|  |  |
| --- | --- |
| **Form LRA 62** | **(r. 76(1))** |

**REPUBLIC OF KENYA**

**THE LAND REGISTRATION ACT**

**THE LAND REGISTRATION (GENERAL) REGULATIONS, 2017**

|  |  |  |
| --- | --- | --- |
| Date Received | Presentation Book | Official Fees Paid |
| ………………… | No…………………. | Kshs. |
|  |  |  |  |  |
|  |  |  | **LEASE** |
|  |  | **TITLE NUMBER:..................................................** |
|  |  |  |  |  |
|  | **Date of Lease** |  |  |  |
|  | **Lessor** |  |  |  |
|  | **Lessee** |  |  |  |
|  | **Demised** | *(details to include as applicable coordinates of the land,* |  |
|  | **Premises** | *the area of the demised premises and the number of the* |  |
|  |  | *floor. Provide the survey plan registered as provided in* |  |
|  |  | *the Act)* |  |  |
|  | **Term** |  |  |  |
|  | **Rent / Stand** |  |  |  |
|  | **Premium** |  |  |  |
|  | **Service Charge** |  |  |  |
|  | **Cadastral Plan** |  |  |  |
|  | **of the Demised** |  |  |  |
|  | **Premises** |  |  |  |
|  | **(where** |  |  |  |
|  | **applicable)** |  |  |  |
|  | **Sectional** |  |  |  |
|  | **Plan(s) of the** |  |  |  |
|  | **Demised** |  |  |  |
|  | **Premises** |  |  |  |
|  | **(where** |  |  |  |
|  | **applicable)** |  |  |  |

**THIS LEASE** witnesses as follows:

The Lessor as legal and or beneficial owner of the above noted Title **HEREBY LEASES** to the Lessee the Demised Premises for the Term subject to the payment of the Rent and the Service Charge and subject to the conditions set out in this Lease.

*Insert Additional Provisions as required by the law and the contract between the parties including in the case of long term leases provisions on extension of lease and transfer of reversionary interest.*

**IN WITNESS** this Lease has been duly executed as a deed by the parties hereto the day and yearmentioned above.

**Execution**

*All parties including the Guarantor(s) must execute.*

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
|  |  | **SEALED** with the Common Seal of the Lessor | ) |  |
|  |  |  |  |  |  |  |
|  |  | in the presence of:- | ) |  |
|  |  |  |  |  | ) |  |
|  |  |  |  | **Director** | ) |  |
|  |  |  |  |  |
|  |  |  |  |  | ) |  |
|  |  |  |  |  | ) |  |
|  |  |  |  | Name:……………………..,, ) |  |
|  |  |  |  |  | )Common Seal |  |
|  |  |  |  | ID/Passport No……. ……… ) |  |
|  |  |  |  | PIN No……………………….) |  |
|  |  |  |  |  | ) |  |
|  |  |  |  | Signature…………………….. ) |  |
|  |  |  |  |  | ) |  |
|  |  |  |  |  | ) |  |
|  |  |  |  | **Director/Secretary** | ) |  |
|  |  |  |  |  |
|  |  |  |  |  | ) |  |
|  |  |  |  | Name:……………………..,, | ) |  |
|  |  |  |  | ID/Passport No……………… ) |  |
|  |  |  |  |  | ) |  |
|  |  |  |  | PIN No……………………… ) |  |
|  |  | Coloured |  | ) |  |
|  |  |  |  | Signature…………………… | ) |  |
|  |  |  |  |  |
|  |  |  |  |  | ) |  |
|  |  |  |  |  | ) |  |
|  |  |  |  |  | ) |  |

Person Certifying the Execution

**Certificate of Verification under Section 45 of the Land Registration Act**

**I CERTIFY** that ………………………… and …………………………… being the persons

witnessing the affixing of the Common Seal of the Lessor appeared before me on

……………………………. and being known to me/being identified by \*…….……….…….

of ……………..……..……… acknowledged the above signatures or marks to be theirs and

that they had freely and voluntarily executed this instrument and understood its contents.

………………………………………………

Name and signature of person certifying

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| **SIGNED** by the Lessee in the | ) |  |  |  |
|  |  |  |  |  |  |
| presence of:- | ) |  |  |  |
|  |  | ) |  | Coloured |  |
|  |  | ) |  |  |
|  |  | ) |  | Photograph |  |
| ) ID/No. …………………………….. |  |  |  |
|  |  |  |
|  |  | ) | PIN No……………………………... |  |
|  |  | ) | Signature ………………………….. |  |

**Certificate of Verification under Section 45 of the Land Registration Act**

**I CERTIFY** that the above-named…………………………………..appeared before me

on the ………… day of ……..………………….20…. and being known to me/being

identified by\*………………………….. of ………………………… acknowledge the

above signatures or marks to be his/hers/theirs and that he/she/they had freely and voluntarily executed this instrument and understood its contents.

………………………………………

Signature and Designation of

Person Certifying\*\*

**REGISTERED** this ………………. day of …………………………. 20…

Seal…………………………………………………..

**LAND REGISTRAR**

Name:…………………………… Registrar’s Stamp / No…………………

Signature: …………………………………………..

**DRAWN BY:**

**Notes:**

\*Delete whichever is not applicable.

\*\*The person attesting the signature must authenticate the coloured passport size photograph, National ID Number and Tax PIN Number.”