

TRANSLATION FROM PUNJABI TO ENGLISH

LEASE DEED duration 99 Years Annual Rent Rs. 500/- Stamp Duty Rs. 60/- Sheets- 2 No. 11201, S.V. Onkar Nath Kalia.

I, Prem Kumar Sood Age 51 Years son of Sh. Labhu Ram Sood R/o Gali No. 10, Krishan Nagar, Hoshiarpur through Saravhitkari Shiksha Samiti (Registered) 1046/21B, Chandigarh. Whereas land measuring 72K-13M which is detail as under: (1) 15K-2M Khasra No. 42/1 (7-16), 2(1-15), 10(4-14), 11(0-17) Khata No. 90/12 situated at Village Ajjowal, Hadbast No. 371, Tehsil Hoshiarpur and (2) Land measuring 57K-11M Khasra NO. 23//2(7-0), 3(8-0), 9(8-0), 10(3-6), 11(7-5), 12(8-0), 20(8-0), 21(8-0) Khata No. 143/161 situated at Village Kotla Gonspur, Hadbast No. 369, Tehsil Hoshiarpur owned by Hindu Gaushala Rakhsha Sabha (Regd.) Hoshiarpur. I have obtained an authority letter from Saravhitkari Shiksha Samiti, Punjab letter dated: 25-2-85 and I have full rights to take the said land on lease and register the same. Now, I have taken the said land measuring 72 Kanal 13 Marlas (Seventy Two Kanals Thirteen Marlas) on lease on dated: 19-03-1985 for a period of 99 Years (Ninety Nine Years) for annual rent of Rs. 500/- (Rupees Five Hundred Only) from the said Sabha on the following terms & conditions;

(1) Shiksha Samiti want to open school on the above said land. Shiksha Samiti will borne all the construction charges of the building by their own cost and they will utilize the building for residential purpose, hostel, quarter, play ground, canteen, library, pooja place etc. for students & teachers and they will not use the same for any other purpose.

(2) Shiksha Samiti shall not sublet the said school building to any other person.

(3) The Sabha shall get the possession of the said land if Shiksha Samiti shall not construct the school building within the period of twenty years and the Shiksha Samiti have got no objection for the same. The Shiksha Samiti shall not claim if the possession of the building taken by the Sabha.

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(4) If the school running continuously after the expiry of the tenancy but the tenancy will continue with the consent of the sabha and sabha will owner in possession on the said land. (5) Shiksha Samiti shall not sublet the said building to any other person. (6) The annual rent amount shall paid by the Shiksha Samiti in advance to the Sabha. The above said Sabha have full right to take possession of the school building if Shiksha Samiti deny to pay annual rent of the building and the Shiksha Samiti have no objection for the same. Therefore, this lease deed duration ninety nine years is written as token of proof on dated: 19-3-1985. Writer- Balraj Kumar, Deed Writer, Hoshiarpur, R.No. 85, Fee Rs. 4/- Sd/-

Sh. Rajinder Nath Gupta
President of Hindu Gau
Rakshani Sabha above
owner
Sd/-

Prem Kumar Sood
through Sarvhitkari
Shiksha Samiti (Regd.)
above Lessee

Witness: Moti Lal Sood
M.C. Hoshiarpur.
Sd/-

Witness: Ranvir Singh Advocate
Hoshiarpur.
Sd/-

**Lease Deed Registered Document No. 4435 Book No. 1, Volume No. 1163, Page No. 95
Dated: 19-03-1985 Sub Registrar, Hoshiarpur.**

Attested True Photocopy
Translation Copy of the
Documents Produced!

MADAN MAHI
NOTARY
Hoshiarpur (Pb.) India

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RENT DEED Stamp Rs. 50/- Sheet- 1, Number 1333, Stamp Vendor Parvinder Singh (Bhinda).

I, Shanti Saroop Sood Age 64 Years son of Sh. Munshi Ram Sood son of Sh. Gokul Chand Sood R/o Lajpat Rai Road, Hoshiarpur President of School Sarvhitkari Shiksha Samiti (Registered) Chandigarh. Whereas land measuring 4 Kanal (Four Kanals) which is bounded on East- Land of Other Owner, West- Carbon Factory, North- Wall of Sarvhitkari School, South- Passage & Colony situated at Village Kotla Gonspur, Tehsil & District Hoshiarpur ownership of Hindu Gau Rakshini Sabha Registered, Hoshiarpur. Now, I have taken the said land on rent for the period of Eleven months w.e.f. 01-09-2004 for monthly rent of Rs. 170/- (Rupees One Hundred Seventy Only) from the said owner through Manager Doctor Ranjit Singh for Shiksha Samiti that; Shiksha Samiti shall pay the monthly rent in advance to the owner and take the receipt overleaf on this rent agreement. The Shiksha Samiti shall debar from the tenancy if they can not pay the monthly rent in advance regularly. The Shiksha Samiti shall construct on the said land with their own cost and the Sabha shall owner in possession of the construction. The Shiksha Samiti can applied for water, sewerage & electricity connection & meters etc. on the said land. If the Shiksha Samiti shall vacate the said land then they shall intimate the Sabha one month prior notice and give the vacant possession of the land to the owner only. Shiksha Samiti shall construct the road from the said land to Bharwain Road with their own cost. Sarvhitkari Shiksha Samiti & Hindu Gau Rakshini Sabha shall both utilize the road and the third party shall not utilize the same. The ownership of the said constructed road only of the Hindu Gau Rakshani Sabha. The map of four kanal land makred as red colour and the map of road marked as yellow colour

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are attached herewith. The original rent deed is handed over to the owner and the photo copy for the same is handed over to the Shiksha Samiti. Therefore, this rent deed is written as token of proof on dated: 30-8-2004. Writer :- Balraj Kumar, Deed Writer, Hoshiarpur R.No. 330, Fee Rs. 10/-. The Rs. 25/- (Rupees Twenty Five Only) will increase every year in the rent after the expiry of eleven month of this rent deed. Sd/-

Shanti Saroop Sood
President above tenant
Sd/-

Dr. Ranjit Singh
Manager owner
above said
Sd/-

Witness: Sh. Vishnu Digamber
Maha Mantri Hindu Gau Rakshini
Sabha Registered, Hoshiarpur.
Sd/-

Witness: Sh. Dev Dutt
S/o Sh. Amar Nath
R/o Nai Abadi, Hoshiarpur.
Sd/-

12 JUN 2026
Attested True Photocopy
Translation Copy of the
Documents Produced
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NOTARY
Hoshiarpur (Pb.) India

