



सत्यमेव जयते

INDIA NON JUDICIAL

**Government of Karnataka**

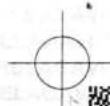
Rs. 100

**e-Stamp**

**Certificate No.** : IN-KA44830737959986W  
**Certificate Issued Date** : 29-Feb-2024 03:53 PM  
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**Purchased by** : DATTAMSH EDTECH LLP  
**Description of Document** : Article 2(B) Administration Bond - In any other case  
**Property Description** : AGREEMENT  
**Consideration Price (Rs.)** : 0  
(Zero)  
**First Party** : KLS IMER BELAGAVI  
**Second Party** : DATTAMSH EDTECH LLP  
**Stamp Duty Paid By** : DATTAMSH EDTECH LLP  
**Stamp Duty Amount(Rs.)** : 100  
(One Hundred only)

SHANTADURGA MULTI-PURPOSE  
SOUHARD SAHAKARI NIYAMIT

*RS. Chougule*  
SUPERVISOR E-STAMP



Please write or type below this line

## INCUBATION CENTER AGREEMENT FOR CO WORKING SPACE.

THIS INCUBATION CENTER AGREEMENT ("Agreement") is entered into on this day of 1<sup>st</sup> March 2024 by and between:

1. KLS IMER, Belagavi
2. Dattamsh Edtech LLP having its registered office at Golden Heights B, Flat PH-1, CTS No .10318, Section 02,Shiybasavnnagar, Belgaum-590010, Karnataka, hereinafter referred to as "Participant", which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include its successors in interest and permitted assigns,

### Statutory Alert:

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

Name and the Participant are hereinafter collectively referred to as "Parties" and severally as "Party".

## WHEREAS

- A. KLS IMER has developed and operates an incubation cum acceleration center focusing on connecting investors with Indian start-ups and early stage ventures in association with Deshpande Startups Hubli.
- B. This Agreement has been entered into for the purpose of admitting the Participant, into the incubation facility run by KLS IMER in association with Deshpande Startups, Hubli and to record the terms and conditions of such admittance.

## IT IS AGREED

### 1. TERM

The term of this Agreement shall be 1 year commencing from 1<sup>st</sup> March 2024 to 28<sup>th</sup> February 2025 and the same can be extended with the consent of both the parties or fresh agreement can be executed.

### 2. ROLE OF PARTIES

KLS IMER shall provide the services contained in Clause 2.1 to 2.3 on the terms contained in this Agreement and as required by the Participant, it being clarified that the Services shall be provided to entities/individuals at different stages, from the ideation stage to the acceleration stage. It is hereby confirmed that the Participant shall be deemed to be the [Participants] for the purposes of this Agreement, including Clause 3 below.

#### 2.1 Common Infrastructure

KLS IMER shall provide a common pool of hard and soft infrastructure to be shared by all participants of the program (including the Participant). These facilities are as follows:

- 2.1.1 meeting rooms;
- 2.1.2 Security during Institute working hours.
- 2.1.3 auditorium available to the Participant at an additional cost, over and above the Incubatee <sup>(charges)</sup>.
- 2.1.4 access to library facilities (provided that the Participant complies with the rules for library usage, updated by KLS IMER from time to time);
- 2.1.5 access to canteen facilities.

#### 2.2 Mentoring Services

KLS IMER in association with Deshpande startups shall, at its sole discretion, conduct mentorship programs whereby it shall introduce and connect the Participant with mentors in the same domain as the Participant.

### 2.3 Internship Services

KLS IMER shall, at its sole discretion, permit the Participant to engage with interested students who participate in events conducted by the participant at the Premises to work as interns with the Participant.

## 3. CONSIDERATION

- 3.1 KLS IMER shall be entitled, at its sole discretion, to revise the Incubatee's Rent .
- 3.2 Maintenance charges of Rs.1500/- per seat  $\text{Rs.}(1500 * 3) = \text{Rs.}4500/- + \text{GST } (18\%)$  per month shall be paid by the participant on a monthly basis, through cheque, demand draft or online payment mode, in advance, on or before the 5<sup>th</sup> of the calendar month.

## 4. TERMINATION

- 4.1 This Agreement may be terminated under the following circumstances in the manner set forth hereunder ("**Termination**"):
- 4.1.1 For any breach of, or default under this Agreement by the Participant, KLS IMER shall give the Participant written notice of such breach or default. The Participant shall within a period of Thirty days ("**Cure Period**") from the date of receipt of such written notice from KLS IMER, rectify or cure the breach or default and intimate KLS IMER, in writing, or such cure or rectification. In the event the Participant is unable to rectify or cure such breach of default within the Cure Period, this Agreement shall stand terminated, unless the Parties agree otherwise.
- 4.1.2 KLS IMER shall be entitled to terminate this Agreement at any time without cause, by providing the Participant with a prior written notice of Thirty days.

Full Name of Startup	Name	Category
Dattamsh Edtech LLP	Chetana Sarang Kulkarni	Co Working Space Rentals

WITNESS:

Name : TANISHKA B. Tanisha

Name : RITHIKA T. Rithika

IN WITNESS WHEREOF the Parties hereto have duly executed this Agreement as of the date and year hereinabove first written.

For KLS IMER

Name: Dr. Arif Shaikh

Designation: Incharge Director, KLS IMER.

Signature :



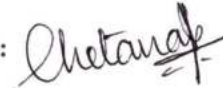
DATE : 1/03/2024

For PARTICIPANT

Name: Mrs. Chetana Sarang Kulkarni

Designation: Founder & CEO | Dattamsh.

Signature :



DATE : 01/03/2024