



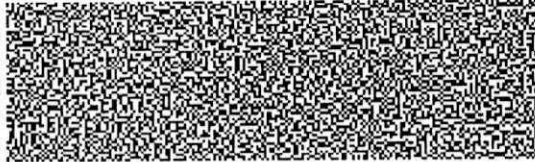
सत्यमेव जयते

INDIA NON JUDICIAL

Government of Karnataka

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Certificate No. : IN-KA77225578307307T
 Certificate Issued Date : 17-Aug-2021 10:53 AM
 Account Reference : NONACC (FI)/ kacrsf108/ MUNNEKOLALA/ KA-BA
 Unique Doc. Reference : SUBIN-KAKACRSFL0815992077090108T
 Purchased by : PETTA SIVA KRISHNA
 Description of Document : Article 30 Lease of Immovable Property
 Description : RENTAL AGREEMENT
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : MANJUNATHA B K
 Second Party : PETTA SIVA KRISHNA
 Stamp Duty Paid By : PETTA SIVA KRISHNA
 Stamp Duty Amount(Rs.) : 50
 (Fifty only)



Please write or type below this line

RENTAL AGREEMENT

THIS AGREEMENT OF TENANCY IS MADE AND EXECUTED AT BANGALORE, on this 17th of August 2021(17.08.2021), by & between: Mr.Manjunatha B K, Residing at #77, 1st Stage, 1st Cross, Ashraya Layout Bangalore- 560048. Hereinafter called as the 'OWNER' of ONE PART:

AND

P. Siva Krishna/-

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. Petta Siva Krishna,

P.Address: S/O Petta Nala Maharaju, 3-74, Petta Vaari Peta, Pasupalli, East Godavari, Andhra Pradesh-533228.

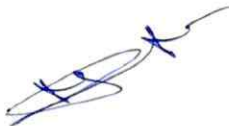
Contact : +91- 8367732468.

Hereinafter called as the 'TENANT' of ONE PART:

WHEREAS the tenant has requested the owner to let out the premises **Flat No:202, Site no-77, 1st stage, 1st cross, Ashraya layout Bangalore-560048**. In consideration of the rent hereinafter and the conditions hereinafter stated.

NOW THIS AGREEMENT WITNESSETH AS FOLLOWS:

1. The tenant shall pay a monthly rent of **Rs.6,500/- (Rupees Six Thousand Five Hundred Only) Excluding Maintenance** on or before 5th of every month.
2. The tenant has deposited with owner **Rs.25,000/-(Rupees Twenty Five Thousand Only)** as advance And security Deposit, which sum the owner hereby acknowledges, the said sum shall carry no Interest but refundable to the termination of the tenancy.
3. The tenancy shall be in force for a period of eleven months from **1st of August 2021** and the month of tenancy being the English calendar month.
4. The owner shall have the right to terminate the tenancy if the tenant fails to pay the rents regularly for a consecutive period of two months or commits breach of any of the terms herein and possession of the residence.
5. The tenant shall use the premises only for **Residential** purpose and not for any offensive or objectionable purpose and shall not have any consent of the owner hereby a sublet under lease or part the possession of the any whomsoever or make any alternations therein.
6. The tenant shall take reasonable care of the Schedule Property and maintain the same in good and tenantable condition.
7. The Owner shall allow the tenant peaceful possession of and enjoyment of the premises during the continuance of tenancy provided the tenant acts up to the terms of this agreement of tenancy.
8. The tenancy shall be renewed for further period/s mutually agreed between the parties the terms and condition to be specified.
9. The tenant shall pay the Electricity charges separately to the concerned authority and the owner shall pay the property taxes.



P. Siva Krishna/-

10. The tenant shall not sub-lease, sub-let or under let the whole or any portion of the Schedule property to any person without written consent from the Owner.
11. It is hereby agreed that **One-month** notice on either side is required for the termination of the tenancy.
12. The tenant shall not cause any damage to the fixed and painting on the above said property and damage cause shall be repaired at the cost of the tenant. **One month Rent** will be deducted from advance (**Security Deposit**) at the time of vacating the flat towards painting charges apart from damages
13. After expiry of 11 months 10% of increase in the enhancement of the rent (with mutual understanding).

SCHEDULE

An Apartment **FlatNo:202**, withconsisting of One bedrooms, One toilets, kitchen, fitting, fixtures situated at bearing **site no- 77, 1st stage, 1st cross, Ashraya layout Bangalore-560048**.

FITTINGS:

1. Fans -01
2. Geysers - 01
3. Tube light - 01
4. CFL - 02

IN WITNESS WHEREOF the parties have set their respective hands unto this agreement the day, the month, year first above written.

WITNESS:


OWNER.

TENANT.

