

भारतीय गैर न्यायिक

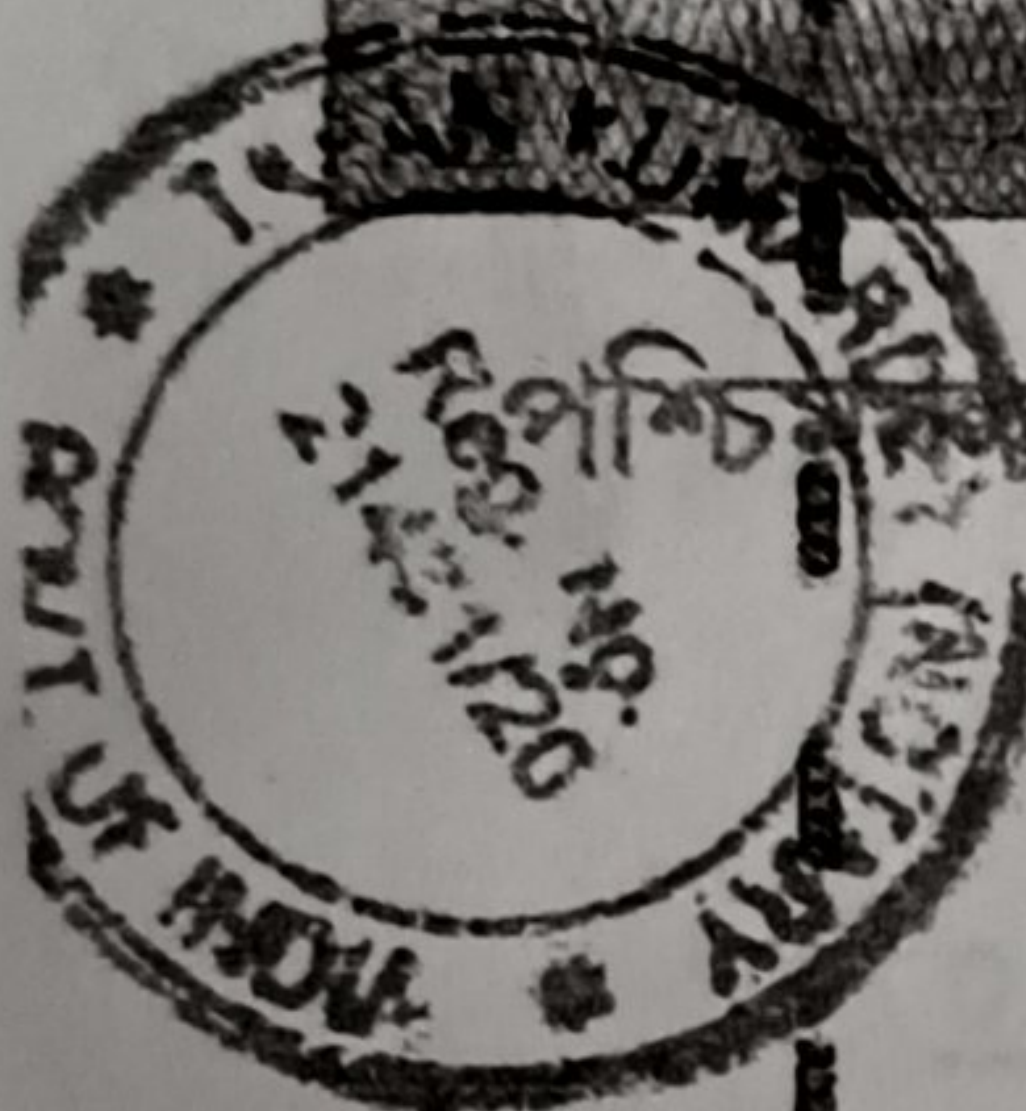
दस
रुपये
रु. 10

TEN
RUPEES

Rs. 10

INDIA

INDIA NON JUDICIAL



पश्चिम बंगाल WEST BENGAL

BEFORE THE NOTARY PUBLIC
Govt. Of India Barasat Judge's Court
North 24 Parganas

643246

TENANCY AGREEMENT FOR SHOP
for the year 2025 period of
11 months.

THIS SHOP AGREEMENT made on this 24th day of February 2025
BETWEEN SUROJEET SARKAR Aadhar No. 9915 4343 5536 s/o. Narayan
Sarkar by faith Hindu, by Occupation Business residing at
B7 103 Spot Light Rainbow, 145/7 Kazi Nazrul Islam Sarani, East
Udayranpur Madhyamgram North 24 Pgs. Kol- 129 hereinafter
called and referred as to LANDOWNER.

A N D

AVISHEK DAS aged about 36 years s/o. Tapash Das Aadhar No:
5082 5646 2040 Prop. of SWARAMAYI REAL ESTATE MARKETING.
located at Saroda Sarani Udayrajpur Samar Kunja Apartment
Shop No. 4 Ground Floor North 24 Parganas hereinafter called
and referred as to TENANT.

24 FEB 2025

Contd.P/2



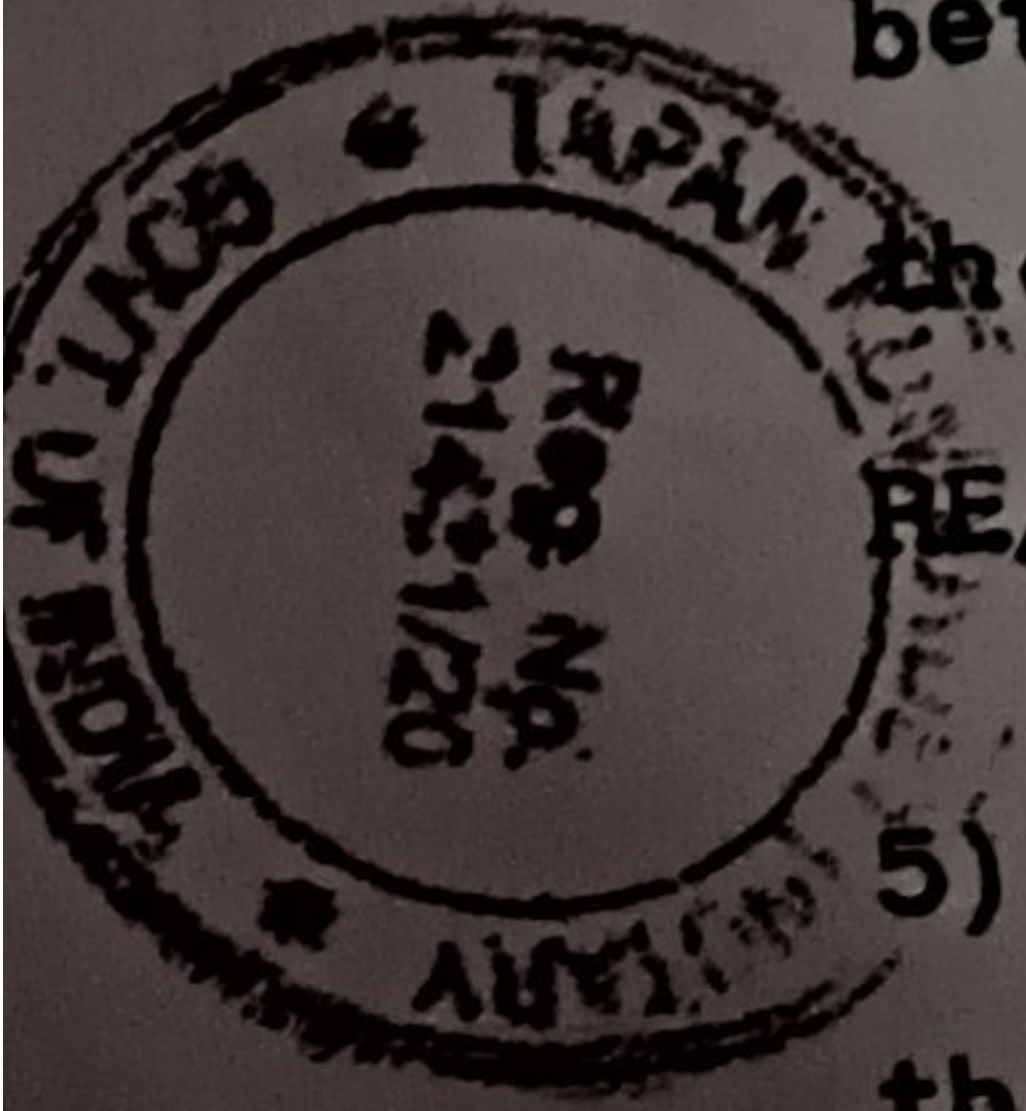
: 2 :

WHEREAS the landlord is the absolute owner of a commercial unit consistinb of 1 Big Room land meaduring 170 sq.ft more less lying and situatet at Saroda Sarani Udayrajpur Samar Kunja Apartment Shop-No.4, Ground Floor Dist : North 24 Parganas, Madhyamgram Kolkata 700 129 .

AND WHEREAS the Tenant approached the landowner to grant the said room situated the ground Floor for temporary ~~bx~~ accommodation for a period of 11 months and the landowner has agreed to grant and to execution of the agreement on the basis of License basis.

TERMS AND CONDITIONS

- 1) That the Tenant shall stay for 11 months on and from 01/03/2025 to next 11 months and after completion of the agreement period the tenant will be vacated the licensed portion.
- 2) That the tenant shall pay fees sum of Rs. 2,000/- (Rupees Two thousand only) which is payable within 5th day of every english Calender month .
- 3) That the tenant shall pay the electric charges consumption for licensed portion as per meter .
- 4) That it is further agreed declared and convent by and between the parties that the licensed premises shall be used for the purpose of commercial under the name and style SWARAMAYI REAL ESTATE MARKETING .business nature Marketing (Property)
- 5) That if the tenant creates any nuisance and/or disturbance in the said license premises then the agreement will be terminated by the landowner.



: 3 :

- 5) That if the tenant creates any nuisance and/or disturbance in the said license premises then the agreement will be terminated by the landowner.
- 6) That the Tenant shall not make any material alteration to the property unless approved in writing and sanctioned by the landowner in any event of such alteration, if permitted shall be made by the Tenant at their own cost.
- 7) That the Tenant shall use the property for ~~Commercial~~ which is mentioned in above in the according with the law and shall not transfer the whole or any portion thereof nor carry on any trade or business nor store any inflammable or combustible goods therein.
- 8) That the Tenant shall have no right to sub-let or alienate or any other transfer of said premises/room or any part thereof to somebody else without the valid consent in writing of the landowner.
- 9) That the tenant shall not use the said license premises for any illegal or immoral purposes, in any event if there be any infringement of the above conditions the landowner shall have the liberty to enforce and re-entry in the said rooms as desired by the owner without giving any notice to the Tenants.
- 10) That if the tenant fails to pay the tenancy fees for a consecutive period of two months the landowner will have the right to revoke this agreement.



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11) That both the landlord and the tenant also agree that in the event of extending the further period of this Tenancy agreement of any the tenant shall pay the fee of an increases rate 20% per month of the present tenancy fees.

IN WITNESS WHEREOF the parties hereto set and subscribed their respective hands and seals on the day, month and year first above written.

Signed sealed and delivered
in the presence of
Witnesses:

1. Shukla Day Das

2. Upend Kumar

Surojit Saha

Signature of the Landowner.

1.

Arishet Das

Signature of the Tenants

ATTESTED
T.K. DEB
Reg. No - 708/707/90
Barasat Judge's Court
North 24 P.S. West Bengal

Checked by

Notary Clerk

Identified by me

Rani Kana Das
ADVOCATE

24 FEB 2025

24 FEB 2025

Rani Kana Das
Advocate
En No. - 708/707/90
Barasat Judge's Court



Office of the MADHYAMGRAM MUNICIPALITY
MADHYAMGRAM

PROPERTY TAX RECEIPT

Assessee Id : 1326298 Assessment No. : 1202601326298
Name of the Assessee : SUROJEET SARKAR.
Ward No : 5

Old. No.: 62913 Holding No : 55/A

Locality/Street : SARADA SARANI

Received the sum of Rs. 756.00 (In words) RUPEES SEVEN HUNDRED FIFTY-SIX ONLY
on account of property tax and surcharge as detailed below :

Receipt Date : 08/03/2025
Receipt No : 2024-2025/O/11681
Bill Receipt No. :

Details of Arrear Received (Year wise)						Current (2024-2025)				
	Year (Others)	2021-2022	2022-2023	2023-2024	Total Arrear	1st Qtr Amount April - June	2nd Qtr Amount July - Sep	3rd Qtr Amount Oct - Dec	4th Qtr Amount Jan - March	Total Amount
PropertyTax	0.00	0.00	0.00	398.00	398.00	99.50	99.50	99.50	99.50	398.00
RebateOnPropertyTax	0.00	0.00	0.00	0.00	0.00	-9.95	-9.95	-9.95	-9.95	-39.80
SurchargeAmt	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Interest	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
						Total Amount : 756.20				
						Round-off Amount : -0.20				
						Net Amount : 756.00				
Pay Mode: Online , Amount: 756.00						Bank Transaction ID : 4929300007000000				

Pay Mode: Online , Amount: 756.00

Paid At : Municipality

Bank Transaction ID : 120359997937



Qar

Authorized Signatory