

**LEASE AGREEMENT**

Between

**TECIC TANZANIA LIMITED**

(Hereinafter called as lessor)

.....

And

**EXPRESS TRUCKING ENTERPRISE LIMITED**

(Hereinafter called as a tenant)

.....

**DRAWN BY**

**James Castory Kiwale, (Advocate)**

**Concilium Law Firm**

**P. O. Box 45602,**

**DAR ES SALAAM**

## LEASE AGREEMENT

This lease agreement is made this 10<sup>th</sup> day of February, 2023 by and between **TECIC TANZANIA LIMITED** with registration number **1510219** located at, Plot No. 173, Block no A, Pangani in Kibaha Town, Pwani region, herein after called the (Tenant) and **EXPRESS TRUCKING ENTERPRISE LIMITED** registered with corporation number **132055**, herein after called **the** (tenant)

1. **Premises**, the premises subject to the sublease for office uses. The premises located at Plot No. 173, Block no A, Pangani in Kibaha Town, Pwani region However, the premise is fully furnished.
2. **Lease**, the tenant entered into a lease agreement dated 10/02/2023 with (landlord) for the rent and use of the premise.
3. **Agreement to lease**, Tenant agrees to lease to tenant and tenant agrees to temporarily accept from Tenant for the term specified below and upon all the condition set forth herein that portion of Tenant interest in the premises, including improvement.
4. **Term**, this lease will be for the term of three years, beginning on this 12/02/2023 and ending on 13/02/2026.
5. **That the premises has 3500 square metal**
6. **Rent**, the tenant will pay to Landlord the total sum of **Tshs. 1,500,000/=** for the term. Rent will be payable in advance in monthly installment of **Tshs. 1,500,000/=** due on the 30<sup>th</sup> day on each month during the term. The first rent payment is payable to tenant when tenant signs lease will be a pro rata portion of the monthly installment in the sum of **Tshs. 9,000,000/=** rent will be paid directly to Tenant to the address stated above by mail or in person by cash.
7. **Utilities**, tenant is responsible for payment of all utility and other services for the premises for the term.
8. Tenant agrees to surrender and deliver to the lessor the premises and all furniture and decorations within the premises in as good a condition as they were at the beginning of the term, reasonable wear and tear excepted. The tenant will be liable to the lessor for any damages occurring to the premises or the contents thereof or to the building which are done by the tenant or his guests.
9. In the event of any legal action concerning this lease, the losing party shall pay to the prevailing party reasonable attorney's fees and court costs to be fixed by the court wherein such judgment shall be entered.
10. This lease constitutes the sole agreement between the parties, and no additions, deletions or modifications may be accomplished without the written consent of both parties (ANY ORAL REPRESENTATIONS MADE AT THE TIME OF EXECUTING THIS LEASE ARE NOT LEGALLY VALID AND, THEREFORE, ARE NOT BINDING UPON EITHER PARTY).

IN WITNESS WHEREOF the Parties have executed these presents in the manner hereunder appearing:

SEALED by **SUNNY RAJESH DATTANI** on behalf of  
**TECIC TANZANIA LIMITED**

Who is known to me personally/ identified to me by

This 10<sup>th</sup> day of FEBRUARY 2023

1-  
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Raz  
lessor



Before me

Name: James Castory Kiwale

Signature: [Signature]

Qualification: Advocate



SEALED by **ZAHARA RAJESH DATTANI** on behalf of  
**EXPRESSTRUCKING ENETERPRISE LIMITED**

Who is known to me personally/ identified to me by

This 10<sup>th</sup> day of FEBRUARY 2023

[Signature]  
Tenant



Before me

Name: James Castory Kiwale

Signature: [Signature]

Qualification: Advocate



Shs. 90,000/= collected

Receipt No. 9984110613854 Dated 14/02/2023

[Signature]  
Regional - Manager Coast Region