 42,372.88	₹ 7,627.12 (18%)	₹ 50,000.00
Total			1		₹ 7,627.12	₹ 50,000.00

Invoice Amount In Words

Fifty Thousand Rupees only

Terms and Conditions

Thanks for doing business with us!

Sub Total	₹ 42,372.88
SGST@9%	₹ 3,813.56
CGST@9%	₹ 3,813.56
Total	₹ 50,000.00
Received	₹ 50,000.00
Balance	₹ 0.00

For, : Ecstatic Roofs

Authorized Signatory

Rental Agreement



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Karnataka

Rs. 100

e-Stamp

Certificate No. : IN-KA87549915072845V
 Certificate Issued Date : 15-Sep-2023 02:53 PM
 Account Reference : NONACC (FI)/ kacrsf08/ VARTHUR1/ KA-SV
 Unique Doc. Reference : SUBIN-KAKACRSFL0847893144840548V
 Purchased by : NANDYAL ANJAN VIKAS REDDY PERURU PAVAN SUDEESH
 Description of Document : Article 30 Lease of Immovable Property
 Description : RENTAL AGREEMENT
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : ECSTATIC ROOFS
 Second Party : NANDYAL ANJAN VIKAS REDDY PERURU PAVAN SUDEESH
 Stamp Duty Paid By : NANDYAL ANJAN VIKAS REDDY PERURU PAVAN SUDEESH
 Stamp Duty Amount(Rs.) : 100
 (One Hundred only)

सत्यमेव जयते



Please write or type below this line

RENTAL AGREEMENT

This Rental agreement (the "Agreement") is made at Bangalore and executed on the 15th September, 2023.

BETWEEN

ECSTATIC ROOFS (PAN NO: AAKFE2172R)
 ADDRESS: 204, SATYADEVA MAJESTY, BHOGANHALLI VILLAGE, BELLANDUR,
 BANGALORE, KARNATAKA - 560103

(HEREINAFTER REFERRED TO AS THE "SUBLESSOR"), WHICH EXPRESSION SHALL, UNLESS REPUGNANT TO THE CONTEXT THEREOF, MEAN AND INCLUDE HIS HEIRS, SUCCESSORS AND ASSIGNS),

Proprietor

N. Aje

Pavan

Statutory Alert:

1. The authenticity of the Stamp certificate should be verified at www.shrestamp.com or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App 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

AND

TENANT- 1

NANDYAL ANJAN VIKAS REDDY(AADHAR No. : 2509 8609 4227) PAN CARD : CLJPV4280P
C/o. NANDYAL THIRUMALA REDDY, 6/5/696/1, SRINAGAR COLONY, OPPOSITE TO COMFORT
SPRING APARTMENT, ANANTPUR,
ANDHRA PRADESH - 515004

TENANT- 2

PERURU PAVAN SUDEESH (AADHAR No. : 6964 6960 8049) PAN CARD: EXUPP0358D
ADDRESS:- S/o PERUR SATYANARAYANA, 11/140 UP, DARGA BAZAR, PRODDATUR, CUDDAPAH,
ANDHRA PRADESH - 516360

Hereinafter referred to as the "SUBLESSEE", which expression shall, unless repugnant to the context thereof, mean and include his/her heirs, successors and permitted assigns).

NOW THIS RENTAL AGREEMENT WITNESSETH AS FOLLOWS:

WHEREAS, THE SUBLESSOR HAS TAKEN THE PROPERTY ON RENT FOR "SUBLEASING" FROM RIMA DAS, WHO HAS UNDISPUTED LEGAL POSSESSION OF THE PROPERTY - FLAT 34096, 9TH FLOOR, WING 34, PHASE 2, SOBHA DREAM ACRES, RAIN FOREST, BALAGERE VILLAGE, VARTHUR, BANGALORE - 560087, CONSISTING OF 2 BEDROOM, 2 WASHROOM, 1 HALL, 1 BALCONY, 1 KITCHEN WITH 1 COVERED CAR PARKING ALONG WITH FITTING & FIXTURES OF THE PROPERTY WHICH IS MORE FULLY DESCRIBES IN THE ANNEXURE - 1.

WHEREAS, the SUBLESSEE, is desirous of taking the above premises referred to as the "Subleased Premises ", on the terms and conditions contained herein.

That In pursuance of the foregoing and in consideration of the rent hereby reserved and the covenants of the SUBLESSEE, the SUBLESSOR hereby grants on sublease the Subleased Premises and the SUBLESSEE hereby accepts a sublease of the said premises on the following terms and conditions.

1. RENT:

The SUBLESSEE shall pay to the SUBLESSOR for the occupation and use of the premises, a monthly rent of Rs. 45,000/- (Rupees Forty-Five Thousand Only) on or before 5th of every English Calendar Month (Prepaid Rent), plus society maintenance of Rs 4,500/- (Rupees Four Thousand Five Hundred Only).

2. DEPOSIT:

The SUBLESSEE paid to the SUBLESSOR an interest free security deposit of a sum of Rs. 1,50,000/- (Rupees One Lakh Fifty Thousand Only). The same shall be held by the SUBLESSOR as security deposit during the subsistence of the sublease and / or any extension thereof and shall be repaid to the SUBLESSEE free of interest at

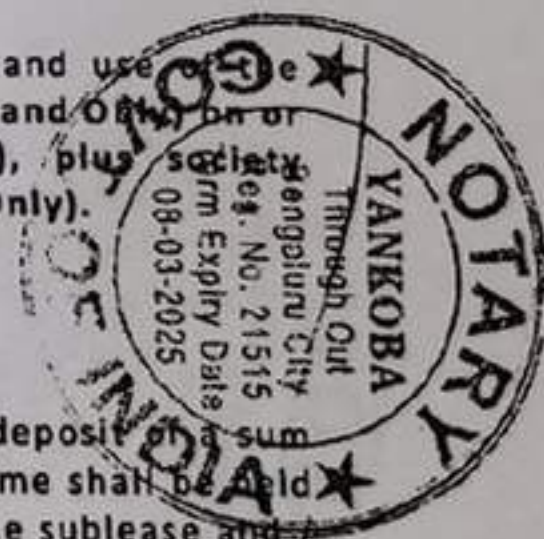
For ECSTAD HOUSE

Proprietor

N. Anja

P. Pavan

Rima Das



the end of the period of the sublease within fifteen days from the date of inspection and handover of the keys to the Subleased Premises. In the event the SUBLESSEE fails to vacate and handover peaceful vacant possession the Subleased Premises on the expiry or earlier termination of the lease, the SUBLESSEE shall pay as penalty to the SUBLESSOR a sum of Rs. 1000/- each day of such unauthorized occupancy, till the date of vacation of the Subject Premises. This penalty shall be without prejudice to other legal remedies available to the SUBLESSOR. The SUBLESSOR shall be entitled to deduct arrears of rent, cost of damages, electricity charges and maintenance charges if any.

3. This agreement of rent is valid for a period of 11 months from the effective date (23rd September, 2023) of this agreement till (22nd August, 2024).

4. ENHANCEMENT OF RENT:

If both parties desire to extend the term of lease beyond 11 months, they shall enter into fresh documentation, subject to the terms existing at that point in time and against an increase of minimum 5% or mutually discussed rates as per the prevailing market condition on completion of every 11 months.

5. The SUBLESSEE has agreed to pay electricity and water charges directly to the concerned authority regularly as per the bill. Final bills in respect of the consumption of Electricity/ Society / Water and all other utility charges are to be settled with the SUBLESSOR at the time of vacation of the Subleased Premises.

The SUBLESSEE will be liable to pay the Move In & Move Out Charges directly to the society, as per the association rates.

6. The SUBLESSEE shall use the Subleased Premises for residential purpose exclusively.

7. The SUBLESSEE agrees not to sub-let or under-let the schedule premises in whole or part to any third person/party.

8. The SUBLESSEE shall keep and maintain the schedule premises clean and in good condition. If any damages, it shall be borne by the SUBLESSEE.

9. The SUBLESSEE should respect everyone's privacy. Shall keep good, cordial and gentle relationship with surrounding neighbors and bound to follow the rules and regulations specified by the resident's association. Quiet hours are from 10 PM to 6 AM.

10) The SUBLESSEE shall not demand any additional facilities, fitting or fixtures other than what is listed hereunder.

11. ALTERATIONS:

During the term of sublease, the SUBLESSEE shall be entitled to put up at his own cost, install Air Conditioners, air coolers, cooking ranges and other electrical domestic appliances and telephone connections. However, the SUBLESSEE shall not carry out or make any alterations that affect/change the physical structure of the building.

12. MAINTENANCE:

For ECSTATIC ROOFS

Proprietor

N. Ayas

P. Pavan



a) The SUBLESSEE shall keep the Subleased Premises in good tenantable condition and order and shall not cause or suffer any damage thereto, (fair wear and tear exempted).

b) The SUBLESSEE shall be responsible for all minor repairs and day to day routine maintenance such as leakage of taps, replacement of tubes, bulbs, fuse/ s, cleaning of blocked drains/sewage pipes etc., The SUBLESSOR will take care of the major expenses.

c) The SUBLESSEE shall comply with all the rules and regulations of the local authorities whatsoever in relation to the Subleased Premises in so far as they relate to the use of the premises for residential purpose.

d) In case of any damage caused by the SUBLESSEE during the period of use of the said premises, SUBLESSEE shall be held responsible for compensation and other charges and such charges may be adjusted by the SUBLESSOR from the security deposit amount when the same is refunded upon completion of the tenure or term of sublease.

13. DELIVERY BACK OF POSSESSION:

a) Subject to the provisions of this Agreement, the SUBLESSEE shall deliver vacant possession of the Subleased Premises to the SUBLESSOR on expiry of the lease period or any extension thereof in the same condition in which it was let out, (reasonable fair wear and tear exempted).

b) The SUBLESSEE at the time of occupation shall inspect and satisfy himself, that the interior walls, windows, doors, sanitary, electrical appliances, and other fittings & fixtures are in working order, and nothing is broken or missing. The SUBLESSEE shall be responsible to return/restore them in the same condition (if any damages not restored by the SUBLESSEE, the SUBLESSOR can deduct the amount from the security deposit), natural wear and tear and damage exempted.

c) At the time of vacating the scheduled premises, the SUBLESSEE shall pay one month rent amount to the SUBLESSOR towards the painting and cleaning of the Subleased Premises or the amount will be deducted with the Security Deposit amount.

14. TERMINATION:

The Lease shall be terminable under all or any of the following circumstances namely

a) By efflux of time.

b) In the event of non-payment of rent by the SUBLESSEE for a period of consecutive months.

c) In the event of breach by of terms, conditions, and covenants hereof.

d) By giving one-month prior notice from either party.

15. THE SUBLESSEE COVENANTS WITH THE SUBLESSOR AS FOLLOWS:

a) That he/she will pay the rent regularly and duly carry out his obligation as SUBLESSEE as per the terms hereunder,

b) That upon receipt of any communication, notice or order from any authority relating to the Subleased Premises the SUBLESSEE shall cause the same to be delivered to the SUBLESSOR and shall comply with the same so far as it relates to



For ECSTATIC PROPS

Proprietor

N.A.

P. Pabn

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the SUBLESSEE's obligation under this Agreement and in regards to the Subleased Premises.

c) The SUBLESSEE shall fully co-operate and permit the SUBLESSOR and/or his/her agent to enter upon the Sublease Premises (by giving 24 hours prior notice) for the purpose of periodical inspections, taking photographs with a view to informing the SUBLESSOR about the status of the premises.

16. THE SUBLESSOR COVENANTS:

The SUBLESSEE against prompt payment of monthly rents and observing the terms of this sublease shall be entitled to the peaceful and quite enjoyment of the Sublease Premises during the term of sublease or extension thereof without any interruptions by the SUBLESSOR, its agents, servants or any persons lawfully claiming under or in trust for him.

17. DISPUTE RESOLUTION:

Any controversy or claim arising out of or relating to this Agreement, or any breach or alleged breach thereof, shall be finally settled by an arbitral proceeding in accordance with the provision of the Arbitrations and Conciliation Act, 1996. The arbitration proceedings shall be held in Bangalore. The courts in Bangalore shall alone have jurisdiction with respect to all matters arising out of this Agreement.

18. CUSTODY OF SUBLEASE AGREEMENT:

This Sublease Agreement shall be made in one original set, out of which original shall be with the SUBLESSOR and photocopy shall be with the SUBLESSEE.

19. INJURY AND LOSS OF PROPERTY:

The SUBLESSOR shall not be responsible or liable for any loss, damage or destruction of the SUBLESSEE's properties in the Subleased Premises nor will be liable for any bodily injury sustained by any person in the premises, for any reason whatsoever.

20. PROVIDED ALWAYS IT IS HEREBY MUTUALLY AGREED AS FOLLOWS:

The SUBLESSOR or his authorized agents shall acknowledge and give valid and duly stamped /e-mail receipt for each and every payment made by the SUBLESSEE and such receipt shall be conclusive proof of such payment of monthly rent(s). All communications intended to be served by either party hereto shall be deemed to have been duly served on the other on the same being delivered directly to either party's agents or representatives, on signature or being mailed by registered post to the other, at the others address set out as signatories of this Agreement.

21. If after signing this agreement,

a) SUBLESSEE fails to take possession of the premises; SUBLESSOR shall be responsible for paying the rent and complying with all other terms of this agreement.

b) If SUBLESSOR is unable to deliver the possession of the premises to the SUBLESSEE for any reason not within SUBLESSOR's control, SUBLESSEE shall have the right to terminate this agreement upon proper notice as required by law. In such event, SUBLESSOR liability to the SUBLESSEE will be limited to the return of all sums previously paid by SUBLESSEE to the SUBLESSOR.

22. List of Fittings and Fixtures is attached in Annexure - 1.

Proprietor

N. Arjun

P. Pavan




SCHEDULE OF THE PREMISES:

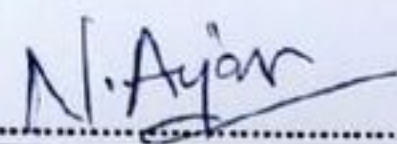
RESIDENTIAL FLAT 34096, 9th FLOOR, WING 34, PHASE -2, SOBHA DREAM ACRES,
RAIN FOREST, BALAGERE VILLAGE, VARTHUR, BANGALORE - 560087, CONSISTING
OF 2 BED ROOM, 2 WASHROOM, 1 HALL, 1 KITCHEN, 1 BALCONY, 1 COVERED CAR
PARK WITH ALL FITTINGS IN WORKING CONDITIONS.

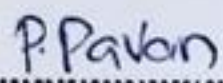
IN WITNESSES WHEREOF THE parties have executed this agreement in the presence
of the following witness on the day, month and year as first above mentioned.

WITNESS:

SUBLESSOR	
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SUBLESSEE	
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WITNESS 1	
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WITNESS 2	
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For ECSTATIC ROOFS
Proprietor



N.A.

ANNEXURE LIST	
ITEMS	QTY
TUBELIGHTS	4
FANS	4
CEILING LIGHT	6
DRYING PULLEY	1
GAS TOVE	1
CHIMNEY	1
GEYSER	2
TV UNIT	1
UTILITY BOX	1
WASHROOM CABINET WITH MIRROR	2
MODULAR KITCHEN WITH PROFILE LIGHTS	1
WARDROBES WITH LOFT AND LIGHTS	2
CURTAIN RODS	3

Handwritten signature

For ECSTATIC ROOFS

Proprietor

N. Ajay

P. Pavan



ATTESTED BY ME

Handwritten signature and date 25/9/2023

4 SEP 2023

Manager Approval

Request for Approval of brokerage reimbursement

Retention: CorpRetention3Year-Entire Mailbox (3 years) Expires: Tue 11/17/2026 4:41 PM



Prabhu, Raghavendra
To: Nandyal, Anjan vikas reddy

Approved

Thanks and Regards,

Raghavendra Prabhu

VP -info Security Engineering Manager
Cyber Security

Wells Fargo India & Philippines | Wells Fargo Centre | Embassy Tech Village (SEZ) | Devarabeesanahalli | Bangalore | India - 560 103
MAC 02907-010

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Reply

Forward

N

Nandyal, Anjan vikas reddy
(No message text)



Prabhu, Raghavendra
The pdf is not opening from my VDL. I will check on Monday once we are in office and approve Thanks and Regards, Raghavendra Prabhu VP -info Security Engineering Manager Cyber Security Wells Fargo India & Philippines | Wells Fargo Centre | E

You forwarded this message on Fri 11/17/2023 11:36 AM

Retention: CorpRetention3Year-Sent Items (6 months) Expires: Mon 5/20/2024 4:06 PM

N

Nandyal, Anjan vikas reddy
To: Prabhu, Raghavendra



rentalAgreement.pdf

Saved to OneDrive



Tax Invoice_25_06_11_23.pdf

Saved to OneDrive



2 attachments (92 KB) Download all

Hi Sir,

I have attached my rental agreement and brokerage bill for your review. Could you please provide approval? I would appreciate it if you could confirm your approval via email. So, that I can attach in my pay.

Thanks & Regards,
Nandyal Anjan Vikas Reddy

Paid Receipt



Transaction Successful

07:16 PM on 15 Sep 2023

Paid to



ECSTATIC ROOFS

₹50,000

XXXXXXXXXX0846

HDFC Bank



Transfer Details



Transaction ID

T2309151916136429270247

Debited from



XXXXXX5963

₹50,000

UTR: 325832082105

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