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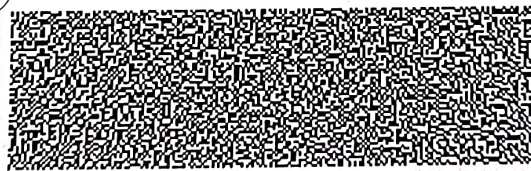
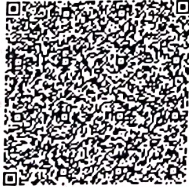
INDIA NON JUDICIAL

**Government of Karnataka**

Rs. 100

e-Stamp

**Certificate No.** : IN-KA15249564157340W  
**Certificate Issued Date** : 16-Sep-2024 09:56 AM  
**Account Reference** : NONACC (FI)/ kacrsfl08/ WHITEFIELD/ KA-SV  
**Unique Doc. Reference** : SUBIN-KAKACRSFL0879546430720620W  
**Purchased by** : INDUKURI JAGADEESH VARMA  
**Description of Document** : Article 30(1)(i) Lease of Immovable Property - Not exceeding 1 year in case of Residential property  
**Property Description** : RENTAL AGREEMENT  
**Consideration Price / Others (Rs.)** : 20,000  
 (Twenty Thousand only)  
**First Party** : BHAGYASHREE ROUT  
**Second Party** : INDUKURI JAGADEESH VARMA  
**Stamp Duty Paid By** : INDUKURI JAGADEESH VARMA  
**Stamp Duty Amount(Rs.)** : 100  
 (One Hundred only)



Please write or type below this line

**RENTAL AGREEMENT**

This Rental Agreement is made and executed On **16<sup>th</sup> day of September, 2024 (16.09.2024)** at Bangalore. **By and Between:**

**Mrs, BHAGYASHREE ROUT, Residing at Plot No F/219, Sector 07, CDA, Cuttack, Odisha-753014.** Hereinafter referred to as **LESSOR/OWNER** which expression shall mean and include his heirs, executors, legal representatives and assigns of the ONE PART  
**AND:**

**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. 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.

**Mr.INDUKURI JAGADEESH VARMA, Address.No 1-63, Main Road, Velagadurru, West Godavari, Andhra Pradesh-534227.**Hereinafter referred to as the "**LESSEE/ TENANT**" (which expression shall be deemed to include his successors, legal heirs, administrators, legal representatives and assigns) of the OTHER PART:

And whereas the Owner is the sole and absolute owner of the premises situated at: **No 307, 3<sup>rd</sup> Floor, AR Tulip Apartment, Whitefield, Karnataka, Bangalore-560066.**Consisting of Two Bedrooms, One Hall, One Kitchen, attached bathroom and toilet, along with water and electricity facility, And whereas the Tenant has approached with the Owner to let-out the schedule premises on rental basis and the Owner agrees to let-out the same under the following Terms & Conditions:

**NOW THE TERMS AND CONDITIONS ARE AS FOLLOWS:**

1. **Rent:** The monthly rent payable to the tenant for the said house premises is **Rs.22,000/- (Rupees Twenty Two Thousand Only)** Rent paid within 5<sup>th</sup> day of every month without fail.
2. **Security Deposit:** The Tenant has paid a sum of **Rs.1000,000/- (Rupees One Lakh Only)** as interest free deposit to the Owner as security deposit, the same will be refundable to the Tenant at the time of vacating the schedule premises after deducting dues if any.
3. **Duration and Continuation:** The rental agreement is for a period of **11 months** commencing from **01<sup>st</sup> July 2024 (01.07.2024)** And subject to renewal thereafter under mutually agreed terms and conditions by the Lessor. If the Lessee wants to continue in the schedule premises after the completion of tenancy period, 5% Rent will be increased on the previous month rent.
4. **User:** The Tenant should use the said premises **Residential purpose** only.
5. **Electricity:** The Tenant shall bear and pay the Electrical Charges consumed as per the meter provided to concerned authorities.
6. **Termination of Lease:** Giving **One month notice** in writing may terminate this agreement by either party.
7. **Sub Lease:** Tenant shall not sublet or underlet the premises to any other persons unless permitted by the owner.
8. **Internal Maintenance:** The Tenants shall keep the premises in good condition and shall not cause any damages to the premises in case damages caused them then the repair charges should be paid by the tenant.
9. **Liable for Damage:** it is agreed that any damages caused by the lessee in the schedule property shall be made good by the lessee



10. **Additional and Alterations:** the Lessee shall not make any additions or alterations in the premises, without written consent of Lessor.
11. **Repairs:** The Lessee shall be always allowed to carry on minor repairs maintenance jobs in the demised premises at his own cost, However all major repair if required shall be undertaken by the Lessor.
12. **Painting Charges:** The Tenant have agreed to pay **One Month Rent** at the time of vacating the house towards painting charges otherwise security deposit amount should deducted towards.
13. That the Tenants shall not do anything in the premises which may become a nuisance or cause annoyance of unconvinced to the landlord or to the neighbors.
14. Tenants shall not make any illegal activities in the premises, if something happens tenant will be whole responsible for the same and the charges will be borne by tenants.


#### **SCHEDULE**

All that part and parcel of schedule premises of **2BHK** situated at: **No 307, 3<sup>rd</sup> Floor, AR Tulip Apartment, Whitefield, Karnataka, Bangalore-560066..** Consisting of Two Bedrooms, One Hall, One Kitchen, attached bathroom and toilet, along with water and electricity facility.  
**IN WITNESS WHERE OF** The Owner and Tenant have set their signatures to the rental agreement to the day, month, and year first above mentioned.

#### **WITNESSES:**

1.



  
**OWNER/LESSOR**

2.

  
**TENANT/LESSEE**