

CERTIFICATE OF LAND

Date:04.01.2023

File No. 300/2023

Certified that the land measuring 8093.71 Sq. Mts. (02 Acres) is owned by Mrs. K.Kanimozhy by way of Sale Deed Doc No. 3920//2022, 9273/2022, 8507/2022 & 8508/2022 registered Dindigul Joint 2 SRO.

It is further certified that owner of the said land was leased to PARVATHY AMMAL EDUCATIONAL AND CHARITTABLE TRUST for running VIVEKANANDHA PUBLIC SCHOOL fully described in the schedule mentioned hereinafter with the following details for a period of 30 Years from 16.11.2022 to 16.11.2052, bearing Doc. No. 9468/2022.

Sl. No.	Particulars	Details
1	Schedule A: 78 Cents S.F.No. 205/8B (64 Cents) S.F.No. 205/9 (North west side) (04 Cents) S.F.No. 205/9 (Western side) (04 Cents) S.F.No. 212/6A (06 Cents) Schedule B: 80 Cents S.F.No. 205/9 (Eastern side) (80Cents) Schedule C: 42 Cents S.F.No. 212/6 (38Cents) S.F.No. 212/2 (04Cents)	Document No.9468/2022 Total extent : 2 Acres OR 8093.71 Sq. Mts.
2	Name of the Village , Sub Division, District, State	Kunjanampatty Village Kuttathupatty Panchayath Dindigul West Taluk Dindigul District Tamilnadu State

It is certified that the said entire land comprise of a single contiguous plot of land. It is further certified that VIVEKANANDHA PUBLIC SCHOOL, Kunjanampatty, Kuttathupatty Panchayath, Dindigul West Taluk, Dindigul Dist – 624 002 run by Parvathy Ammal Educational and Charitable Trust is located on the said plot of land.

THE SCHEDULED OF LAND ABOVE REFERRED TO

All that piece and parcel of land measuring 8093.71 Sq. Mts. (2 Acres) situated in Kunjanampatty Village, Kuttathupatty Panchayath , Dindigul West Taluk , Dindigul District, Tamilnadu State and bounded as follows:

Boundaries	Details
North	Land belongs to Alagarsamy vakayara
South	211/6B
East	Land belongs to Subbaiah Gowder & his brother
West	Dindigul - Kannivadi Road

[Signature]
 Village Administrative Officer
 16, Kuttathupatty Village.
 Dindigul West Taluk

[Signature]
 Revenue Inspector
 Reddiyarchathiramfika
 Dindigul West Taluk



[Signature]
TAHSILDAR
DINDIGUL (WEST)
DINDIGUL.

(Name of the officer)
 (Name of the District)

9468/2022

LEASE AGREEMENT FOR 30 YEARS

This Agreement of Lease is made at Dindigul on the 18th Day of November 2022

Mrs.K.KANIMOZHY W/o SURESH (Aadhaar No.8725 9992 1943), aged about 49 years, residing at no.41, Aadhavan Nagar, Seelapadi Post, Trichy Main Road, Dindigul-5, herein after called the **LESSOR** or the **First Part**.

AND

VIVEKANANDHA PUBLIC SCHOOL under the management of **PARVATHY AMMAL EDUCATIONAL AND CHARITTABLE TRUST**, situated at Kunjanampatty village, Kuttathupatty Panchayath, Dindigul West, Dindigul District, whose registered office is at No.41, Aadhavan Nagar, Seelapadi Post, Trichy Main Road, Dindigul-5, represented by its Founder and Managing Trustee of Parvathy Ammal Educational and Charitable Teust cum the Correspondent of Vivekanandha Public School, **Mrs.K.KANIMOZHY W/o SURESH** (Aadhaar No.8725 9992 1943), aged about 49 years, residing at no.41, Aadhavan Nagar, Seelapadi Post, Trichy Main Road, Dindigul-5, herein after called the **LESSEE** Or the Second part.

Whereas the LESSOR herein is the lawful owner and seized and possessed of or otherwise well sufficiently to the premises being the piece of land of 2 Acres 00 Cents which is situated at Survey Nos. 205/8, 205/9, 212/6, 212/6A, 212/2, Kunjanampatty village, Kuttathupatty Panchayath, Dindigul West, Dindigul District and the super structure having built up area of 6000 Square Feet in it.

LESSOR

K. Kani Mozhy

1	புத்தகம் 2022 ம் வருடத்திய 9468 ம் சுவணம்
14	தாள்களைக் கீகாண்டது.
1	தாள்

[Signature]

LESSEE

For **PARVATHY AMMAL EDUCATIONAL AND CHARITTABLE TRUST**

K. Kani Mozhy
Founder-Managing Trustee



NOW THIS DEED WITNESSETH AS FOLLOWS:

1. The LESSOR has agreed to give on Lease the Land and the DTCP approved Super structure owned by her which is fully mentioned and described in the Schedule Property.
2. That the LESSEE have the rights to run a CBSE School, namely **VIVEKANANDHA PUBLIC SCHOOL** in the Schedule property.
3. The Lease Rent is fixed **Rs.5,000/- (Rupees FIVE Thousand Only)** per Year, which shall be payable on or before 5th of January of every year. And there is no advanced amount for this Lease Agreement.
4. That the Lease shall undertake during the Lease period, to pay the rates and taxes expect house tax leviable by the central, provincial or any other local authority expect such in the law necessarily payable by the LESSOR
5. This agreement is made for the period from **16-11-2022 To 16-11-2052** in **30 years** which shall be extended by mutual consent.
6. That the LESSEE shall keep the property in tenable conditions, and repairs the property at his own cost.

LESSOR

K. Kani Noby

1	புத்தகம்	2022	ம் வருடத்திய	9/1/2022	ம் ஆவணம்
14	தாள்களைக்	கொண்டது.			
2	தாள்கள்				

[Signature]

LESSEE

**For PARVATHY AMMAL EDUCATIONAL
AND CHARITABLE TRUST**

K. Kani Noby
Founder-Managing Trustee



7. And that the LESSEE future agrees for not to use the property for any other purpose other than running a CBSE School.
8. Both the LESSOR and LESSEE have agreed that they shall be liable to forfeit their rights and interests under this agreement in case of breach of any above mentioned conditions.
9. The LESSEE shall not carry out any construction without getting a proper permission or consent from the LESSOR.
10. At the time of termination of the Lease, the land along with the Superstructure, existing and if any constructed there in future, on by the Lease shall be assessed by an arbitrator and he assessed value shall be paid by the LESSOR to the LESSEE after transferring the property.

In WITNESS WHEREOF both the LESSOR and LESSEE have read the above terms and conditions of this Lease Agreement and in token of having understood the full contents of this Lease Deed have signed on the day and year written above.

LESSOR

K. Kani No. 15/11/11

LESSEE

For PARVATHY AMMAL EDUCATIONAL
AND CHARITABLE TRUST

K. Kani No. 15/11/11

Founder-Managing Trustee

1 புத்தகம் 2022 ம் வருடத்திய 9468 ம் சூவணம்
14 தாள்களைக் கொண்டது.
3 தாள்
பதிவு அலுவலர்



SCHEDULE OF THE PROPERTY

SCHEDULE A:

Dindigul Registration District, Dindigul Joint 2 Sub Registrar Office,
Dindigul Taluk, Kuttathuppatti Village,

Survey No:205/8 land measuring 79 cents under patta no: 3209, New
Survey No.205/8B measuring 64 Cents,

Survey No:205/9 under patta no: 3206, in that measuring 04 Cents North
Western side out of 88 Cents,

Survey No:205/9 measuring 04 Cents in the Western end out of 88 Cents,

Survey No.212/6A measuring 70 Cents under Patta No.3026, New Survey
No.212/6A measuring 06 Cents,

Totally in all measuring 78 Cents

As Per Patta no.3206, Ayan Survey No.205/9 Punjai Hectare 0.35.5 Cents 88
Western Side last 0.01.62 Hectare 4 Cents bounded on,

- North - Road, Ramaakkal, Chinnaiya Goudar Vagaiyara land
- South - Survey No.212/6 Southern Side, Survey No.205/9 Part land
- East - Palanichamy gounder land, Survey No.205/9 part land and
Survey No.212/6 part land
- West - Road, Vellathaai Land

And along with all the pathway rights thereon. The above property is
situated at Kuttathupatti Village Panchayat.

LESSOR

K. Kani Nor...

1	புத்தகம் 2022 ம் வருடத்திய 9468 ம் ஆவணம்
14	தாள்களைக் கிரகித்தது.
4	தாள்

LESSEE

For PARVATHY AMMAL EDUCATIONAL
AND CHARITABLE TRUST

K. Kani Nor...
Founder-Managing Trustee

SCHEDULE B:

Dindigul Registration District, Dindigul Joint 2 Sub Registrar Office,
Dindigul Taluk, Kuttathuppatti Village,

Old & New Survey No.205/9 measuring 80 Cents in the Eastern part out of
88 Cents and the R.C.C building constructed in it is bounded on,

- North - Veeramuthu Goudar Land
South - Vijayaumar Property
East - Veeramuthu Goudar Land
West - Land measuring 8 Cents in the Western part out of 88 Cents,
belongs to Vijayakumar

Within this 80 Cents along with the newly constructed thereon in the
ground floor 3000 Sq.ft and first floor 3000 Sq.ft along with all the fixtures
and annexures therein.

And along with all the pathway rights thereon. The above property is
situated at Kuttathupatti Village Panchayat.

LESSOR

R. Kani Moriyal

LESSEE

**For PARVATHY AMMAL EDUCATIONAL
AND CHARITABLE TRUST**

R. Kani Moriyal

Founder-Managing Trustee

புத்தகம் 2022 ம் வருடத்திய 9468 ம் ஆவணம்
14 தாள்களைக் கொண்டது.
5 தாள்
பதிவு அலுவலர்



SCHOOL C:

Dindigul Registration District, Dindigul Joint 2 Sub Registration District,
Dindigul Taluk, Kuttathupatti Village,

Survey No.212/6 measuring 70 cents in which 6 Cents already sold out to
K.Kanimozhy,

26 Cents out of 64 Cents settled to Kesava Priya remaining Northern side
land measuring 38 Cents,

Survey No.212/2 measuring 4 Cents,

Totally in all measuring 42 Cents is bounded on,

- North - K.Kanimozhy property and land measuring 6 cents sold to
K.Kanimozhy
- South - Land comprised in S.No.212/6B settled to Kesavapriya,
Survey No.212/9 land
- East - Survey No.214 land
- West - North South Road

The above said property is presently Sub divided as Survey No:212/6A and
212/2 under patta no: 3206. And along with all the pathway rights thereon.

The above property is situated at Kuttathupatti Village Panchayat.

LESSOR

K. Kanimozhy

LESSEE

**For PARVATHY AMMAL EDUCATIONAL
AND CHARITABLE TRUST**

K. Kanimozhy
Founder-Managing Trustee

1	புத்தகம் 2022 ம் வருடத்திய 9468 ம் ஆவணம்
14	தாள்களைக் கொண்டு.
6	தாள்

Thus, the three schedules A, B and C totally measuring 2 Acres.

LESSOR

R. Kani Moorthy

LESSEE

For PARVATHY AMMAL EDUCATIONAL
AND CHARITABLE TRUST

R. Kani Moorthy

Founder-Managing Trustee

WITNESSES:

1. M. Nagarajan (Mr.Nagarajan S/o Mr.Munisamy, 2/157, Chettiyapatti, Mullipady, Dindigul. Adhaar Card No.4584 0081 6055, Cell: 99947 24918)
2. S. Vijay (Mr.Vijay S/o Mr.Krishanan, 18, Pandrimalai Swamikal Street, R.R.Pudur, Balakrishnapuram, Dindigul. Adhaar Card No.7627 7198 1979, Cell: 99427 63985)

Drafted By:



T. Padmavathi

T.Padmavathi, BA.BL.,

M.S.No:2216/2005, Aravind & Rahul Complex, Collectrate Post, Dindigul.

Cell:97867 77487.

புத்தகம் 222 ம் வருடத்திய 9468 ம் சுவணம்
14 தாள்களைக் கொண்டது.
7 தாள்

