



A3N AGRO BHARAT EARN PVT. LTD.

Empowering Farmers | Building Rural Economy

LAND LEASE AND PROFIT-SHARING AGREEMENT

This Agreement is executed on this ____ day of _____, 2026

BETWEEN

Mr./Ms. _____,
S/o / D/o _____,
R/o _____
(hereinafter referred to as the "Lessor")

AND

A3N Agro Bharat Earn Pvt. Ltd.,
A company incorporated under the Companies Act,
having its registered office at Shalimar Garden Ext-1
(hereinafter referred to as the "Lessee")

1. LEASE OF LAND

The Lessor hereby leases the land situated at _____, measuring _____, to the Lessee.

2. PURPOSE

The land shall be used strictly for **small-scale business related activities**.

3. LEASE TERM

The lease shall remain valid for a period of **5 (Five) years**, commencing from ____ / ____ / 2026.

4. RENT STRUCTURE

- This agreement is based on a **profit-sharing model**.
- No fixed rent shall be payable.

5. PROFIT SHARING

- The Lessee shall pay the Lessor **some net profit** derived from the business conducted on the land.
- "Net Profit" means profit after deducting operational expenses.
- Payments shall be made on a **weekly/ monthly basis**.

6. RIGHTS OF LESSEE

- Full right to develop, operate, and manage business activities.
 - Right to install temporary structures, equipment, and machinery.
-

7. OBLIGATIONS OF LESSOR

- Ensure peaceful possession of land.
 - No interference in business operations.
-

8. RESTRICTIONS

- Land shall not be used for illegal activities.
 - Sub-leasing without written consent is prohibited.
-

9. TERMINATION

- Either party may terminate this agreement with **30 days written notice**.
 - In case of breach, termination can be immediate.
-

10. FORCE MAJEURE

Neither party shall be liable for failure due to natural disasters, government restrictions, or unforeseen events.

11. LAND OWNERSHIP CONFIRMATION

The Lessor hereby declares and confirms that:

1. The Lessor is the **sole and lawful owner** of the land located at _____.
 2. The said land is **free from all encumbrances**, disputes, claims, mortgages, or legal liabilities.
 3. The Lessor has full legal right and authority to lease the land to A3N Agro Bharat Earn Pvt. Ltd.
 4. The Lessor has provided valid ownership proof documents, including but not limited to:
 - Sale Deed / Registry Copy
 - Khata / Khasra / Khatauni
 - Aadhaar Card / Identity Proof
 5. In case of any dispute regarding ownership, the Lessor shall be solely responsible and shall indemnify the Lessee against any loss or legal consequences.
 6. If any ownership claim arises during the lease period, A3N Agro shall have the right to terminate this agreement immediately without any liability.
-

12. DISPUTE RESOLUTION

Disputes shall be resolved under Indian laws and jurisdiction of courts at **Ghaziabad, UP.**

13. GOVERNING LAW

This agreement shall be governed by the laws of India.

IN WITNESS WHEREOF, both parties have signed this agreement.

Signatures:

Land Owner: _____

A3N Agro Representative: _____

Witness 1: _____

Witness 2: _____

Note:- Attach Lessor owner ship proof before uploading.