

LEASE AGREEMENT

This Lease Agreement is made on and entered into on 20th day of March, 2025.

BETWEEN

DEOGRATIAS SENYA _____ LANDLORD

AND

PEAKWAY COMPANY LIMITED _____ OCCUPANT/TERNANT

The following are the terms and conditions of this agreement:-

1. DESCRIPTION OF THE PROPERTIES

The landlord hereby leases to the Tenant business premises located at Kimara whereby is to be used strictly for business activities.

2. TERM OF LEASE

This lease shall be valid for a period forty eight months (48) that the date of Acquisition is 20th day of March, 2025, therefore, the date of relinquish shall be on 20th day of March, 2029.

The Tenant may request renewal upon expiry, subject to new terms agreed by both parties.

3. RENT PAYMENT

The monthly rent shall be fifty thousand only (50,000/=).

The Total rental fee for the entire for all forty eight month (48) period shall be **Two Millions and four hundred thousand Tanzanian shilings only (2,400,000/=)**.

The Occupant/tenant had already paid the full total amount to the land lord for a such period of forty eight months (48) only.

4. USE OF THE PREMISES

The Tenant shall use the premises for the following business purpose(s):

The Tenant shall not conduct any illegal, hazardous, or unauthorized activities within the premises.



20TH MARCH 2025

5. RESPONSIBILITIES OF THE PARTIES

Landlord responsibilities

- To provide the premises with good condition and usable
- To address major structural repairs not caused by Occupant

Occupant responsibilities

- To use the premise for business activities only
- To maintain cleanness and proper care of the premises
- To report any damages promptly and bear costs for damages and caused by negligence.

6. TERMINATION

Both parties agrees that the tenancy will automatically end on 20th day of March, 2029.

Unless both parties mutually agree in writing to renew or extend this Agreement.

7. GOVERNING LAW

This Agreement shall be governed by the law applicable in the united Republic of Tanzania.

8. SIGNATURES

Both signing below, both parties agree to abide by the terms and conditions of the Rental Agreement.

SIGNED at DAR ES SALAAM by the said

DEOGRATIUS SENYA

who is known to me/identified to me by the said

the latter known to me personally

Dated this 20TH day of **March, 2025**.

D. Senya

LANDLORD




[Handwritten Signature]

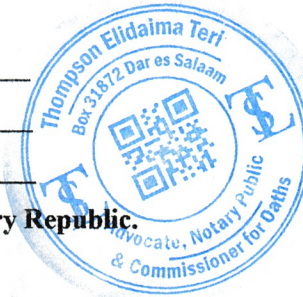
BEFORE ME

Name THOMPSON E. TERI

Date: 20TH MARCH, 2025

Signature 

Qualification: **Commissioner For Oaths/ Advocate Notary Republic.**



SIGNED at DAR ES SALAAM by the said


PEAKWAY COMPANY LIMITED

who is known to me/identified to me by the said

PATRICK SOKA

the latter known to me personally

Dated this **20TH** day of **March, 2025.**


OCCUPANT/TERNANT

BEFORE ME

Name THOMPSON E. TERI

Date: 20TH MARCH, 2025

Signature 

Qualification: **Commissioner For Oaths/ Advocate Notary Republic.**

