

LAND RENT CONTRACTUAL AGREEMENT MADE BETWEEN
MINISTRY OF AGRICULTURE AND RURAL DEVELOPMENT
AND
SANNATI AGRO FARM ENTERPRISES Pvt. Ltd. (ETHIOPIA
BRANCH)

This Land Lease Agreement is made and entered by and between **Ministry of Agriculture and Rural Development** of FDRE having its principal office at Bole sub city , Addis Ababa, Ethiopia. [herein after referred to as the " Lessor"].

and

Sannati Agro Farm Enterprises Pvt. ltd (Ethiopia Branch) is a Private limited company incorporated under Ethiopian Law and having its Registered Office at **H.no 1320, Kebele 03, Nefas silk Lafto Sub City, Addis Ababa, Ethiopia** [herein after referred to as "lessee", which expression where the context admits shall also mean and include its successors and assigns, including a company to be incorporated for the purpose here in after mentioned by the lessee in the Federal Democratic Republic of Ethiopia.

WHEREAS, the lessee, a business organization incorporated to engage in Rice and rotational pulse & cereal crops farm development under the relevant laws of Ethiopia; and requires sufficient land in Gambela regional State;

WHEREAS, the Lessor is willing to provide the required land lease basis in accordance with the terms and conditions provided hereunder;

NOW THEREFORE, the parties have executed this land lease agreement on *October 01,2010* under the terms and conditions indicated herein below.

Article 1

Scope of Agreement

1.1 The scope of this lease Agreement is to establish a long term land lease of rural land for Rice and rotational pulse & cereal crops farming and related activities on the land measuring *10,000* hectares, located in *Gambela* Regional State, *Agnuwa* Zone, *Dima* district *Bandira* kebele together with the lease certificate serial No ---- with all rights of easement of amenities, fittings, fixtures, structures, installations, property or other improvements standing thereon, to the company incorporated in the Federal Democratic Republic of Ethiopia.

1.2 This Lease Agreement shall be applicable to the full and exclusive use of that parcel of Rural land more particularly described in this lease [herein after referred to as the 'Lease Land'] for cultivation or development of Rice, pulses and other rotational crops free of any other land rent other than the rent expressed under Article 2 of this agreement.



