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Signature:
Acc Name: RISHI KUMAR
ACC Code: UP 14085404 LCN/ UP-GZB

Certificate No. : IN-UP84234688417013X
Certificate Issued Date : 08-Oct-2025 06:42 PM
Account Reference : NEWIMPACC (SV)/ up14085404/ LCN/ UP-GZB
Unique Doc. Reference : SUBIN-UPUP1408540465718558191459X
Purchased by : ANUBHAV SHUKLA
Description of Document : Article 35 Lease
Property Description : Not Applicable
Consideration Price (Rs.) :
First Party : RAMESH BABU YADAV
Second Party : ANUBHAV SHUKLA
Stamp Duty Paid By : ANUBHAV SHUKLA
Stamp Duty Amount(Rs.) : 100
(One Hundred only)



Please write or type below this line

RENT AGREEMENT

This Rent Agreement is made on this 08/10/2025 between

Mr. Ramesh Babu Yadav S/o Sh. Jwala Prasad R/o Flat No. FF-101, First Floor, Plot No. 42-43, Ganga Tower, Flora Enclave, Gangapuram, Ghaziabad, U.P.-201013 (hereinafter called the Lessor /Owner of One Part/First Party).

AND

Mr. Anubhav Shukla S/o Sh. Satish Shukla R/o Flat No. 1904, Tower Higel-1, Jasmine Grove, NH-24, Ghaziabad, U.P.-201002 (Aadhar No. 379685473303 & Mobile No.: 8287955932 (hereinafter called the Lessee /Tenant of the Other Part/Second Party).

The expression First Party and Second Party will mean and include their heirs successors, executors, administrators and assigns.

(First Party / Owner)

(Second Party / Tenant)



08 OCT 2025

Statutory Alert:

1. The authenticity of the Stamp certificate should be verified at www.india-stamp.com or using e-Stamp Mobile App of Stock Holding Corporation of India Limited.
2. The onus of checking the authenticity is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

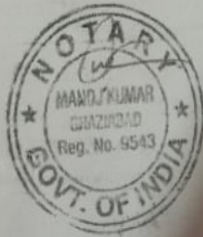
Whereas the First Party is the owner and in possession of house/flat situated in Flat No. FF-101, First Floor, Plot No. 42-43, Ganga Tower, Flora Enclave, Gangapuram, Ghaziabad, U.P.-201013 (hereinafter referred to as Flat) and is desirous of letting out the said flat to the Second Party and the Second Party is ready and willing to take the same on rent from the First Party on the terms and conditions herein contained

Now, therefore, it is mutually agreed between the parties as under

1. That the tenancy has commenced from 01/09/2025 to 31/07/2026 for a period of 11 Months.
2. That the monthly rent agreed between both the parties is Rs.15,000/- (Rupees Fifteen Thousand Only) which shall be paid by the second party to the first party by the 5th Day of every English Calendar month.
3. That the first party has received a sum of Rs.15,000/- (Rupees Fifteen Thousand Only) as a one month advance rent and Rs.14,000/- (Rupees Fourteen Thousand Only) as a security deposit from the second party, which will be refunded without interest at the expiry of tenancy period or when the property will be vacated after deduction of Dues/breakage etc.
4. If both the parties agree, tenancy period shall be extended for further 11 months by increasing 5 % rent after expiration of this agreement.
5. That the second party shall use the said premises only for residential purposes.
6. That the First Party can visit the said premises at reasonable hours.
7. That the any maintenance, Gas Bill, electric charges, internet charges, telephone bill shall be paid regularly and timely by the Second Party.
8. That after the expiry of tenancy period, the second party will handover the vacant and actual physical possession of the said property to the First party in smooth manner and peaceful manner.
9. That the Tenant cannot make any addition / alteration to the said property /premises for any purpose without in written permission granted by the first party.
10. In case the tenant applies for any credit card or loan, he/she shall be solely responsible for the same, and the First Party shall have no responsibility whatsoever in this regard.
11. That the second party shall keep all fixtures and fitting (wire and switches, Bathroom Fittings, Window & elevation Glass, Flooring, wall Paint, etc) in good condition. If any breakage in fixtures and fitting, second party will have to get it Repaired or Paid.
12. That the second party shall not sublet and will not conduct any illegal activity at the said premises under his/her tenancy and if he/she shall do so, then he/she shall be liable for ejectment from the said premises immediately, and without any prior notice in this regard.
13. That the first party shall not be responsible for any incident in the premises during the tenancy period.
14. That the tenant shall abide by all the rules and regulations of the RWA/Society or any other local or concerned authority in case of infringement of any rules/regulations, by the tenant/- shall be responsible and liable for damages and other consequences.

(First Party / Owner)

(Second Party / Tenant)

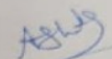


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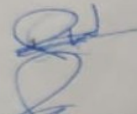
15. That in case the First party wants to evict the said premises prior to the completion of tenancy period, then the first party will give one of month prior notice to the second party and if the second party wants to vacate the said premises prior to the completion of the tenancy period, then the second party will also give one month prior notice.

In witness whereof the First party and the Second Party have put in their respective signatures to this Agreement on the date and year first above written in the presence of the following witnesses:


(First Party / Owner)


(Second Party / Tenant)

Witnesses:


2...



ATTESTED

MANOJ KUMAR
Advocate & Notary
Govt. of India

08 OCT 2025