



తెలంగాణ TELANGANA

S.JYOSTNA BALA

16AA 564359

Sl. No. 646 Date: 11-01-2020

SOLD TO: ASHOK KUMAR PATRA

S/o: KAILASH CH PATRA, R/o. HYD.

FOR WHOM: — SELF —

Licensed Stamp Vendor
Lic.No. 15-10-034/2011
Ren.No.15-10-060/2017
KONDAPUR, R.R.Dist.
Cell No.:9553444330.

RENTAL AGREEMENT

This Rental Agreement is made and executed on this 14th day of January, 2020 at Hyderabad by and between:

Mr. TAPAN KUMAR BEHERA, aged about 28 Years, Occ: Employee, Owner of Flat No.301, Cyber Residency, Kondapur, Hyderabad-500084.

Hereinafter called the "**OWNER**" which expression shall mean and include all his/her/their heirs, Legal Representatives, Successors and Assignees.

AND

Mr. ASHOK KUMAR PATRA, S/o. Mr. KAILASH CH PATRA, aged about 28 years, Occupation: Employee, Resident of Flat No.301, Cyber Residency, Kondapur, Hyderabad-500084.

Hereinafter called the "**TENANT**" which expression shall mean and include all his/her/their heirs Legal Representatives, Successors and Assignees.



[Handwritten signature]

Contd....2



WHEREAS, the Owner is Absolute Possessor & Owner of **Flat No.301, Cyber Residency**, Kondapur, Hyderabad-500084 and being in lawful possession of the same and entitled to let out the said Premises. The Tenant hereby approached to the Owner to reside in the above said premises for **Residential Usage** and the Owner is also willfully agreed to give the premises for Rent along with below terms and conditions are as follows:-

NOW THIS RENTAL AGREEMENT WITNESSES AS UNDER :-

1.RENT: In Pursuance of this Rental Agreement the Tenant shall agreed to pay **Monthly Rent of Rs.20,000/-** (Rupees Twenty Thousand Only) to the owner on or before **1st** day of every English Calendar Month.

2.OTHER CHARGES: In addition to Rent the tenant shall agreed to pay monthly usage of Electricity charges to the concerned Electricity Department within due date. The Tenant also agreed to pay Monthly Maintenance charges to the Concerned Association/ owner if any.

3.ADVANCE: The TENANT has deposited an amount of **Rs.40,000/-** (Rupees Forty Thousand Only) with the OWNER being as **ADVANCE** towards **Security Deposit** which amount is refundable to the TENANT at the time of vacating the premises without carrying any interest by the OWNER after deduction of dues or damages if any.

4.TENANCY PERIOD: This Rental Agreement is valid for a period of **12Months** with effect from **1st JAN , 2019 to 31st December, 2019.**

5.VACATE NOTICE: **One Month** Advance notice should be given by either Tenant or Owner to Vacate the Premises and also cancel this Rental Agreement.

6.USE OF PREMISES: The Tenant use the premises for residential and the same shall not be for any unlawful purpose and not to store any inflammable or explosive materials. The Tenant will maintain the Leased Premises in neat and good condition. The tenant cannot use for any illegal activities or anti social activities of the above said leased premises. If the tenant do misuse in the above said leased premises in such case the tenant solely responsible and liable to face legal consequences as per court of Law. The owner is not responsible or liable at any point of time.

7.TAXES: The Owner has to pay upto date Property Taxes at concerned Govt. authorities within due date.

8. The Tenant cannot **Sub-let** to any third party and also cannot make any alteration in the above said premises without written permission from the Owner.

9. That the Owner shall have the right to terminate the tenancy if the Tenant commits breach of any of the terms herein mentioned above and take possession of the schedule premises.

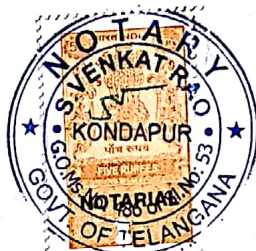
10. The Owner or his/her Representatives can inspect the premises during reasonable times for which the Tenant shall not have any objection.

11. The Renewal of the Lease Period shall be mutual understanding of both Tenant and Owner by executing fresh Rental Agreement.

IN WITNESS WHEREOF, the Owner and the Tenant have signed on this Rental Agreement with their free will and consent on the date first above mentioned.

WITNESSES:-

1. *Nitin Kumar*



ATTESTED

S. VENKAT RAO
NOTARY PUBLIC
(Appointed By Govt. of Telangana)
KONDAPUR, R.R.Dist., T.S., INDIA.
My Commission Expires on 29 July, 2022.
Mobile No: 09848247466

Tapan Kumar Behera

TAPAN KUMAR BEHERA
{OWNER}



Ashok Kumar Patra

ASHOK KUMAR PATRA
{TENANT}

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

TAPAN KUMAR BEHERA

TRILOCHAN BEHERA

10/07/1991

Permanent Account Number

CJHPB3094B

Tapan Kumar Behera

Signature



22032016

Tapan Kumar Behera

RENT RECEIPT

Received from Mr. /Ms. /Mrs. Ashu Kumar Parra [Name of the tenant]
 a sum of INR 20,000 (Rupees Twenty thousand rupees,
December Towards rent for the period from December To
January for the property situated at Flat No: 201, Cyber Residency
Kondapur 500084 (Address of the property)

Landlord 1		Landlord 2	
Name of the Landlord	<u>Tarun Kumar Bhatnagar</u>	Name of the Landlord	
PAN of the Landlord	<u>CTH PB 8094B</u>	PAN of the Landlord	
Address of the Landlord	<u>Sayalek Bhatnagar</u> <u>Bhubaneswar 751004</u>	Address of the Landlord	
Signature of the Landlord	<u>Tarun Kumar Bhatnagar</u>	Signature of the Landlord	

Note: PAN of the landlord/house owner is mandatory, if the annual rent paid exceeds INR 100,000 (Rupees One Lakh). If PAN of landlord is not available, HRA exemption will not be provided. In case you have more than one landlord, you must write PAN of both landlord's on all the rent receipts to avail exemption.

Ashu Parra



RENT RECEIPT

Received from Mr. /Ms. /Mrs. Ashou Kumar Patra [Name of the tenant]
a sum of INR 20,000 (Rupees Twenty Thousand rupees only)
.....) Towards rent for the period from September To
November for the property situated at Flat No: 301, Cyber Residency
Kondapur Borey (Address of the property)

Landlord 1		Landlord 2	
Name of the Landlord	<u>Tapan Kumar Bha.</u>	Name of the Landlord	
PAN of the Landlord	<u>CHPB3099B</u>	PAN of the Landlord	
Address of the Landlord	<u>Dogadur Bihar Shub anha, Sorey</u>	Address of the Landlord	
Signature of the Landlord	<u>Tapan Kumar Bha.</u>	Signature of the Landlord	

Note: PAN of the landlord/house owner is mandatory, if the annual rent paid exceeds INR 100,000 (Rupees One Lakh). If PAN of landlord is not available, HRA exemption will not be provided. In case you have more than one landlord, you must write PAN of both landlord's on all the rent receipts to avail exemption.



RENT RECEIPT

Received from Mr. /Ms. /Mrs. ASHOK KUMAR PATRA [Name of the tenant]
 a sum of INR 20,000 (Rupees Twenty thousand rupees only -
) Towards rent for the period from June To
August for the property situated at Flat No. 301, Cyber Residency
Rondapur, 500084 (Address of the property)

Landlord 1		Landlord 2	
Name of the Landlord	<u>Tapan Kumar Beker</u>	Name of the Landlord	
PAN of the Landlord	<u>CGTAPB3094B</u>	PAN of the Landlord	
Address of the Landlord	<u>Dayadur Bikan, Bhubaneswar 750004</u>	Address of the Landlord	
Signature of the Landlord	<u>Tapan Kumar Beker</u>	Signature of the Landlord	

Note: PAN of the landlord/house owner is mandatory, if the annual rent paid exceeds INR 100,000 (Rupees One Lakh). If PAN of landlord is not available, HRA exemption will not be provided. In case you have more than one landlord, you must write PAN of both landlord's on all the rent receipts to avail exemption.

Ashok Patra

