

LEASE AGREEMENT

BETWEEN

JOHN JOSEPH KIZENGA

AND

BOSICA TRADING COMPANY LIMITED

THIS LEASE AGREEMENT is made this 11th day of April 2022

BETWEEN

JOHN JOSEPH KIZENGA of P. O Box 585 Mbeya (herein after referred to as the “LANDLORD”, which expression where the context so admit shall include his heirs and assignees) of one part.

AND

BOSICA TRADING COMPANY LIMITED a Company duly registered under the Companies ACT, (Cap, 212, R.E 2002) of P.O Box 2187, Mbeya, (herein after referred to as the “TENANT”), which expression where the context admit shall include her successor or assignees) of the other part.

- A. **WHEREAS**, the **Landlord** is the lawful owner of **Plot No. 709 Block A Ituha Mbeya Region**.
- B. **WHEREAS**, the **Tenant** is desirous and willing to rent the said part of the land subject the terms and conditions hereinafter set forth.

NOW THEREFORE, This **DEED** witness as follows.

IT IS HEREBY MUTUALLY AGREED AS FOLLOWS:-

1. The Landlord shall
 - a) That this lease agreement will be for a term of seven (7) years, starting from 4th April 2022 and as witnessed in the Lease Agreement between **JOHN JOSEPH KIZENGA** and **BOSICA TRADING COMPANY LIMITED** which will be reviewed after every five years periods.
 - b) **YIELDING AND PAYING** therefore and throughout the said term of 24 month at a rent of Tshs 500,000 only , payable in advance for a period of every twenty four months with effect from 10th April 2022
2. The Landlord undertakes that, the Tenant shall enjoy the facilities of the leased premises without any interference from the Landlord, his family members or his worked upon for a further period of seven years.
3. At the expiry of the initial period of seven years the Tenant shall enter into renegotiation or reviewing favorable terms upon which the renewal of contract will be, worked upon for a further period of Five years.



4. The contracting parties have executed this Lease Agreement on date and year hereinafter appearing.
5. This **LEASE** Agreement shall be governed by and constructed in accordance with the laws of Tanzania Governing Landlord and Tenant relationship as shall be in force

IN WITNESS WHEREOF the parties hereto have executed these presents on the day and in the year in the manner hereinafter appearing

SIGNED AND DELIVERED at Dar es Salaam by the said
who is identified to me by
JOSEPH KIZENGA
The latter
 Being known to me personally in my presence
 This 10th day of April 2022

Joseph Kizenga

LANDLORD

SIGNED AND DELIVERED at Dar es Salaam by the said
 who is identified to me by
CHEN WEIMING
The latter
 Being known to the personally in my presence
 This 10th day of April 2022

Chen Weiming

TENANT


