



सत्यमेव जयते

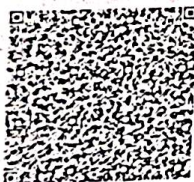
INDIA NON JUDICIAL

6280

Government of National Capital Territory of Delhi

e-Stamp

Certificate No. : IN-DL66049123829430X
 Certificate Issued Date : 09-Apr-2025 12:39 PM
 Account Reference : NONACC (BK)/ dlunboi02/ GUJRANWALA TOWN/ DL-DLH
 Unique Doc. Reference : SUBIN-DLDLUNBOI0272012944068562X
 Purchased by : RAJBALA
 Description of Document : Article 35(v) Lease upto 30 years
 Property Description : KH. NO. 777, 1, 2, 4/2, VILLAGE KARALA ABADI KNOWN AS RAJIV NAGAR, EXTN. DELHI
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : RAJBALA
 Second Party : RAHUL SOLANKI EDUCATIONAL SOCIETY REGD
 Stamp Duty Paid By : RAJBALA
 Stamp Duty Amount (Rs.) : 10,800
 (Ten Thousand Eight Hundred only)



Please write or type below this line



Adhar Card N
 417396344150
 DOB - 08/05/1971



Adhar Card N
 8576769848468
 DOB - 15/04/1971
 PIN 0081587509

MANAGER
 RAHUL PUBLIC SCHOOL
 Recognised & Affiliated to CBSE
 Rajiv Nagar Ext., Delhi-110086

Principal
 RAHUL PUBLIC SCHOOL
 (Recognised & Affiliated to CBSE)
 Rajiv Nagar Extn., Delhi-110086

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SCHOOL

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MANAGER
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Principal
RAHUL PUBLIC SCHOOL
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Rajiv Nagar Extn., Delhi-110086

LEASE DEED FOR 30 YEARS

This LEASE DEED is made and executed at Delhi, on this 11.04.2025, between **SMT. RAJBALA WIFE OF SHRI RAJENDER SINGH R/O** H.NO. 113, VILLAGE POOTH KALAN, RESETTLEMENT, NORTH-WEST, DELHI-110086, (hereinafter called the LANDLORD/FIRST PARTY.

..... A N D.....

RAHUL SOLANKI EDUCATIONAL SOCIETY (REGD.) THROUGH **PRESIDENT SHRI SHAKTI RAM SOLANKI**, Office at D-16, Rajiv Nagar Extn., Begumpur, Delhi-110086, (hereinafter called the TENANT/SECOND PARTY).

The expression of first party and second party both shall mean and include their heirs, successors, representative's executors, and assigns.

Whereas the first party is owner and his/her agreed to let out of his/her **BUILT UP PROPERTY NO.D-16, LAND AREA MEASURING 4675 SQ. YDS., OUT OF KHASRA NO.77/7,1,2, 4/2, SITUATED IN THE AREA OF VILLAGE KARALA, AND ABADI KNOWN AS RAJIV NAGAR EXTN., DELHI-110081**, with the free hold rights of the land under the said property which is bounded as under:-

East: ROAD

North: ROAD

West: ROAD

South: ROAD

(Hereinafter called and referred to as the said property)

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Shakti



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Poonam



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Principal

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Deed Related Details

Deed Name :- Lease Deed - (SMT. SHAKTI RAM SOLANKI),

Property Description :- 7, 1, 2, 4/2, VILLAGE KARALA ABADI KNOWN AS RAJIV NAGAR EXTN., DELHI

Monetary Related Details

Consideration Value :- Rs.0/- , Copying Fee :- Rs.100/- , Registration Fee :- Rs.1000/- , Stamp Duty :- Rs.10800/-

This Document Of :- Lease Deed - 35

LEASE UPTO 30 YEARS

Presented by: SH/Smt

RAJSALA

S/o,W/o

R/o

113, VILLAGE
POOTH KALAN,
RESETTLEMENT
NORTH WEST
DELHI

The Office Of Sub-Registrar, Delhi this 11-04-2025 10:42:31 day Friday between the hours of

Palisui

Registrar/Sub Registrar
North West Kanjhawala

Execution admitted by the said Shri/Ms

SHAKTI RAM SOLANKI

and Shri/Ms

RAJSALA

AAKASH YADAV

Who is/are identified by Shri/Smt/Km AAKASH YADAV S/o W/o D/o BUNHAR KUMAR YADAV R/o H NO.344, VILLAGE BEGUMPUR, NORTH WEST DELHI-110086 and MUKESH KUMAR S/o W/o D/o GUDRI SINGH R/o H NO.113, POCKET-10, ROHINI EXTENSION SECTOR-20, SULTANPURI, C-BLOCK, NORTH WEST DELHI-110086

Content of the documents executed by the said parties who understand the contents of the documents as correct

Certified that the left(or Right) hand thumb impression of the executant has been affixed in my presence

11/04/2025 10:45:24

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Principal

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Registrar/Sub Registrar
North West Kanjhawala

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MANAGER

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E-Stamp Certificate No.IN-DL66049123829430X

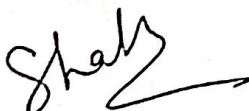
AND WHEREAS on the humble request of the Lessee/Second Party the LESSOR/First Party let-out his above said property to the above said Lessee for 30 (Thirty) years for running the School under the name and style of **RAHUL PUBLIC SCHOOL** and the lessee have also agreed to run the above said school in the said property.

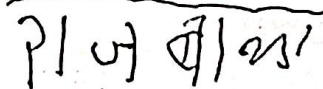
AND WHEREAS above said education society is running the school under the name of style of **RAHUL SOLANKI EDUCATIONAL SOCIETY (REGD.)** at the above said premises.

THE TERMS AND CONDITIONS OF THE LEASE ARE AS UNDER :-

1. That the monthly rent reserved shall be **Rs10,000/- (Rupees Ten Thousand only)** which shall be payable in advance or before the seventh day of Every English Calander month by way of Cheque or cash in the name of the LESSOR.
2. That the rent LESSOR hereby agree and the Lessee hereby accepts the LEASE of premises herein above mentioned and the Lease period of the said premises will commenced **01.04.2025 (THIRTY YEARS)**.

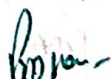
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Document Registration Summary 2

Print Date :- 11-Apr-2025

Proofing Number : 2025/14

Type Of Deed Lease Deed - 35

Sl NO	Party Name and Address	Party Type	Photo	FingerPrint	Signature
1	SHAKTI RAM SOLANKI RAHUL SOLANKI EDUCATIONAL SOCIETY REGD THROUGH ITS PRESIDENT ... Delhi, - Pan No: ,Age	LESSEE			Shakti
2	RAJBALA 113, VILLAGE POOTH KALAN, RESETTLEMENT NORTH WEST DELHI ... Delhi, Aadhar Card- *****4156 Pan No: ,Age51	LESSOR			राजबाला

The Executants Have Admitted The Execution

Stamp No. 3 at On Dated 11-Apr-2025 10:44:41 am

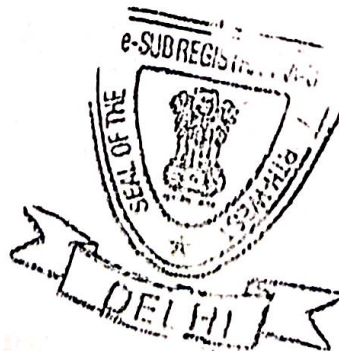
Witness

Sl NO	Witness Name	Witness Photo	Witness Thumb	Witness Signature
1	MUKESH KUMAR S/o/D/o :-GUDRI SINGH Address :-H NO.114, POCKET-10, ROHINI EXTENSION SECTOR-20, SULTANPURI, C-BLOCK, NORTH WEST DELHI-110086			मुकेश कुमार
2	AAKASH YADAV S/o/D/o :-DEVENDER KUMAR YADAV Address :-H NO.344, VILLAGE BEGUMPUR, NORTH WEST DELHI-110086			AAKASHYADAV

Stamp No. 4 at 11-Apr-2025 10:45:21 am

North West Kanjhawala

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2025/14/6

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E-Stamp Certificate No.IN-DL66049123829430X

3. That the second party pay water and electricity charges of the said property hereby demised over and above the rent hereinafter reserved to the authorities concerned through the first party but the second party shall not be liable to pay any existing property tax or any other dues of the said property.
4. That the Lessee shall not assign, sub-let, or party with the said property or any part thereof.
5. That the Lessee/second party shall not make any structural additions or alterations in the said property.
6. That the Lessee/second party shall allow the first party or her agent at convenient time during the day to enter the said property to inspect the condition or to leave notices of all defects to be repaired.
7. That the Lessee/second party is already in actual physical possession of the said property as tenant and hereinafter the second party can peaceably and quietly hold, possess, and enjoy the said property as Lessee/Second Party without any interruption and disturbance by the LESSOR/first party or any other person (s) claiming through or under the LESSOR/first party but subject to the terms and conditions of this agreement.

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MANAGER
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Podnam
Principal
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Poonam
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Recognised & Affiliated to CBSE
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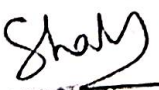


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E-Stamp Certificate No.IN-DLG6049123829430X

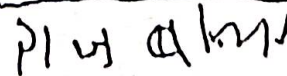
8. That is case of non-payment of rent or on breach of any condition mentioned herein above the LESSOR/first party can get the above said property vacated from the second party before the expiry of the tenancy.
9. That in case the second party wants to vacate the said property before the expiry of the stipulated period the Lessee/second party can do so by giving two-month notice or two months rent in lieu thereof similarly the first party.
10. That during the period of tenancy the Lessee/second party shall not ask for any fitting, fixtures white washing, painting etc. in the said property and the Lessee/second party can arrange the above at its own legal for which the second party shall bear all the expenses.
11. That the Lessee/second party shall be liable to repair any minor and tear in the above property at its own costs and expenses.
12. That the Lessee/second party has clearly understood that the tenancy between him and the LESSOR/first party is not covered under the provision of the Delhi Rent Control Act and the Lessee/second party shall have to vacate the said demised property after expiry of the tenancy without any further notice from the LESSOR/first party.
13. That in case the Lessee/second party consumes the electricity in violation of the rules and regulation of the DVB/TPDDL. He shall be liable and responsible for the same and at the same time indemnify the LESSOR/first party for all losses, damages, litigation, proceedings etc. suffered by the LESSOR/first party in this regard.

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14. That the first party is alive and executant of the Lease Deed is still his lawful General Attorney.

IN WITNESSES WHERE OF the both parties hereto have set their hands on this LEASE DEED on the day, month and year first written above in the presence of the following witnesses.

WITNESSES :-

1. Aakash Yadav



पि ज दी मा

LESSOR/FIRST PARTY



Shri Aakash Yadav

S/o Shri Devender Kumar Yadav

R/o H.No.344, Village Begumpur,

North-West, Delhi-86, Adhar No. 924164280515

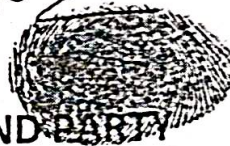
D.O.B- 25/09/1994

2.

मुकेश कुमार



LESSEE/SECOND PARTY



Shri Mukesh Kumar

S/o Shri Gudri Singh

R/o H.No.114, Pocket-10, Rohini Extension

Sector-20, Sultanpuri, C-Block, North-West Delhi-86

Adhar No. 824714476827

D.O.B- 08/04/1981


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Proofing Number: 2025/14/6280
Presenter Name: RAJBALA

Certificate (Section 60)

Office of the North West Kanjhawala

Registration No: 2025/14/1/1755 in Book No : I, Volume No : 3321,

Page No. on page 169 to 180 on this date 15-Apr-2025 day Tuesday.

Date:- 16-Apr-2025

Eliaw
Registering Officer
North West Kanjhawala

Poonam
Principal
RAHUL PUBLIC SCHOOL
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Rajiv Nagar Extn., Delhi-110088



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