



## LEASE AGREEMENT

**Lease Agreement between Symphony Distributors Limited and Honest Expeditors Limited for the property situated at Plot No. 19, Nyerere Road, Industrial Area, Dar es Salaam.**

This lease agreement is entered on 01<sup>st</sup> day of July, 2025 between **Symphony Distributors Limited** of P.O. Box 40026, Dar es Salaam, Tanzania, hereinafter called the "Landlord" and **Honest Expeditors Limited** of P.O. Box 40394, Dar es Salaam, Tanzania, hereinafter called the "Tenant".

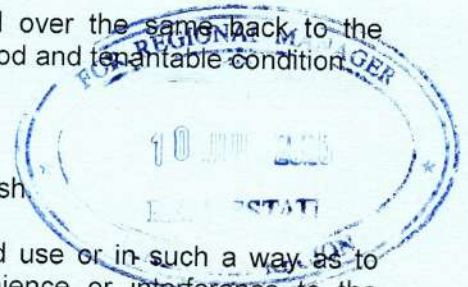
Whereas the landlord is the lawful owner of the property situated on Plot No. 19, Vingunguti Industrial Area, Dar es Salaam and is desirous of offering a part of the premises on lease to the Tenant and the Tenant has agreed to lease the same from the Landlord subject to the conditions appearing hereinafter.

**Now therefore this agreement witnesses as follows:**

- 1.1 This lease shall be for the Office space measuring 12 Sq Mtrs and shall be for a period of Three years starting from 1<sup>st</sup> July 2025.
- 1.2 The monthly rental shall be **TZS 410,400 P.M plus VAT 18%**. The Tenant shall deduct 10% Withholding Tax from the aforesaid Rental payment and remit to Tanzania Revenue Authority and the Tenant shall provide the Withholding Tax Certificate to the Landlord.
- 1.3 Any party to the contract can terminate the contract by giving three months' notice in advance in writing and served to the postal address mentioned herein above.
- 1.4 The Tenant shall be responsible for the payments of electricity.
- 1.5 The Landlord shall provide the premises free of encumbrances, rates and taxes.
- 1.6 The Landlord shall provide the premises with the following services:
  - a. Gate Security guards and security system which is already installed on the premises and its maintenance and supervision.
  - b. Fire Safety system and its maintenance.
  - c. Cleaning and maintenance staff to keep and maintain the common areas in premises as well as to maintain the amenities provided along with the premises.
  - d. Garbage collection.
  - e. Repairing and maintenance of normal wear and tear inclusive of periodical whitewash and paintings.
  - f. Regular water supplies
  - g. Maintenance of Toilets, Wash areas provided for the common use
  - h. Provision for emergency and backup power facilities.
  - i. Maintenance and upkeep of streetlights, poles, sheds, solar charges & wiring etc. to keep them in their fully operational conditions.
  - j. Availability of Estate Manager / Supervisor to address the normal day to day issues.

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- 1.7 The Landlord shall be responsible for the maintenance and service of the property. While the guards for the total property situated on the aforesaid plot have been provided by the Landlord, however, the Landlord shall in no way be liable for any losses caused to the Tenant by any theft, fire or any other reasons to the stocks and other items in the office. The Tenant shall be responsible to arrange for any insurance cover for any such eventuality at his own cost. The Tenant is free to engage any alternate/additional measures to secure his interests in the office.
- 1.8 The Tenant covenants to use the premises and hand over the same back to the Landlord at the expiration of this lease agreement in a good and tenable condition.
- 1.9 The Tenant agrees and undertakes:
- (a) to keep the premises clean and tidy and clear of rubbish;
  - (b) not to use the premises other than for the permitted use or in such a way as to cause nuisance, disturbance, annoyance, inconvenience or interference to the Landlord or to the Property or any use of adjoining or neighboring property.
  - (c) to indemnify the Landlord and keep the Landlord indemnified against all losses, claims, demands, actions, proceedings, damages, costs or expenses or other liabilities arising in any way from this Tenancy at Will except where caused by the fault of the landlord, its servants or agents any breach of the Tenant undertakings contained in this clause or the exercise or the purported exercise of any of the rights given hereinabove;
  - (d) to leave the premises in a clean and tidy condition free from the Tenants' furniture, equipment and goods at the end of the Tenancy.
  - (e) to immediately make good any damage caused to the premises and the access ways caused by the Tenant or any person thereon with the express or implied authority of the Tenant.
  - (f) not to obstruct the access ways or cause the same to be dirty or untidy nor to leave any rubbish on them.
  - (g) not to do, suffer, or permit any act, matter or thing which would or might constitute or breach of any statutory requirement by law or regulation affecting the property or which would or might vitiate in whole or in part any insurance effected by the Landlord in respect of the property from time to time;
  - (h) not to make any alteration or addition whatsoever to the premises save that the Tenant may decorate the premises with paints and materials previously approved of by the Landlord provided the said redecoration is completed to the reasonable satisfaction of the Landlord.
  - (i) not to act in such a way that any third party obtains or may obtain rights over or in respect of the premises so that any rights enjoyed by the premises may be limited or extinguished.



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(j) to permit the Landlord, its servants, agents and employees to enter the premises at any time upon reasonable notice being given or immediately in the case of emergency for any purpose whatsoever. Provided that the Landlord shall be at all times be accompanied by the representative of the tenant.

1.10 The Landlord agrees and undertakes.

(a) that the Tenant paying the agreed rental consideration and observing all covenants binding on his part shall have a peaceful enjoyment of the property without any interference from the Landlord.

(b) that the Landlord has let the property to the Tenant free from any encumbrances or charges whatsoever that may interfere with the running and performance of the property.

1.11 This agreement is personal to the Tenant and is not assignable and the rights set out above may only be exercised by the Tenant, its employees and the properly authorized invitees.

1.12 That any notice served under this lease shall be made by a registered mail addressed to the postal address of the other party.

1.13 In the event of dispute arising under this agreement, the parties shall endeavor to resolve such dispute amicably failing which such dispute shall be referred to arbitration and shall be governed by the Laws of the United Republic of Tanzania.

In witness whereof, the parties hereto have executed this Lease Agreement in the manner and on the date hereinafter appearing:

Sealed and Delivered with the stamp of **Symphony Distributors Limited** this 01<sup>st</sup> day of July 2025 at Dar es Salaam

Name **Ms. Ashika Lakhani**  
Address **Box 40026, Dar es Salaam**

Signature *Ashika Lakhani*  
Designation- **Authorized Signatory**



STAMP DUTY

Shs: 49,248 Collected  
Receipt No: 9984/2300875 Date: 10/07/2025

Sealed and Delivered with the stamp of **Honest Expeditors Limited** this 01<sup>st</sup> day of July 2025 at Dar es Salaam

Name **Mr. Mohd Aasif Chauhan**  
Address **Box 40394, Dar es Salaam**

Signature *Mohd Aasif Chauhan*  
Designation- **Authorized Signatory**



*Mohd Aasif Chauhan*  
Regional Manager - Hala Tax Region

TIN: 157-756-443

SD: T2S 49,248/2

Copy 1500/2

50,748

WHT = T2S 492,480/2 10/07/2025

Control No:

9984123008751



ISO 9001: 2015 CERTIFIED

**Tax Payment Slip**

Name of Account Holder(s): N/A  
 Bank Account Number: N/A  
 Name of Commercial Bank: N/A  
 Mobile Phone: 0788313062

Please transfer from my/our account the amount of TZS 49,248.00  
 Amount in Words: Forty Nine Thousand Two Hundred Fourty Eight Only

Value Date: 12/07/2025  
 To: N/A  
**Tanzania Revenue Authority**

Account Number: N/A  
 SWIFT Code: N/A  
 Control Number: 9984123008751  
 Taxpayer TIN: 157756443  
 Taxpayer Name: HONEST EXPEDITORS LIMITED

**TAX INFORMATION FOR WHICH PAYMENT IS APPLICABLE (For TRA use only)**

#	Tax Description	Item Reference	GFS Code	Tax Amount(TZS)
1	Stamp Duty on Land transactions	10983172	11414102	49,248.00

Signature ..... Date...../...../20.....  
 Signature..... Date...../...../20.....

**Bank use only**  
 Reference number

**Note to Commercial Bank:**

1. Please capture the above information correctly.
2. Field 70 of MT103 carries a payment control number, must be captured correctly.



UNITED REPUBLIC OF TANZANIA  
JAMHURI YA MUUNGANO WA TANZANIA  
EXCHEQUER RECEIPT  
STAKABADHI YA MALIPO YA SERIKALI

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RECEIPT NUMBER	925193347769736
RECEIVED FROM	HONEST EXPEDITORS LIMITED
AMOUNT	TZS 49,248.00
AMOUNT IN WORDS	FORTY-NINE THOUSAND TWO HUNDRED AND FORTY-EIGHT
IN RESPECT OF	STAMP DUTY ON LAND TRANSACTIONS
BANK REFERENCE	EC10265281819200IP
CONTROL NUMBER	9984123008751
PAYMENT DATE	Jul 12, 2025
ISSUED BY	TRA-COMMISSIONER FOR DOMESTIC REVENUE
DATE ISSUED	Jul 12, 2025
SIGNATURE	-----