

Shop no. 14, Upper Ground Floor, Bharat Nagar, New Friends Colony,
New Delhi - 110025

CGHS EMPANELLED PANCHKARMA CENTER

☎ 8005633391

NC09/ ROM 1A: Uploaded documents and onsite Verified documents regarding statutory and Local registration, ownership lease documents, BMW DPCC certificate, Fire NOC, effective BMW agreement are not robust and does not uniformly provide evidence of conformity to statutory requirements for effective operations in quality management systems

- All the documents presented or uploaded are perfect, just due to some document glitch this confusion was created. For more clarity, look at the points given below.
1. As this clinic was opened in October 2020 and we registered it on 24th Dec 2020 and the confusion happened due to change of staff and new employee re-registered it again, which mistakenly put in the statutory file, we are sorry for this and we are putting an undertaking in support of it (Undertaking attached)
 2. Rent agreement is also done properly, perhaps there has been an error in showing you, the agreement is attached for your notice
 3. Also attached valid BMW DPCC Certificate for your reference
 4. Considering that the clinic is small in size and has only 2 therapy tables, we follow all precautions to counter any fire accidents. Such as Fire Extinguisher, Emergency Inverter in case power goes, Installation of Smoke Detector, Signage like Fire Exit in Radium, Fire Assembly Point, No Smoking, Emergency Exit, Fire Exit Plan is also displayed. We have done Third Party Fire Audit along with Declaration and Undertaking (Attached for your reference)



JEENA SIKHO LIFECARE LTD

Shop no. 14, Upper Ground Floor, Bharat Nagar, New Friends Colony,
New Delhi - 110025

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CLINIC REGISTRATION DECLARATION

I hereby certify and declare that the local registration of Shuddhi Ayurveda Panchakarma Clinic (A Unit of Jeena Sikho Lifecare Ltd.), Shop No.-14, Upper Ground Floor, Bharat Nagar, New Friends Colony, New Delhi-110025 was done on 24th December, 2020 with registration no. 2020205393 is valid and relevant and we abide by it. (Copy attached for your reference)

For Jeena Sikho Lifecare Ltd.
Manish
Director



Department of Labour
Government of National Capital Territory of
Delhi



5- Shamnath Marg, Delhi-110054

Form C

Registration Certificate of Establishment

Certificate No. :2020205393

Date :24/12/2020

Name of the establishment :

Shuddhi Ayurveda Panchkarma Cl

Name of the Occupier/Employer :

Manish Grover S/o Ramesh Grover

Postal address of the establishment :

No14 Upper Ground Floor Shop
Bharat Nagar New Panchkarma
Clinic

New Delhi Delhi 110025

Registration No. :

2020205393

Category of Establishment :

Commercial Establishment

Nature Of Business :

Ayurvedic Products

It is hereby certified that the establishment as mentioned herein has been registered as a Commercial Establishment under Delhi Shops & Establishment Act, 1954, on this 24 day of December ,2020.

Disclaimer

- This Certificate is based on the information provided by the Occupier/ Employer and has not been verified. **Therefore, it shall not be valid for opening of Bank Account/Grant of loan and Execution of any agreement.**

NOTE:

1. The Occupier/Employer is required to notify the Chief Inspector of any change in respect of information contained in the form.
2. This is computer generated certificate and does not require signature.

Print



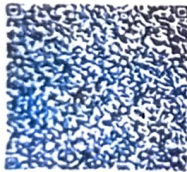
सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

Certificate No. : IN-DL68923859276425T
Certificate Issued Date : 21-Dec-2021 12:43 PM
Account Reference : IMPAEC (IV)/dl831103/ DELHI/ DL-DLH
Unique Doc. Reference : SUBIN-DL83110325768721008583T
Purchased by : GHUNAWAT HEALTH CARE
Description of Document : Article 35(i) Lease- Rent deed upto 1 year
Property Description : SHOP No.14,14A UPPER GROUND FLOOR, BHARAT NAGAR, NEW FRIENDS COLONY, NEW DELHI-110025
Consideration Price (Rs.) : 0
(Zero)
First Party : GHUNAWAT HEALTH CARE
Second Party : JEENA SIKHO LIFECARE LTD
Stamp Duty Paid By : GHUNAWAT HEALTH CARE
Stamp Duty Amount(Rs.) : 100
(One Hundred only)



Jeena Sikho Lifecare Ltd.
Shop No.14, Upper Ground Floor,
Bharat Nagar, New Friends Colony,
New Delhi-110025

Please write or type below this line



Jeena

Statutory Alert.

1. The authenticity of this Stamp certificate should be verified at 'www.shoelstamp.com' or using e-Stamp Mobile App of Stock Holding Corporation of India.
2. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
3. The onus of checking the legitimacy is on the users of the certificate.
4. In case of any discrepancy, please inform the Competent Authority.

LEASE DEED

This Deed of Lease is executed at New Delhi on 21st day of December 2021

BETWEEN

M/s GHUNAWAT HEALTH CARE a proprietorship firm having its place of business at SHOP No.14, 14A UPPER GROUND FLOOR, BHARAT NAGAR, NEW FRIENDS COLONY, NEW DELHI-110025 through its Proprietor Ms. ADITI YADAV D/o VIKRAM SINGH R/o VILL KARIRIWAS, P.O. BUDHI BAWAL TEH. KOTKASIM, DISTT. ALWAR-301707, hereinafter called the "Lessor of the First Part". This term shall include his legal heirs, representatives and successors, etc.

AND

M/s JEENA SIKHO LIFECARE LTD. a company incorporated under the Companies act 1956 having its office at B-26, New Multan Nagar, Opp. Metro Pillar No.223, Rohtak Road, Near Paschim Vihar, Metro Station, Paschim Vihar, New Delhi-110056, through its Director Mr. Manish Grover S/o Late Sh. Ramesh Grover R/o H.No.2324, Sector-44-C, Chandigarh has granted the authority to execute this lease deed and completing other legal formalities for the purpose of setting up Panchkarma Center to its Authorized representative Mr. Anil Kumar s/o late Sh. Darshan Lal R/o #150, BTM Road, Cheeranjeeve Colony, Bhiwani, Pin Code 127021, hereinafter called the "Lessee of the Second Part". This term shall include his legal heirs, representatives and successors, etc.

WHEREAS the Lessor has taken the sub Lease rights from the owner of the said premises and the Lessor shall be providing the copy of that NOC to the Lessee before signing the said this Lease Deed.

WHEREAS the Lessee has shown its interest in taking 850 sq.feet area on lease in order to run Panchkarma Center along with ayurvedic Clinic at SHOP No.14, 14 A UPPER GROUND FLOOR, BHARAT NAGAR, NEW FRIENDS COLONY, NEW DELHI- 110025.

WHEREAS the Lessor has agreed to give on lease a 1500 Sq. feet of SHOP No.14, 14A UPPER GROUND FLOOR, BHARAT NAGAR, NEW FRIENDS COLONY, NEW DELHI-110025 for a period of 24 months to take on lease the said premises thus the parties herein enter into this deed in writing on the following terms and conditions:

NOW THIS DEED FURTHER WITNESSETH AS UNDER:-

1. That the lease is for a period of 24 month extendable on by mutual consent of both the parties.



A handwritten signature in blue ink, appearing to be "Anil Kumar", written over a small horizontal line.

Jeena Sikho Lifecare Ltd.
Shop No.14, 14A Upper Ground Floor,
Bharat Nagar, New Friends Colony,
New Delhi-110025

That the electricity

2. That the rent of premises above mentioned shall be adjusted towards the Commission Schedule mentioned in the Product Franchise Agreement MOU signed between the parties and moreover. It shall include all sorts of administrative expenses electricity charges water charges etc. and all other lines which were otherwise required to be paid by the Lessee as mutually decided between lessor and Lessee.
3. That Electricity Charges shall be borne by the Lessor itself. The Lessee shall pay the electricity bill as per the reading of the sub-meter.
4. That the Lessee will not change basic structure of the said premises and in any case if it is done then the Lessee shall be responsible for the damages compensation imposed by the administration.
5. That the leased premises has been given for the specific purpose of running of Panchkarma Center along with Ayurvedic Clinic. The Lessee shall not use premises, for any other purpose whatsoever.
6. That the lessee will not at any time during the lease period sublet, part with the possession of the said premises as whole or any part/portion thereof to any person(s), company(s) and shall handover the vacant possession of the said premises to the Lessor upon completion of the period mentioned in the said deed.
7. That if the Lessor is desirous to get the premises vacated before the agreed period of the Lease, it shall be liable to give notice to the lessor in writing by one calendar month in advance.
8. That if the Lessee is desirous to vacate the premises before the agreed period of the lease, he shall be liable to give one month notice to the Lessor in writing.
9. That all day to day minor repairs i.e. electric gadgets, windows glasses, burning of electric meter etc. shall be carried out by the Lessee.
10. That the Lessee shall arrange his own watch ward.
11. That the lessee shall have the right to carry out further alternations/repairs etc. of the said premises and the lessor shall have no objection for the same.
12. That the Lessee shall allow the Lessor or his authorized representatives to enter into the said premises at any reasonable time / working hours during the day to view the state of affairs and maintenance etc. of the said premises and the Lessee shall have no objection for the same.

Jeena Sikho Lifestyle Ltd.
Shop No. 14, 1st Floor,
Chhatra Nagar, New Friends Colony,
New Delhi-110025



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