

GOVERNMENT OF PUDUCHERRY
TALUK OFFICE, VILLIANUR

CERTIFICATE OF LAND

File.No.499/TOV/A2/Certificate/2024

Date: 17-02-2025

Certified that the land measuring **00.80.33 H.A.C (8101.7 Square Meters)** comprised in **R.S. Nos.192/2 and 192/5A** at Suthukeny Revenue Village is owned by Tmt. Vanitha W/o Baskar Naidu by way of Sale Deed.

It is further certified that the owner of the land has leased the said land to **SRI ADHILAKSHMI AMMAL EDUCATIONAL TRUST, running the school AGNI VIDYA KENDRA HIGH SCHOOL, SUTHUKENY ROAD, KATTERIKUPPAM, PUDUCHERRY – 605502** fully described in the schedule mentioned hereinafter with the following details for a period of 30 years from 03.06.2024 to 02.06.2054. (Document.No.12924/2021 & 12926/2021)

S.No	Particulars	Details
1.	PlotNo.(s)/SurveyNo.(s)/KhasraNo.(s)/Khata No.(s)/Khatauni No.(s)	192/2, 192/5/A
2.	Name of street/village, Sub Division, District and State	SUTHUKENY ROAD, SUTHUKENY, KATTERIKUPPAM, PUDUCHERRY – 605502.

It is certified that the said entire land comprise of a single contiguous plot of land. It is further certified that **AGNI VIDYA KENDRA HIGH SCHOOL, SUTHUKENY ROAD, KATTERIKUPPAM, PUDUCHERRY – 605502** run by name of **SRI ADHILAKSHMI AMMAL EDUCATIONAL TRUST** is located on the said plot of land.

THE SCHEDULE OF LAND ABOVE REFERRED TO

All that piece and parcel of the land measuring **00.80.33 H.A.C** comprised in **R.S. Nos.192/2 and 192/5A** at Suthukeny Revenue Village is bounded as follows:

NORTH –SUTHUKENY ROAD
SOUTH – 192/5A
EAST – PATHWAY
WEST – 192/2, 192/5A



U. Segar
(U. SEGAR)
TAHSILDAR

To
The Correspondent,
Agni Vidya Kendra High School,
Suthukeny Road, Katterikuppam,
Puducherry – 605502.



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Puducherry

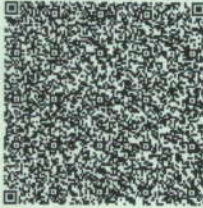
₹500

e-Stamp

₹500 ₹500 ₹500 ₹500

Certificate No. : IN-PY86861255930357X
 Certificate Issued Date : 23-Jan-2025 12:37 PM
 Account Reference : SELFPRINT (PU)/ py-self/ PUDUCHERRY/ PY-PU
 Unique Doc. Reference : SUBIN-PYPY-SELF35852108683331X
 Purchased by : Vanitha
 Description of Document : Article 5 Agreement or Memorandum of Agreement
 Property Description : LEASE DEED
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : VANITHA
 Second Party : SRI ADHILAKSHMIAMMAL EDUCATIONAL TRUST
 Stamp Duty Paid By : VANITHA
 Stamp Duty Amount(Rs.) : 500
 (Five Hundred only)

सत्यमेव जयते



₹500

SELF PRINTED CERTIFICATE TO BE
VERIFIED BY THE RECIPIENT AT
WWW.SHCILESTAMP.COM

IN-PY86861255930357X

Please write or type below this line

LEASE DEED

THIS DEED OF LEASE executed at Puducherry on this Twenty-
Third January Two Thousand and Twenty Five (**23.01.2025**).

LESSOR

[Handwritten Signature]



LESSEE

For SRI ADHILAKSHMIAMMAL
EDUCATIONAL TRUST

[Handwritten Signature]

Managing Trustee

BETWEEN

Mrs. **B. VANITHA** Aged 40 years, W/o of Mr.Baskar, residing at 3/61, Mariamman Koil Street, Kalingamalai, Vazhudavur, Villupuram District, TamilNadu - 605502, (**Aadhaar No: 3152 6444 6848**) (Cell No: 9597474649) Herein after called Party No.1 (Lessor)

AND

Mr. BASKAR Aged 46 years, Son of Mr.Govindharajalu residing at 3/61, Marriamman koil street, Kalingamalai, Vazhudavur, Villupuram District, TamilNadu-605502 Whose is the Chairman of **SRI ADHILAKSHMIAMMAL EDUCATIONAL TRUST** Functional at above mentioned address is a (**Aadhaar No: 7348 0892 9485**) (Cell No.9962950889) (Party 2 (LESSEE) and that the Trust running **AGNI VIDYA KENDRA HIGH SCHOOL**, functioning at **Suthukeny Road, Katterikuppam, Puducherry - 605502.**

The sale deed Executed on 28-06-2021 bearing Survey number **192/2** and **192/5/A** located at Mannadipet Commune Panchayat limit ,Village No 15 , Suthukeny, Thirukkanur, Puducherry State and duly registered at Thirukkanur Sub Registrar office vide document **No.12924/2021** Book number I & documents **No.12926/2021** Book number I purchased from **Mr.Boopathi, S/o Narayanasamy Counder (Adhaar No: 7497 0569 2611)** & **Mrs. B. Santhavalli W/O Boopathi (Adhaar No: 6977 4253 9057)** Residing at Door No 24-1, West Street, Villiyanur Commune, Villiyanur, Puducherry State.

The lease deed executed between both the parties as per terms and conditions mentioned below.

1. The period of lease deed is for **30 years** with effect from **03.06.2024** for running school activities of **AGNI VIDYA KENDRA HIGH SCHOOL.** Running under **SRI ADHILAKSHMIAMMAL EDUCATIONAL TRUST.**

LESSOR

LESSEE
For **SRI ADHILAKSHMIAMMAL**
EDUCATIONAL TRUST

Managing Trustee



2. The Party No: 2 has to pay **Rs.10,000/- (Rupees Ten Thousand Only)** for Yearly rental charges throughout 30 years.
3. The Yearly rental fee should be given to Party No: 1 before end of the every year.
4. Party No: 2 has paid NIL advance to Party No: 1.
5. If Party No: 2 continuously doesn't pay the rent for 6 months even after completion of a year the Party: 1 can cancel the lease agreement thereafter Party No: 2 cannot have any right to use the building or to rent out to other person.
6. After completion of 30 years lease period if Party No: 1 allows the Party No: 2 can continue by entering the new lease agreement.
7. The Party No: 2 should get school approval /recognition and other matter related to the school in his/her own expenditure.
8. If Party No: 1 doesn't wants to continue the lease the Party No: 2 must vacate and hand over the building to the Party No: 1 in good condition.
9. Party No: 2 has accepted all government rules and regulations like payment of Water, Electric bill charges and land tax etc.
10. The Party No: 2 has no rights to give lease to another person or giving internal lease and he has accepted the same.

LESSOR

[Handwritten Signature]

LESSEE

For **SRM ADHILAKSHMIAMMAL**
EDUCATIONAL TRUST

[Handwritten Signature]
Managing Trustee



PROPERTY SCHEDULE

Puducherry R.D., Thirukkanur Sub-R.D., Mannadipet Commune Panchayat limits, Village No.15, Suthukeny Veli, Dry Land

The land measuring 151 kuzhi, 1.4 veesam (**2 Acres, 1 Cent**). Located at Suthukeny Road, Katterikuppam, Puducherry 605502. Bearing survey number **192/2** and **192/5/A** and documents number **12924/2021**, Book Number "I" & **12926/2021** Book Number "I". The boundaries are as given below

Boundaries:

North to 192/5A.
East to 192/2, 192/5A.
West to 12 Feet Common Way.
South to Suthukeny Road.

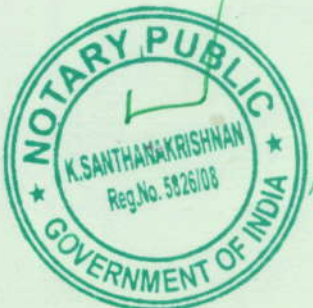
LESSOR (Party No 1): *Vinitha*

FOR SRI ADHI...
EDUCATIONAL TRUST
[Signature]
Managing Trustee

LESSEE (Party No 2):

WITNESS NAME AND ADDRESS:

1. *K. Lakshmi*
(*K. LAKSHMI, NO.4, RICE MILL STOP, KODAPAKKAM, PUDUCHERRY*)
2. *R. Radhika R.*
(*RADHIKA R., 1/51, VALUDHAVUR, VILLUPURAM 605502*)



only found as per notes of 1st and 2nd party
K. Santhanakrishnan
K. SANTHANAKRISHNAN, B.A., LL.B., B.Ed.,
ADVOCATE & NOTARY PUBLIC
GOVERNMENT OF INDIA
Reg.No. 5826/08
No.26, Second Cross Street,
Thilagar Nagar, Ponjicherry-605 009.