

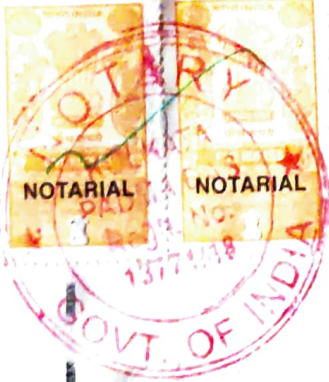
भारतीय गैर न्यायिक

दस  
रुपये  
₹.10



TEN  
RUPEES  
Rs.10

INDIA NON JUDICIAL



स बंगाल WEST BENGAL

86AB 333867

LEAVE AND LICENCE AGREEMENT



This indenture is made this 15 Day of July 2023

BETWEEN

Mr CHANDAN SEAL, son of Sri MANMATHO NATH SEAL, aged about 87 years , residing at 3/59, VIDYASAGAR UPANIBESH, GANGULIBAGAN, JADHABPUR, P.O - NAKTALA, KOLKATA - 700047 called the LICENSOR;

AND

Mr KAMLESH MEHTA, son of sri Nirmal Kumar Mehta, aged about 40 years residing at 7, Dr Sarat Banerjee Road, Sarat Bose Road, Kolkata-700029 called the LICENSEE;

*Chandan Seal.*

*Kamlesh Mehta*

15 JUL 2023

PADMA DAS  
NOTARY  
1 Regn. No. 13771/18  
C.M.M's Court  
Kolkata-700001

17 JUL 2023

49716

04 JUL 2023

SN \_\_\_\_\_ Date \_\_\_\_\_

Sold To \_\_\_\_\_ Chandra Jee P

Address \_\_\_\_\_ 3/89 Vidyasagar

City \_\_\_\_\_ Utranibashi Ganguli Nagar

By \_\_\_\_\_  
Deputy Manager District & S.S. Office  
Lahore - 54700  
Licence & Signing Authority  
Fiscal Code \_\_\_\_\_

Prudip Das

Signature

04 JUL 2023

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The LICENSOR has agreed to give a office space admeasuring 150 sq .ft at 3/59, Ganguly Bagan, Vidyasagar Rupanibesh, Jadhampur, Kolkata -700047 on licensee fees basis and the LICENSEE has also agree to take under the following Terms and conditions and this is valid for only legal prosecution in the High Court of Kolkata:

1. That this Agreement is valid for 11 (Eleven) months with effect from 01<sup>st</sup> day of 15 July 2023;
2. That after completion of time, i.e 11(eleven) month as laid down in Sl. 1 the Licensee bound to vacate the possession under him without any fail or otherwise any extension is given by LICENSOR under revised rate of LICENSEE FEE.
3. The Licensee now to pay licensee fees of Rs 5,000/- (Rupees Five thousand only) per month including maintenance charges for the occupation absolutely for office purpose for the period of 11 (Eleven) Months.
4. The Licensee have to pay the electric charges as per electricity bill raised by CESC Ltd or any other electricity authorities to licensor.
5. The Licensee will have to made own arrangement for sweeping and cleaning the bath & W.C under the possession.
6. That the Passage left outside the Specified area as stated in the agreement is only for the use of Licensor.
7. That the water will be available as and when the corporation water will be available only and pump etc. are in order.
8. That any damages, causing misuse of the house by the Licensee, the repairing cost to be borne by the Licensee.
9. That the area as laid down in the agreement is only for office purpose.
10. That the Licensee cannot provide any sub-tenant or cannot sublet any part of the area mentioned in the agreement.
11. That in any cost the Licensee cannot use the area under his occupation for store, godown or workshop.
12. That the monthly Licensee fees as specified in Sl.3 is to be paid within 5<sup>th</sup> of each month in advance of the following month by the Licensee.

*Chandran Seal.* 2

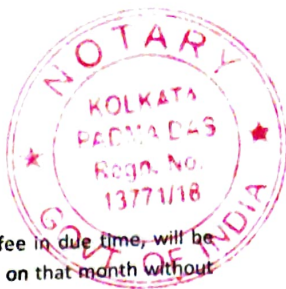
*Kamesh Mehta*

10/9 JUL 2023

PADMA DAS  
NOTARY  
Regn. No. 13771/18  
C.M.M.S Court  
Kolkata-700 001

17 JUL 2023





13. That if the Licensee fails to pay the monthly license fee in due time, will be treated as defaulter and will have to vacate the office on that month without any fail and pay 6 months Licensees fees at time of vacate.
14. That The Six months Locking Period of this agreement.
15. That an amount of Rs. 15,000/- (Rupees Fifteen Thousand Only) as security money to be paid at the time of leave and Licence agreement executed by the Licensee to Licensor and that amount of security to be paid by Licensor to Licensee after vacating the house by the licensee after expiry of agreement period. No adjustment of licensee fees can be made except due electricity bills, damages etc...
16. That if in case of C.C impose any extra tax for Licensor that will be borne by the Licensor.
17. All Responsibility will be on Licensee if there be any theft in the flat so occupied.

I do hereby sign the agreement  
 agreement  
 After going through the agreement  
 agreement  
 And in the best of my knowledge  
 knowledge

I do hereby sign the  
 After going through the  
 and in the best of my

*Kamlesh Mishra*  
 (SIGNATURE OF LICENSEE)

*Chandran Seal*  
 (SIGNATURE OF LICENSOR)

WITNESS:

*36/B Mahim Halder St.  
 Kolkata: 700026.*  
 identified by Me  
*Mangini Chakraborty*  
 Advocate  
 UO/104-A/199  
 Kolkata

WITNESS:

*Atthijit*  
*3/59 Vidyasagar Ukanibesh  
 Jadhapur, Kolkata-700047*  
 ATTESTED SIGNATURE ONLY  
 BEFORE ME ON IDENTIFICATION

3

*Padma Das*  
 PADMA DAS  
 NOTARY

PADMA DAS  
 NOTARY  
 Regn. No. 13771/18  
 C.M.M's Court  
 Kolkata-700 001

10/7 JUL 2023

17 JUL 2023