

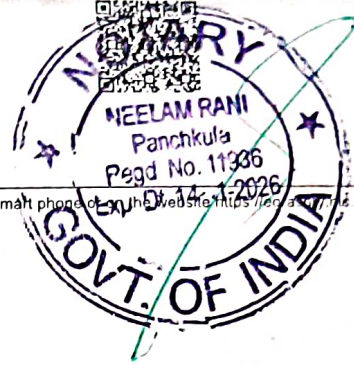


Bond		 <b>Indian-Non Judicial Stamp Haryana Government</b> 	Date : 02/03/2023
Certificate No.	P0B2023C264	*P0B2023C264*	Stamp Duty Paid : ₹ 101 <small>(Rs. Only)</small>
GRN No.	99719968	*99719968*	Penalty : ₹ 0 <small>(Rs. Zero Only)</small>
<b>Deponent</b>			
Name :	Rachna suman		
H.No/Floor :	985	Sector/Ward : 11	Landmark : Panchkula
City/Village :	Panchkula	District : Panchkula	State : Haryana
Phone :	97*****50		
Purpose : RENT AGREEMENT to be submitted at Concern			

The authenticity of this document can be verified by scanning this QRCode Through smart phone or on the web site <https://pds.gov.in>



### RENT AGREEMENT

**This deed of Rent Agreement is made at Panchkula on this 09.02.2022.**

### BETWEEN

**MRS. RACHNA SUMAN W/O MR. HARDEEP KUMAR SUMAN R/O HOUSE NO 985, SECTOR-11, PANCHKULA, HARYANA.**

*(hereafter referred to as the 'LANDLORD' which term shall where the context so admits, include his legal heirs, assignees, executors, successors, legal representatives and administrators) of the one part ;*

**AND**

**M/S WELLCARE CLINICAL LAB THROUGH ITS PROP. MR GURNAM SINGH S/O SH HARDAYAL SINGH (AADHAAR CARD NO -918643063981), R/O HOUSE NO 148, SCS GREEN, WEST WOOD HOTEL, DHAKOLI, ZIRAKPUR, SAS NAGAR MOHALI, PUNJAB**

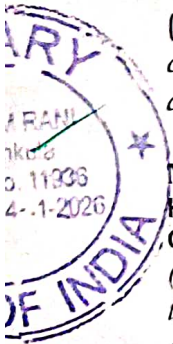
*(hereafter referred to as 'tenani'(s) which term shall where the context so admits include the legal heirs, assignees, executors, successors, legal representatives and administrators) of the one part*

**AND WHEREAS the above said LANDLORD is sole and absolute owner(s) of CABIN - 3, SCO-05, OLD AMBALA KALKA ROAD, OPPOSITE NURSERY, DHAKOLI, ZIRAKPUR, PUNJAB, and possess the full and unfettered rights to let/lease out the same (hereafter called the "THE PREMISES") And Whereas the tenant has approached the LANDLORD for taking on rent of CABIN-3, SCO-05, OLD AMBALA KALKA ROAD, OPPOSITE NURSERY, DHAKOLI, ZIRAKPUR, PUNJAB (hereafter called the premises) AND WHEREAS the above Said LANDLORD has/have agreed to give accommodation on rent on the following terms and condition:-**

### NOW THIS DEED FURTHER WITNESSETH AS UNDER

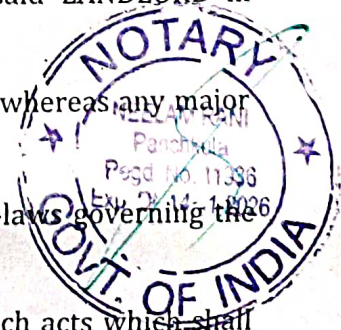
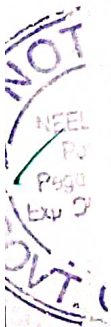
1. That the monthly rent of the above mentioned accommodation has been fixed at Rs. 8000 (RUPEES EIGHT THOUSND ONLY) per month (Electricity charges extra other than rent) payable in the advance.

**15 MAR 2023**



2. That the period of tenancy shall be for 11 months commencing from **01.02.2023 to 31.12.2023**.
3. That the tenant has paid a sum of **Rs 8000/-** as a **security** amount without interest to the Landlord which will be refunded at the time of vacation of the rented accommodation after deducting any amount due against the tenant at the prevailing rates at that time. This security amount will not be adjusted against the monthly rent.
4. That the premises shall be used only for commercial purpose and tenant will abide by rules and regulation of concerned City.
5. That the monthly rent of the said premises shall be paid in advance On or before 7<sup>th</sup> day of month of British Calendar. If the tenant don't pay rent on time then the LANDLORD shall have the full right to take the possession of the premises without any written notice.
6. That the tenant shall not sub-let or part with the possession of the said Premises or any portion thereof to anybody else whosoever during the tenancy period .
7. That the electricity & water charges are exclusive in above mentioned rent and same shall be paid separately by the tenant directly to the Department concerned or with the monthly rent to the LANDLORD during the period of tenancy. In case any meter is burnt/damaged it shall be replaced by the tenant on his own expenses. The receipt of water and electricity bill along with original bill will be handed over by tenant to the Landlord after deposited the same.
8. That the tenant(s) shall permit the LANDLORD or his /her /their authorized agent at any time during the day hour to enter into and upon the settlement to view the site and inspect the property.
9. That the tenant doesn't pay the rent in the time then LANDLORD is at liberty to take back the possession of the premises. Without any notice the tenant will abstract the same in any way and in such event the rent deed shall come to an end.
10. That the tenant shall not make any addition/alteration in the said premises or its fittings, fixtures, without prior permission of the said LANDLORD in writing during the period of tenancy.
11. That the minor day to day repair will be done by tenant, whereas any major repair shall be undertaken by the LANDLORD.
12. That the tenant shall abide the provision of the bye -laws governing the premises under rent.
13. That the tenant shall not act in such a manner nor do such acts which shall create nuisance or disturbances to the neighbours.
14. That after the expiry of the period of this agreement the tenant shall handover vacant possession of the premises to the LANDLORD unless the tenancy is further extended mutually by the both the parties.

15 MAR 2023



15. That at the time of its vacation the said tenant(s) shall hand over the vacant possession of the said premises to the said LANDLORD or his/their authorized agent and not to any other person. Any loss or damage to the premises shall be made good by the tenant(s) the entire satisfaction of the LANDLORD.
16. That the tenant(s) has/have the option of vacating the said accommodation after giving one month notice in advance to vacate the said premises and Similarly, the LANDLORD may get the premises vacated by giving one month notice in advance.
17. That in case tenant violate any condition of the rent agreement, he/she shall be liable to vacate the premises without any notice.
18. That if any dispute will arises out of the bargain then the same shall be triable by the competent court of law.
19. The rent agreement is made in duplicate, original has been kept by the landlord and photo copy thereof by the said tenant(s) for their records and ready reference.

IN WITNESS WHEREOF the both the parties have set the hands on the deed on the day, month year above mentioned in the presence of witnesses.

WITNESS NO 1

Jagdeep Singh.

Rachna -  
LANDLORD

Gurmam Singh  
A.No 918643063981

WITNESS NO 2

Navdeep Singh  
A.No : 716785085353

TENANT



ATTESTED  
NEELAM RANI  
NOTARY PUBLIC  
Chandkhola Barvana

15 MAR 2023