



తెలంగాణ తెలంగాణ TELANGANA

AE 798131

S. No..... 2517 Date..... 30.04.2021
Sold To..... Mallikharjuna Rao Rudrakshula
S/o D/o W/o..... Latya Sri Babu Rao Hyd.
For Whom..... - Reef -

CHAVVA MALLIKARJUNA REDDY
LICENCED STAMP VENDOR,
LICENCE No. 15-10-053/2019
Flat No.303, Vykhana Grande
Rajarajeswari Nagar, Kondapur,
Serilingampally Mandal,
Rangareddy Dist. Ph: 8897927905

RENTAL AGREEMENT

This Rental Agreement is made and executed as on this Date the 30th day of April 2021, at Hyderabad, by and Between:

Mr. B. GNANESHWAR YADAV, aged about 52 years, Occ: Business, R/o. H No.10-1-53, Kameshwari Rao Colony, Saroornagar, Rangareddy, Hyderabad, Telangana - 500035.

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

AND

**Mr. MALLIKHARJUNA RAO RUDRAKSHULA, S/o.Satya Sai Babu, aged about 31 years,
Occ: Private Employee, R/o. H No.10-1-53, First Floor, Kameshwar Rao Colony,
Saroornagar, Rangareddy, Hyderabad, Telangana – 500035.**

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



WHEREAS, the Owner is Absolute Possessor & Owner II No.10-1-53, First Floor, Kameshwar Rao Colony, Saroornagar, Rangareddy, Hyderabad, Telangana - 500035 and being in lawful possession of the same and so entitled to let out the said Premises. The Tenant hereby approached Owner to Reside in the above said their Residential Usage and the Owner is also willfully agreed to give premises for Rent along with below terms and conditions mutually agreed is as follows:

NOW THIS RENTAL AGREEMENT WITNESSES AS UNDER

1. **RENT:** In Pursuance of this Rental Agreement the Tenant shall agree to pay Monthly Current Rent amount of Rs. 8,300/- (Rupees Eight Thousand Three Hundred Only) including maintenance charges to the owner on or before 5th day of every English Calendar Month.
2. **ADVANCE:** The TENANT has paid an amount of Rs 16,000/- (Rupees Sixteen Thousand Only) with the OWNER being as an ADVANCE towards Security Deposit which is refundable to the TENANT at the time of vacating the premises without carrying any interest by the OWNERS after deducting dues or if any.
3. **OTHER CHARGES:** In addition to Rent the Tenant shall pay monthly usage of Electricity charges for every month.
4. **TENANCY PERIOD:** This Rental Agreement is valid for a period of 12 months from the date of 1st April 2021.
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.
7. **Taxes:** The Owner has to pay upto date property taxes at concerned Govt. authorities within due date.
8. The Tenant cannot give Sub-let to any third party or make any alterations of the premises without written permission from the Owner.
9. That the Tenant shall keep the said premises in neat and clean condition and shall not damage or commit any such act which may devalue the premise and if any damage is caused to the said premises, the Tenant shall be responsible for the same. The tenant should pay minor repairs other charges for wear & tear if any of the said premise.
10. 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.
11. That the First Party or their authorized agent has right to inspect the said premises at all reasonable times.
12. All dues has to be cleared while leaving the house or it will be deducted from the advance , ELECTRICITY and if any.
13. This Rental Agreement may be renewed with enhancement for further then on mutual-consent and agreement and take a fresh agreement to that extent.

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. R. Karunakar

2. Q. Satyanarayana **ATTESTED**
KOVURI SREENIVASULU
ADVOCATE & NOTARY
H.No. 1-115, Old Hafizpat, Miyapur,
R.R. Dist. Cell : 9951589468

B. Ganesha Rao
(OWNER)

R. Malik
(TENANT/S)

