Attorney-at Law

&

Notary public

**PRIOR REGISTRATION:**

**No. …………………………………..**

**LEASE**

THIS INDENTURE OF LEASE made and entered into at on this day of

**BETWEEN**

(hereinafter sometimes called and referred to as the Lessor ) of the one part,

**AND**

(hereinafter sometimes called and referred to as the Lessee ) of the on part

**WITHNESSETH**

That for and in consideration of the sum of Rupees lawful money of Sri Lanka being rent for the whole term here of the term hereof the term hereof the receipt whereof the said Lessor hereby admit and acknowledge and of the further rents to be paid by the said Lessee heirs executors administrators of assigns as hereafter provided unto the lessor and in heirs executors administrators of assigns and in consideration of the covenants provisions and agreement hereinafter contained on the part and on behalf of the Lessee and aforewritten to be paid observed and performed the said Lessor hereby let lease and demise unto the Lessee heirs executors administrators and assign all that and those the premises fully described in the Schedule hereto.

together with all an singular the rights, privileges easements servitudes and appurtenances whatsoever to the said premises belonging or used or enjoyed therewith reputed or known as part and parcel thereof and all the estate right title interest claim an demand whatsoever of the said Lessor in to upon or out of the same.

TO HOLD the said premises hereby demised with all and singular the rights and appurtenances thereto belonging unto Lessor heirs executors administrators and assigns for and during the term or period of commencing from the day of December Two Thousand and Fifteen to First day of December Two Thousand Seventeen. (2015.12.01 to 2017.12.01) fully to be completed and ended. YIELDING AND PAYING thereof during the said term unto the Lessor ………….heirs executors administrators and assigns the clear

AND the said Lessee hereby for heirs executors administrators covenant with the lessor heirs executors administrators and assigns that the Lessee or aforewritten shall and will during the continuance of this Lease, pay the said the rent hereby reserved in the manner and on the days and dates hereinbefore provided and appointed for the payment of the same and shall and will hold the said lease subject to the following obligations on the part of Lessor and the Lessee respectively to be observed and performed viz.

AND lastly the Lessee shall and will at the expiration or other sooner determination of the said term peaceably and quietly deliver up and surrender the said demised premises unto the lessor or aforewritten in good order and condition. Reasonable wear and tear excepted PROVIDED ALWAYS and it is hereby declared that if the said rent hereby reserved or any part thereof shall be in arrears and unpaid for the space of after any of the days or sates on which the same ought to be paid as aforesaid whether the same shall or shall not have been legally demanded it shall be lawful

or the Lessor or

aforewritten thereupon or at any time thereafter enter in to and upon the said demised premises or any part thereof in the name of the whole, to re-enter and the same to have again repossess and enjoy as and for first or former estate and possession and thereby determine this demise.

AND lastly the Lessor hereby for heirs, executors and administrators covenant with Lessee heirs, executors administrators that the Lessee duly paying the rent hereby reserved and observing and performing the covenants and conditions herein contained on part to be observed and performed shall and may peaceably and quietly possess and enjoy the said premises hereby demised, during the said term hereby without any person rightfully claiming from or under

IN WITNESS whereof the said Lessor and the said Lessee have hereunto and to two others of the same tenor and date as this presents set their hands at the place and on the date aforewritten.

**THE SCHEDULE ABOVE REFERRED TO**

of in the republic of Sri Lanka , Notary public, do hereby certify and attest that the foregoing instrument having been duly read over explained by me the said Notary to the said

the subscribing witness thereto both of whom are know to same was signed by the said Executant ants and also witness and by me the said Notary in my presence and in the presence of one another all being present together at

on this day of and I further certify and attest that the

I further, certify and attest that the Original and Duplicate on page one in line 9 one word deleted and “Thirty” and in line 10 the word “December” were interpolated in link on page 3 in line 16 the words “in Bambalapitiya Gramasewaka Niladari’s division in the Divisional Secretariat Division of Tibirisayaya” were interpolated typed over end of the schedule.

that the duplicate of this instrument bears stamp of the Value of Rs. and the original stamp of the value of Rs. 1/-

WHICH I ATTEST

Date of Attestation

NOTARY PUBLIC