



सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

₹100

e-Stamp

Certificate No.

: IN-DL31094302361409X

Certificate Issued Date

: 06-Aug-2025 02:54 PM

Account Reference

: IMPACC (SH)/ dlshimp17/ DWARKA/ DL-SWD

Unique Doc. Reference

: SUBIN-DLDSLHIMP1796569425081300X

Purchased by

: NARESH KUMAR

Description of Document

: Article 35(i) Lease- Rent deed less than 1 year

Property Description

: Not Applicable

Consideration Price (Rs.)

: 0  
(Zero)

First Party

: NARESH KUMAR

Second Party

: SMT SANJU GUPTA

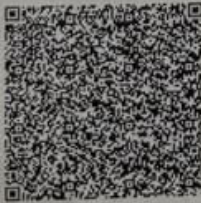
Stamp Duty Paid By

: NARESH KUMAR

Stamp Duty Amount(Rs.)

: 100  
(One Hundred only)

सत्यमेव जयते



Please write or type below this line



*Nareish*

*Sanju*

::2::

### RENT AGREEMENT

This Agreement is made and executed at New Delhi on this 6<sup>th</sup> day of August, 2025, by and between:-

**SH. NARESH KUMAR** S/o Lt. Sh. Sahaj ram, R/o H.No.50, Village Bindapur, Uttam Nagar, New Delhi-110059, ( hereinafter called the First Party/Owner) which expression shall mean include his/ her/ their heirs, successors, legal representatives, administrators, executors, nominees and assigns.

....AND....

**SMT. SANJU GUPTA** W/O SH. Ram Sharan R/O RZ-D-2/196A, Jeewan Park, Pankha Road, Uttam Nagar, New Delhi-110059, (hereinafter called the Second Party/Tenant) which expression shall mean and include her heirs, successors, legal representative, administrators, executors, nominees and assigns.

**AND WHEREAS** the First Party is sole and absolute rightful owner of **E-2 PRATAP GARDEN, NEW DELHI-110059**, and has agreed to let out the said property to the second party of this agreement on the following terms and Condition (hereinafter called the said premises).

**AND WHEREAS** the Second Party/Tenant has approached to the first party to let out his **GROUND FLOOR BACK SIDE HALL AT E-2 PRATAP GARDEN, NEW DELHI-110059**. And Second party has also agrees to take the same on rent for a period of 11months on monthly rent **Rs.12,000/- (Rupees Twelve Thousand Only)** per month and the tenancy has commenced from 10.08.2025 on the following agreed terms and conditions.

*Naresh Kumar*



Contd..3/p.

*Sanju*



**NOW THIS LEASE DEED WITNESS AS FOLLOWS:-**

1. The lease shall be for a period of 11 (Eleven) Months, commencing from **10.08.2025**, which shall stand terminated on **09.06.2026**. The tenancy can extend for further period by mutual concern of both the parties with fresh terms and condition of lease agreement. The Rent amount will be increased by 10% after every 11 Months.
2. That the Security amount of **Rs.12,000/- (Rupees Twelve Thousand Only)** and **Rs.12,000/-(Rupees Twelve Thousand Only)** for one month advance rent.
3. That the lessee shall not store or stock any objectionable items/articles the possession of which may be an offence and the lessee alone be liable and responsible for all consequences.
4. That in case the lessee fails to pay a monthly rent to the lessor, than the lessor shall have right to vacate the said demised premises without any prior notice and the lessee shall have no objection for the same.
5. The said demised premises shall be used by the lessee for the exclusive for **Commercial Purpose** and not for any other purposes.
6. That lessor shall pay house tax only in respect of the said premises during the lease period.
7. That lessee shall pay all the charges for the electricity & water charges consumed in the said demised premises during the lease period levied by the local authorities from time to time on the basic of actual consumption as per the sub-meter reading on receipt of bills to the lessor. If the lessee arrange any illegal connection in the said premises then he alone be responsible for the same and the lessor will not be responsible for any action taken by the authority concerned against this illegal connection.

*Namun*



Contd..4/p.

*Sanjay*

4

8. That the lessee at the time of occupation shall see in good to the same condition as the same have been taken over and the lessee shall not carry out any structural addition or alterations in the demised without the consent of the lessor in writing.
9. That the lessee shall not cause any damage to the electricity fitting installed in the said demised premises and in case of any damage caused which shall be repaired or replaced to maintain a good condition of the said premises at the cost of lessee.
10. That all the maintenance charges like white-wash, repair of water motor, water meter, electric meter, electricity wire, water taps, etc. shall be paid and borne by lessee at his own cost and expenses.
11. That the lessee shall permit the lesser or her authorized agents to enter upon the demised premises for inspection at reasonable hours of the day with the prior appointment of the lessee.
12. That at the expiry/termination of the lease, the lessee ensure vacant and peaceful possession of the demised premises be handed over to the lessor.
13. The lessee/second party shall not further sub-let or part with the tenancy of the said property, either in part or full of the demised premises.
14. That in the event of dispute, if any, the lease Deed is subject to the jurisdiction of the courts in New Delhi. The court case or any litigation upon the business firm if any may arise during the period of lease the same shall be settled at the cost & expenses of the lessee.
15. Either party shall give one month notice to each other party is desired to vacate/eject the tenancy. If the lessee remains in the position of the said premises even after expiry of termination of present lease in that eventuality he shall be treated as trespasser and shall have to pay Rs.500/- per day along with the monthly rent to the lessor shall be at liberty to open the locks of the premises in the presence of local police authorities.

Contd..5/p.





16. That in case the lessee may leave the premises duly locked continuously for fifteen (15) days without information to the lessor under such circumstances the lessor shall be at liberty to open the locks of the premises in the presence of local police authorities.
17. In case of misbehaviour or un-cordial relations if found at any time on the part of lessee, the lessor shall be at liberty to get the demised premises vacated from the lessee by giving one month' notice in advance.
18. That in the event of breach part of any terms and conditions of this lease deed including any default in payment of the rent and/or any other charges etc. the lessor shall have absolute right to terminate this tenancy forthwith and the lessee shall accept the said termination of his tenancy without any objection whatsoever and shall not make any claim, title, interest, whatsoever against the same.

**IN WITNESSES WHEREOF** of both the parties to this Deed have agreed to in full mutually and are bound to abide by all the above terms and conditions of this Agreement and signed by both the parties on the day, month and year first above written in the presence of the following witnesses:-

**WITNESSES:-**

*Nam...*

FIRST PARTY/LESSOR

1. ADV. RAJESH KUMAR  
CH-807, Dwarka Court  
New Delhi - 110 075  
9250647575  
*Rajesh Kumar*

*Sanju'*

SECOND PARTY/LESSEE

2. ROHIT AHLAWAT  
H.NO. 50, Village Indrapur  
Uttam Nagar  
*Rohit*  
9899092102



**ATTESTED**

*[Signature]*  
NOTARY PUBLIC, DELHI (INDIA)



भारत सरकार

GOVERNMENT OF INDIA



नरेश कुमार

Naresh Kumar

जन्म तिथि / DOB: 10/05/1969

पुरुष / MALE

Mobile No.: 9811552025

**5964 8482 1828**

VID : 9141 5339 5386 7952

मेरा आधार, मेरी पहचान

Scanned with OKEN Scanner



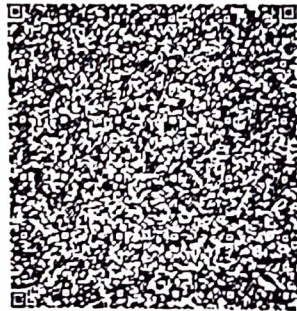
आधार

पता:

S/O सहज राम, ५०, गाँव बिंदापुर, उत्तम नगर, वेस्ट  
दिल्ली,  
दिल्ली - 110059

Address:

S/O Sahaj Ram, 50, VILLAGE  
BINDAPUR, UTTAM NAGAR, West  
Delhi, Delhi - 110059



**5964 8482 1828**

VID : 9141 5339 5386 7952



1947

1800 300 1947



help@uidai.gov.in

WWW

www.uidai.gov.in



P.O. Box No. 1947,  
Bengaluru-560 001

Scanned with OKEN Scanner

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AERPK4732L



नाम /NAME

NARESH KUAMR

पिता का नाम /FATHER'S NAME


SAHAJ RAM

जन्म तिथि /DATE OF BIRTH

10-05-1969

हस्ताक्षर /SIGNATURE

*Naresh*

  
(PRADYOT K. MISRA)

आयकर आयुक्त (कम्प्यूटर सेन्टर)  
Commissioner of Income-tax(Computer Operations)

Scanned with OKEN Scanner

*Naresh*





भारत सरकार  
Government of India



संजु गुप्ता  
Sanju Gupta  
जन्म तिथि/DOB: 23/08/1973  
महिला/ FEMALE



4176 5204 9434

VID : 9117 8990 9509 2841

मेरा आधार, मेरी पहचान

Sanju



भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

Generation Date: 12/04/2018

पता:  
W/O राम शरण, आरजेड-डी-2/196, जीवन पार्क, पंखा  
रोड, उत्तम नगर, पश्चिम दिल्ली,  
दिल्ली - 110059

Address:  
W/O Ram Sharan, RZ-D-2/196 A,  
JEEWAN PARK, PANKHA ROAD, Uttam  
Nagar, West Delhi,  
Delhi - 110059

4176 5204 9434

VID : 9117 8990 9509 2841



Sanju



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

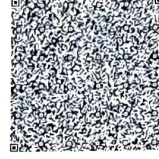
स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card  
HEIPS0568N



नाम / Name  
SANJU GUPTA

पिता का नाम / Father's Name  
RAM MURTI

जन्म की तारीख /  
Date of Birth  
23/08/1973



19092025

PAK Application Digitally Signed Card Not  
Valid unless Physically Signed

Sanju

## **RENT RECEIPT**

Received a sum of Rs. 12,000/- (Rupees Twelve Thousand Only) from Mrs. Sanju Gupta for the month of September 2025 for payment of rent in respect of the property situated at Ground Floor, Back Side Hall at E-2, Pratap Garden, New Delhi – 110059).

**Yours faithfully,**



**Mr. Naresh Kumar**  
**(Owner of the Property)**

**Date:** 26.09.2025

**Place:** New Delhi



**NO-OBJECTION CERTIFICATE**

**TO WHOMSOEVER IT MAY CONCERN**

I, **Mr. Naresh Kumar S/o Lt. Sh. Sahaj Ram** is having lawful and rightful ownership of the premises situated at **Ground Floor, Back Side Hall at E-2, Pratap Garden, New Delhi – 110059** and do hereby declare and state that I have no objection in letting the aforesaid premises to **Mrs. Sanju Gupta** to carry out her proprietorship business and use it as the Registered Office/ Principal place of business.

Further, I hereby attach the Rent Agreement and Utility bill for your reference.

Thanking you

Yours faithfully,



**Mr. Naresh Kumar**  
**(Owner of the Property)**

**Date:** 26.09.2025

**Place:** New Delhi

Encl: 1. Rent Agreement

2. Utility Bill