



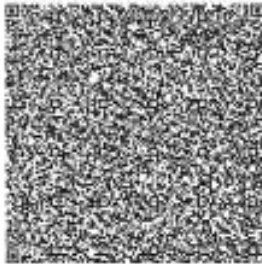
सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

Certificate No. : IN-DL24030979912793L
Certificate Issued Date : 12-Jun-2013 03:13 PM
Account Reference : IMPACC (IV)/ dl873503/ DELHI/ DL-DLH
Unique Doc. Reference : SUBIN-DL87350347230348483282L
Purchased by : GANESH KUMAR MAHTO
Description of Document : Article 35(i) Lease- Rent deed upto 1 year
Property Description : PROPERTY NO VILL. BHABHIN P.O. BAGHASH ANCHAL
BHA KHARI DISTT. BEGUSARAI-848201 BIHAR
Consideration Price (Rs.) : 0
(Zero)
First Party : GANESH KUMAR MAHTO
Second Party : MS SUSHANT FACILIATION SERVICES PVT LTD
Stamp Duty Paid By : GANESH KUMAR MAHTO
Stamp Duty Amount(Rs.) : 50
(Fifty only)



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Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at 'www.shalestamp.com'. Any discrepancy in the details on this Certificate and as available on the website 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.

RENT AGREEMENT

This Rent Agreement is made on this **04.06.2013** by **GANESH KUMAR MAHTO** S/o **GHARBHU MAHTO**, Add: **VILL: BHABHIN, P.O. BAGHASH ANCHAL BHAKHARI, DISTT: BEGUSARAI- 848201, BIHAR**. Herein after called the Lessor / Owner, Party Of the **first part**

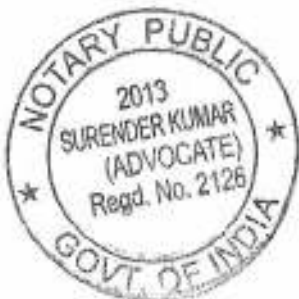
AND

SUSHANT FACILATION SERVICES PRIVATE LIMITED, through its proposed director **MANOJ KUMAR** called Lessee/Tenant, Party of the **Second Part**

That the expression of the term, Lessor/Owner and the Lessee/Tenant Shall mean and include their legal heirs successors, assigns, representative etc. Whereas the Lessor /Owner is the owner and in possession of the property No: **VILL: BHABHIN, P.O. BAGHASH ANCHAL BHAKHARI, DISTT: BEGUSARAI- 848201, BIHAR** and has agreed to let out the one office Room, one Toilet & Bathroom Set on said property, to the Lessee/Tenant and the Lessee/Tenant has agreed to take the same on rent of **Rs. 3000/- (Three Thousand Only)** per month.

NOW THIS RENT AGREEMENT WITNESSETH AS UNDER:-

1. That the Tenant/Lessee shall pay as the monthly rent of **RS. 3000/- (Three Thousand Only)** per month, excluding electricity and water charge.
2. That the Tenant /Lessee shall not sub-let any part of the above said demised premises to anyone else under any circumstances without the consent of Owner.
3. That the Tenant / Lessee shall abide by all the bye - laws , rules and regulation, of the local authorities in respect of the demised premises and shall not do any illegal activities in the said demised premises.
4. That this Lease is granted for a period of **Eleven (11) months** only commencing from **1st June 2013** and this lease can be extended further by both the parties with their mutual consent on the basis of prevailing rental value in the market .
5. That the Lessee shall pay **Electricity & Water charge** as per the proportionate consumption of the meter to the Lessor /Owner.
6. That the Tenant/Lessee shall not be entitled to make structure in the rented premises except the installation of temporary decoration, wooden partition/ cabin, air-conditioners etc. without the prior consent of the owner.
7. That the Tenant/lessee can neither make addition/alteration in the said premises without the written consent of the owner, nor the lessee can sublet part or entire premises to any person(s)/firm(s)/company(s).



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Contd: 2/-

8. That the Tenant/Lessee shall permit the Lessor/Owner or his Authorized agent to enter in to the said tenanted premises for inspection/general checking or to carry out the repair work, at any reasonable time.
9. That the Tenant/Lessee shall keep the said premises in clean & hygienic condition and shall not do or causes to be done any act which may be a nuisance to other.
10. That the Tenant/Lessee shall carry on all day to day minor repairs at his/her own cost.
11. That this Agreement may be terminated before the expiry of this tenancy period by serving One month prior notice by either party for this intention .
12. That the Lessee shall use the above said premises for Official Purpose Only.
13. That the Lessee/Tenant Shall not store/Keep any offensive, dangerous, explosive or highly Inflammable articles in the said premises and shall not use the same for any unlawful activities .
14. That the Lessee shall pay the one month's advance rent to the Lessor the same shall be adjusted in monthly rent.
15. That both the parties have read over and understood all the contents of this agreement and have signed the same without any force or pressure from any side.

In WITNESS WHEREOF the lessor/Owner and the Tenant / Lessee have hereunto subscribed their hand at **BEGUSARAI** on this the 1st day of June 2013 year first above Mentioned in presents of the following Witnesses.

WITNESSES:-

1. *Rajesh*

2. *Mukesh*

Ganesh Kumar Mahto

Ganesh Kumar Mahto

Sushant Faciliation Services Private Limited

Mangj Kumar

Lessor

Lessee



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