



महाराष्ट्र MAHARASHTRA

2023

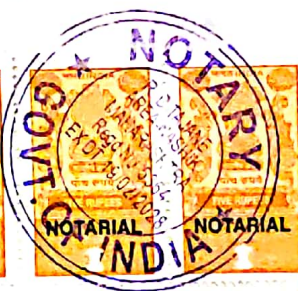
अनं: 12852 रू. 100/- पैकी रू. 100/- दि. 27/10/2023

नाव: प्रारब्ध मकरंद नाठे

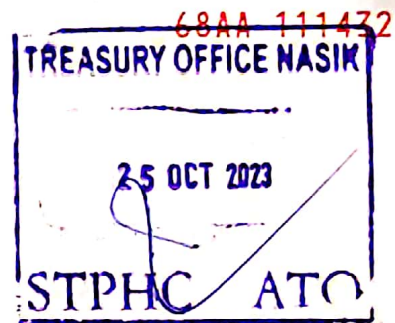
पत्ता: औरंगाबाद नाका नाठे वस्ती चांदोरी नाशिक

हस्त: स्वतः

कारण: प्रतिज्ञापत्र



योगेश विसंत शुक्ल
स्टॅम्प वेंडर नाशिक
रवाना क 97/2002



NOTARY

NOTED & REGISTERED

at Serial No 4479/2023

DATE: 27/10/2023

THIS DOCUMENT

Contains Pages 04

RENTAL AGREEMENT

This agreement made at Nashik on this 27/10/2023 between **SHRIDHAR VIJAYRAO DEORE**, residing at FLAT NO 11. BHARGAV APPARTMENT ,GANGAPUR ROAD,MODERN MARKET,AKASHWANI TOWER ROAD NASHIK-422005 hereinafter referred to as the 'LESSOR' of the One Part AND **PRARABDH MAKARAND NATHE**, residing at Aurangabad road,nathe vasti Chandori,Nashik-422201 hereinafter referred to as the 'LESSEE' of the other Part;

RAVINDRA D. TAJANE
Advocate & Notary
Maruti Chamber's, District. Nashik

excepted).

RAVINDRA D. TAJANE
Advocate & Notary
Maruti Chamber's, District. Nashik



WHEREAS the Lessor is the lawful owner of, and otherwise well sufficiently entitled to **FLAT NO 11. BHARGAV APPARTMENT ,GANGAPUR ROAD,MODERN MARKET,AKASHWANI TOWER ROAD NASHIK-422005** referred to as the `said premises`;

AND WHEREAS at the request of the Lessee, the Lessor has agreed to let the said premises to the tenant for a term of **5 Years** commencing from **27TH Oct 2023** in the manner hereinafter appearing .Principle address have permitted and allowed to **KARTIK ENTERPRISES PRO.PRARABDH MAKARAND NATHE** , having pan No. **BYWPN6676C**. for operating and conducting their business from **ADDRESS MENTIONED ABOVE**.

NOW THIS AGREEMENT WITNESSETH AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES AS UNDER:

1. That the Lessor hereby grant to the Lessee, the right to enter into and use and remain in the said premises to this Agreement and that the Lessee shall be entitled to peacefully possess, and enjoy possession of the said premises, and the other rights herein. Lessee will conduct business in name and style of **KARTIK ENTERPRISES**.
2. That the lease hereby granted shall, unless cancelled earlier under any provision of this Agreement, remain in force for a period of **5 Years**.
3. That the Lessee will have the option to terminate this lease by giving at list **1 month** notice in writing to the Lessor.
4. That the Lessee shall have no right to create any sub-lease or assign or transfer in any manner the lease or give to any one the possession of the said premises or any part thereof.
5. That the Lessee shall use the said premises only for commercial purposes.
6. That the Lessor shall, before handing over the said premises, ensure the working of sanitary, electrical and water supply connections and other fittings pertaining to the said premises. It is agreed that it shall be the responsibility of the Lessor for their return in the working condition at the time of re-possession of the said premises (reasonable wear and tear and loss or damage by fire, flood, rains, accident, irresistible force or act of God excepted).


RAVINDRA D. TAJANE
Advocate & Notary
11, Maruti Chamber's, District. Nashik.



7. That the Lessee is not authorized to make any alterations in the construction of the said premises. The Lessee may however install and remove his own fittings and fixtures, provided this is done without causing any excessive damage or loss to the said premises.


8. That the day to day repair jobs such as fuse blow out, replacement of light bulbs/tubes, leakage of water taps, maintenance of the water pump and other minor repairs, etc., shall be effected by the Lessee at its own cost, and any major repairs, either structural or to the electrical or water connection, plumbing leaks, water seepage shall be attended to by the Lessor. In the event of the Lessor failing to carry out the repairs on receiving notice from the Lessee, the Lessee shall undertake the necessary repairs and the Lessor will be liable to immediately reimburse costs incurred by the Lessee.

9. That the Lessor or its duly authorized agent shall have the right to enter into or upon the said premises or any part thereof at a mutually arranged convenient time for the purpose of inspection.

10. That the Lessee shall use the said premises along with its fixtures and fitting in careful and responsible manner and shall handover the premises to the Lessor in working condition (reasonable wear and tear and loss or damage by fire, flood, rains, accidents, irresistible force or act of God excepted).

11. That in consideration of use of the said premises the Lessee agrees that he shall pay to the Lessor during the period of this agreement, a **monthly rent at the rate of Rs.5000/- five thousand only** . The amount will be paid on or before the date of 10Th of every English calendar month.

12. It is hereby agreed that if default is made by the lessee in payment of the rent for a period of three months, or in observance and performance of any of the covenants and stipulations hereby contained and on the part to be observed and performed by the lessee, then on such default, the lessor shall be entitled in addition to or in the alternative to any other remedy that may be available to him at this discretion, to terminate the lease and eject the lessee from the said premises; and to take possession thereof as full and absolute owner thereof, provided that a notice in writing shall be given by the lessor to the lessee of his intention to terminate the lease and to take possession of the said premises. If the arrears of rent are paid or the lessee comply with or carry out the covenants and conditions or


RAVINDRA D. TAJANE
Advocate & Notary



stipulations, within fifteen days from the service of such notice, then the lessor shall not be entitled to take possession of the said premises.

That in addition to the compensation mentioned above, the Lessee shall pay the actual electricity, shared maintenance, water bills for the period of the agreement directly to the authorities concerned and property tax of said premises will be paid by the lessor.

14. That the Lessor shall be responsible for the payment of all taxes and levies pertaining to the said premises including to House Tax, Property Tax, other cesses, if any, and any other statutory taxes, levied by the Government or Governmental Departments. During the term of this Agreement, the Lessor shall comply with all rules, regulations and requirements of any statutory authority, local, state and central government and governmental departments in relation to the said premises.

IN WITNESS WHEREOF, the parties hereto have set their hands on the day and year first hereinabove mentioned.

Signature of Mr. Shridhar Vijayrao Deore

MR. SHRIDHAR VIJAYRAO DEORE (Lessor),

Signature of Mr. Prarabdh Makarand Nathe

MR. PRARABDH MAKARAND NATHE (Lessee)

Signature of Witness
IDENTIFIED BY
WITNESS -

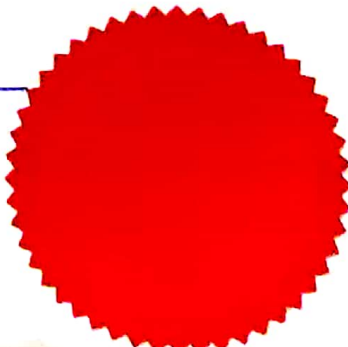
1 SWATI ADKE. *Signature*

2 DINESH AHIRE. *Signature*

TRUE COPY/ATTESTED

Signature of Ravindra D. Tajane
RAVINDRA D. TAJANE
Advocate & Notary

6, Madhav Vihar, Swami Narayan Nagar,
Aurangabad Naka, Panchavati, Nashik



NOTARY
NOTED & REGISTERED
of Serial No. 4479/2023
DATE: 27/10/2023
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Contains Pages: 04





भारत सरकार
Unique Identification Authority of India
Government of India

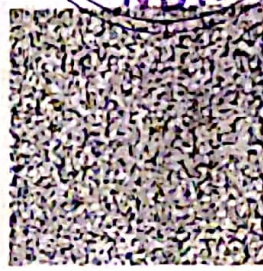
नोंदणी क्रमांक / Enrolment No.: 1027/60253/00742

Download Date: 22/01/2018

To
प्रारब्ध मकरंद नाथे
Prarabdh Makarand Nathe
S/O: Makarand Nathe
Aurangabad road
Rathe Vasti
Chandori
Chandori
Nashik Maharashtra - 422201

Generation Date: 05/05/2012

Signature valid



आपला आधार क्रमांक / Your Aadhaar No. :

4196 6022 0600

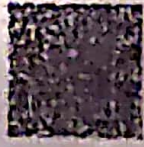
माझे आधार, माझी ओळख



भारत सरकार
Government of India



प्रारब्ध मकरंद नाथे
Prarabdh Makarand Nathe
जन्म तारीख DOB: 06/04/2001
पुल्ल/ MALE



4196 6022 0600

माझे आधार, माझी ओळख

IA * A



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

ALYPD6021B

नाम/ Name
SHRIDHAR VIJAYRAO DEORE

पिता का नाम/ Father's Name
VIJAYRAO RAJARAM DEORE

जन्म की तारीख/ Date of Birth
02/06/1974

हस्ताक्षर/ Signature



23102017

INDIA

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

प्लॉट नं 11 भार्गव अपार्टमेंट को ओप हउसिंग सोसाइटी,
गंगापूर रोड, मॉडर्न मार्केट चौक, आकाशवाणी टॉवर रस्ता,
नाशिक, नाशिक,
महाराष्ट्र - 422013



Address:
flat no 11 bhargav apartment co op housing Society,
Gangapur road, modern market Chowk, akashwani
tower road, Nashik, Nashik, Maharashtra - 422013

6063 4342 9526



1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

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



भारत सरकार
GOVERNMENT OF INDIA



श्रीधर विजयराव देवरे
Shridhar Vijayrao Deore
जन्म तारीख/ DOB: 02/06/1974
पुरुष / MALE
Mobile No: 9922447076



6063 4342 9526

माझे आधार, माझी ओळख

आयकर विभाग
INCOME TAX DEPARTMENT

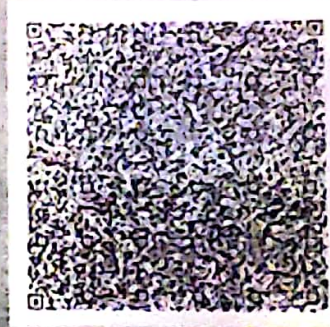


भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

BYWPN6676C



नाम / Name
PRARABDH MAKARAND NATHE

पिता का नाम / Father's Name
MAKARAND KRUSHNARAO NATHE

जन्म की तारीख / Date of Birth
06/04/2001


हस्ताक्षर / Signature

