

**For Rent Agreement Registrations with
POWER OF ATTORNEY (POA)**

- Power of Attorney must be in the written form.
- POA must be on a stamp paper of Rs.500/- and Stamp Paper used must be issued by the Govt. of Maharashtra
- It should be specifically mentioned in POA that the person holding POA can enter into Leave and License Agreement on behalf of the owner.
- Property Address/ Description of the property for which the powers are given shall be mentioned in the POA.
- Signature of all the parties to the Draft of POA are necessary in the POA document.
- Power of attorney must be either Registered or Notarized.

These are just guidelines from us. Clients can do their POA draft as per their requirements with the help of their Advocate/s.

**SAMPLE OF POWER OF ATTORNEY
FOR LEAVE AND LICENSE AGREEMENT**

This special power of Attorney is made and executed at _____ on this _____ day of _____ in the year _____.

WHEREAS I (Name) _____, Age- ____ Years, own the property mentioned in the 'SCHEDULE OF PROPERTY' (hereinafter referred to as "the Property"),

AND WHEREAS I am currently residing at _____

AND WHEREAS I am, unable to execute, manage and look after my interest and affairs with respect to my Property;

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS THAT,

I, (Name) _____, Age: ____ years, Occupation: _____, Address: _____, Pan No- _____, UID No - _____, Mobile No - _____, Email Id - _____

DO HEREBY APPOINT AND CONSTITUTE ON MY BEHALF MY (Relation) _____

(Name) _____, age: ____ years, Occupation: _____, Address: _____, Pan No- _____, UID No- _____, Mobile No- _____, E-Mail Id - _____

as my true and lawful ATTORNEY to act for and on my behalf to do and execute any of the following acts, matters and things hereinafter stated, that is to say,

1. To rent the aforementioned property by leave and license agreement.
2. To purchase the stamp, make, sign, execute and admit the execution of leave and license agreement and to appear before the sub registrar for the registration of the leave and license agreement or Online rent agreement registration of the aforesaid property.

3. To manage and control my aforesaid property including collection of Deposit, monthly rents, from the licensees and issuance of proper stamped receipts acknowledging the rent received.
4. To enter, view and inspect the Property by giving reasonable notice to Licensee/s,
5. To cancel and / or revoke the Leave and License Agreement, by giving notice in writing of one month/two months to the Licensee/s,
6. To pay maintenance charges to society and attend society meetings.
7. To pay all the taxes, Municipal levies and other taxes, which may be, required to be paid.
8. To furnish the details of Licensee to concerned Police Station, to get No Objection from the local Police by appearing personally as and when required or called by the Police of concerned jurisdiction.
9. To effect and carry out necessary repairs, additions, etc., in the said property as and when may be desired, and for this purpose obtain all the necessary permissions and/or sanctions, necessary from any appropriate authority.
10. To deal with Govt. departments and other local bodies for the purpose of any essential facilities or amenities required to be provided in the building. He can sign all papers and documents etc. for this purpose.
11. To make applications, affidavits, documents etc., to the Govt. Departments and any other concerned authorities, required for the managing of the aforesaid property and to do all other acts, deeds and things in respect thereof.
12. To file any objections with Govt. departments or other local body of Government for any purpose related with said property.
13. To engage any Advocate or Attorney for the purpose and or to appear for and represent me in all the courts, civil, criminal or revenue including labour tribunals, original, revisional or appellate, in any registration offices, and also to present appeals in any court, and also to accept services of all summons, notices and other processes of law.
14. AND GENERALLY TO DO ALL other acts, deeds and things, which my said attorneys may deem fit and proper for the maintenance, upkeep of my property.
15. This power of attorney is without any consideration. Provided that the said attorney shall not sell or transfer the ownership of the property to any person. Provided further that the said attorney shall keep true accounts of all activities performed by virtue of this power of attorney.

IN WITNESS HERE OF the hands of the said parties have been put the day and year first above written.

SCHEDULE OF PROPERTY

(Being the correct description of premise Apartment/Flat which is the subject matter of these presents)

All that constructed portion being Residential unit bearing Apartment/Flat No- _____, Built-up Area- _____, situated on the _____ Floor of a Building known as _____ standing on the plot of land bearing Survey Number _____, Road- _____, Location- _____, of Village- _____, situated within the revenue limits of Tehsil- _____ and District- _____ and situated within the limits of _____

Name, Sign, Thumb and Photograph Impression of Executor/Grantor

Name: _____

SIGNATURE

THUMB IMPRESSION

PHOTOGRAPH

Name, Sign, Thumb and Photograph Impression of Power of Attorney Holder

Name: _____

SIGNATURE

THUMB IMPRESSION

PHOTOGRAPH

1st Witness

2nd Witness

Sign :

Sign :

Name :

Name :

Address:

Address:





Sample of Power of Attorney for Leave and Licence Agreement

This special power of Attorney is made and executed at _____ on
this _____ day of _____ in the year _____.