

## RENTAL AGREEMENT

This Rental agreement executed at Islamabad on this the [DATE] between [NAME], S/o. [NAME], residing at [ADDRESS], hereinafter referred to as "OWNER" of the ONE PART and

[NAME], S/o [NAME], residing at [ADDRESS], hereinafter referred to as 'TENANT' of the OTHER PART..

WHEREAS the OWNER is the sole and absolute owner of the residential property which is more fully described in the SCHEDULE hereunder and at the enjoyment of the owner.

WHEREAS the TENANT for want of residential purpose approached the owner through Alshazad Real estate and consultants to let out the same on a monthly rental basis and, the OWNER has agreed to let out the said premises under the following terms and conditions:

01. The TENANT has paid this day a sum of [AMOUNT] being **Security Deposit** by cash on which the receipt of the same is herewith acknowledged by the OWNER.
02. The TENANT shall pay the OWNER a sum of [AMOUNT] on or before 5th of every succeeding English calendar month.
03. The term of this agreement of rent commence from [DATE] and it will remain in force a period of 12 months, which is extendable for further period with the option of TENANT. If not renewed on end of the 12 month, this Rental Agreement shall stand invalid.
04. During the term, the Security Deposit amount will not carry any interest and this amount fully refundable to TENANT by OWNER while termination of this agreement after deducting arrears of dues of TENANT such as electricity Bill, damages, rent & etc.
05. The TENANT is liable to hand over intact, good tenantable condition house property to OWNER at the time of termination of this agreement of rent.
06. The TENANT shall not sub-let or under let or part with the possession of the schedule premises with any other third party without the consent of the OWNER.
07. The TENANT shall be entitled to fix temporary fittings, fixtures and appliances in the rented property with the consent of the OWNER and shall be liberty to remove them while vacating the rented property without causing damage to the construction and walls.
08. The TENANT shall not make any structural additions or alteration to the rented property.
09. If any damages occurred due to the negligence of the TENANT, such damages will be borne by the TENANT OR such charges will be deducted from the security deposit amount
10. The OWNER shall pay the Urban Tax, Municipal Taxes and other taxes and outgoing both present and future in respect of the rented property up to date and ensure uninterrupted occupation by the TENANT during the period of rental agreement.
11. On termination of this rental agreement the TENANT shall hand over vacant possession of the rented property along with the permanent fixtures listed to the OWNER in good condition only.
12. Either the parties shall give 1 months prior notice at the time of vacating the premises.
13. The TENANT shall not create any untoward disturbance or nuisance and shall not allow any anti-social person in the said premises.
14. The TENANT shall not keep or store any illegal inflammable article or explosives that endanger life and property.

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TENANT

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OWNER

SCHEDULE

The premises of Rent Portion in the First/Second/Ground Floor of [ADDRESS], consisting of Two Bed rooms, Hall, Kitchen, two Bathroom & toilets with Electricity and water facilities.

It witness whereof the parties above named have set their hands and signature on this [DATE] written at Chennai in the presence of witnesses.

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TENANT

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OWNER

WITNESSES

1

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Signature

NAME : .....

ADDRESS : .....

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2

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Signature

NAME : .....

ADDRESS : .....

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