

ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

S.No. 43321 Date 07/07/2011 Rs. 100
Sold to Razia Bano
W/o. Syed Mehdi
For Whom Self & another

T 889950

K. SATISH KUMAR
Licenced Stamp Vendor
LIC.No.15-18-013/2000
REN.No.15-18-016/2009
H.No.5-2-30, Premavathipet (V),
Rajendranagar Mandal,
Ranga Reddy District.
Ph.No.9849355156

GENERAL AMENITIES AGREEMENT

This **GENERAL AMENITIES AGREEMENT** is made and executed at Secunderabad on this the 9th day of July, 2011 by and between:

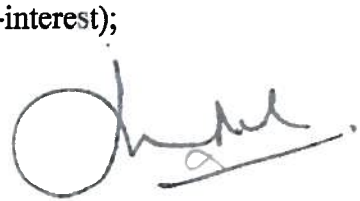
1. **MR. SYED MEHDI**, S/o. Mr. Syed Mohammed, aged about 53 years, resident of 1-5-16/2/1, Musheerabad, Hyderabad – 500 020
2. **MRS. RAZIA BAO**, W/o. Mr. Syed Mehdi, aged about 43 years, resident of 1-5-16/2/1, Musheerabad, Hyderabad – 500 020,
represented by their Specific Power of Attorney Holder M/s. Modi Properties & Investments (P) Limited, having its registered office at 5-4-187/3 & 4, IInd floor, M. G. Road, Secunderabad, represented by its Managing Director Mr. Soham Modi, hereinafter jointly referred to as the “**HIRERS**” and severally as **HIRER No. 1 & HIRER No. 2** respectively (which term shall mean and include whenever the context may so require its successors-in-interest);

AND

Dr. VK Dadhwal, S/o Anup Singh, aged about 54 years, Director, National Remote Sensing Centre, Indian Space Research Organisation (ISRO), Govt. of India, Balanagar, Hyderabad – 500 625.

Hereinafter referred to as the “**HIREE**” (which term shall mean and include whenever the context may so require its successors-in-interest);

VK Dadhwal



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WITNESSETH:

- A. The **HIREE** has obtained on lease vide Lease Agreement dated 9th day of July, 2011 the duplex bungalow known as Furqan Villa, consisting of 4 bedrooms, drawing, dining, kitchen and servants quarter, situated at Plot No. 141, forming a part of Survey No. 74/3, admeasuring about 2,250 sft of built-up area on 233 sq. yds., of land of Ravi Co-operatives Housing Society, Mahendra Hills, Marredpally, Secunderabad from the **HIRERS**. At the request of the **HIREE**, the **HIRERS** have agreed to provide amenities to the **HIREE** more fully described in the schedule. The **HIREE** has agreed to pay amenities charges for the said amenities apart from and along the rent payable to the **HIRERS**.
- B. WHEREAS the **HIRERS** have entered into a property management agreement dated 02nd March 2004 with M/s. Modi Properties & Investments (P) Limited, represented by its Managing Director Mr. Soham Modi for the management of the said building, to negotiate and enter into lease with prospective tenants, collect rent, amenities and maintenance charges, to undertake regular repairs and maintenance of the building, etc. The **HIRERS** have also given a Specific Power of Attorney to **M/s. Modi Properties & Investments (P) Limited**, represented by its Managing Director **Mr. Soham Modi**, dated 02nd March 2004 to enter into lease, for collection of rent, amenities and maintenance charges, for issue of receipts etc.

NOW THIS DEED WITNESSETH AS UNDER

1. The **HIREE** shall pay amenities charges and service charges per month as per details given below apart from and along with the rent payable as per the details given below:

Amenities charges payable for the period	Hiree No. 1	Hiree No. 2	Service charges payable to Modi Properties & Investment Pvt. Ltd.,
From 01.06.2011 to 31.05.2012	3528/-	3528/-	1344/-

2. The **HIREE** shall pay the amenities charges for each month on or before the 7th day of the succeeding month to the **OWNER**.
3. The **HIREE** shall not be entitled to surrender the usage of amenities as long as the tenancy is subsisting.
4. Any default in the payment of amenities charges shall be deemed to be a breach of the covenants of tenancy and the **OWNERS** shall be entitled to determine the lease and the **HIREE** shall give vacant possession of the tenancy.
5. The **HIREE** agrees to maintain the bungalow at his own cost.

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PARTICULARS OF AMENITIES

1. Provision of fans, tube light & geyser.
2. Provision of windows and doors.
3. Provision of toilets.
4. Provision of electric power connection.
5. Provision of one car parking.
6. Provision of kitchen furniture.

IN WITNESS WHEREOF the **HIREE** and the **OWNERS** have signed these presents on the date and at the place mentioned above.

WITNESSES:

- 1.
- 2.

For **HIRER No. 1**



(Modi Properties & Investments (P) Limited
Rep. by its Managing Director Mr. Soham Modi)

For **HIRER No. 2**



(Modi Properties & Investments (P) Limited
Rep. by its Managing Director Mr. Soham Modi)



HIREE
(Dr. VK Dadhwal)
Director

National Remote Sensing Centre
Indian Space Research Organisation
Govt. of India
Balanagar, Hyderabad