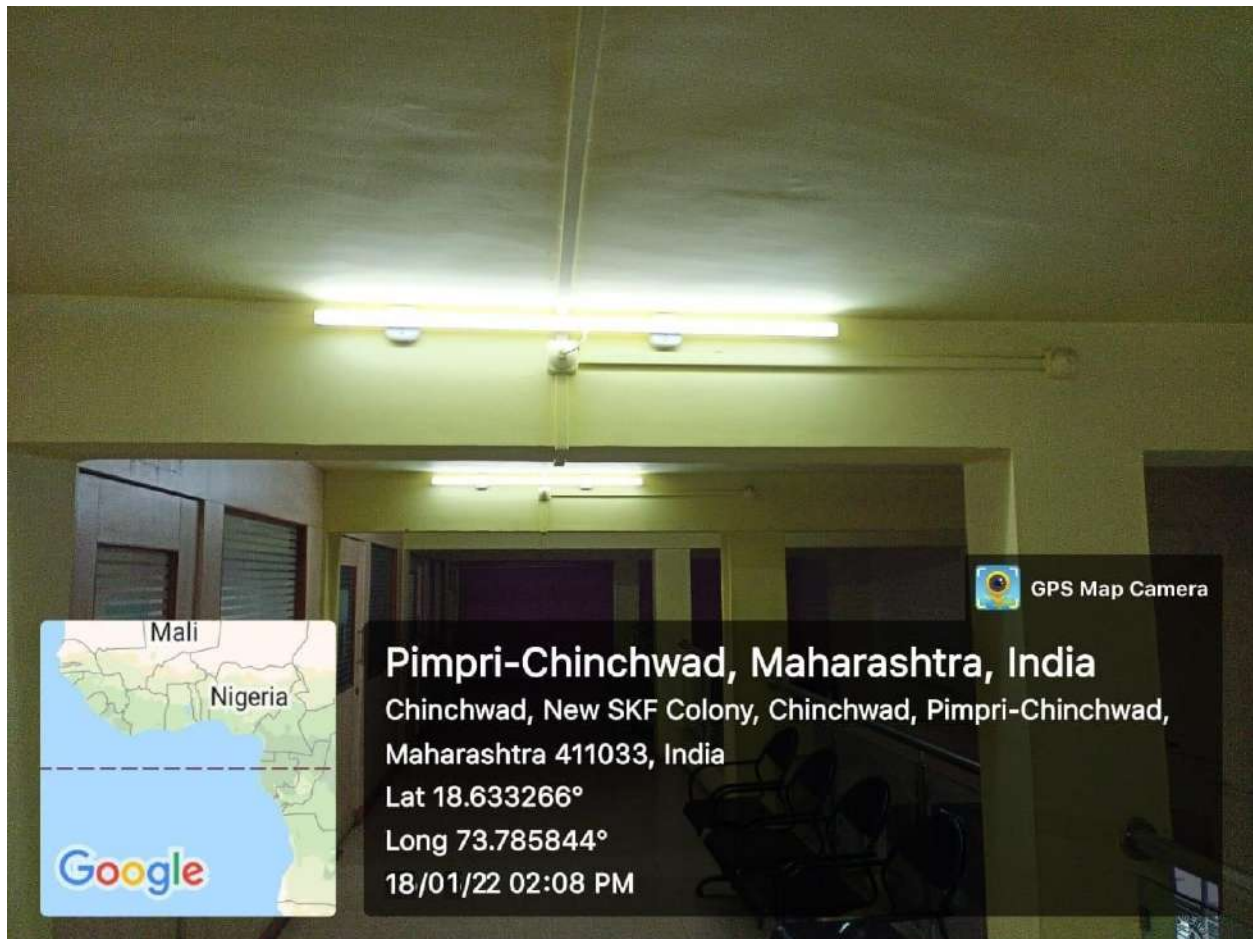




## 7.1.2 The Institution has facilities for alternate sources of energy and energy conservation measures

### Alternate sources of energy and energy conservation measures

#### Sensor Based LED

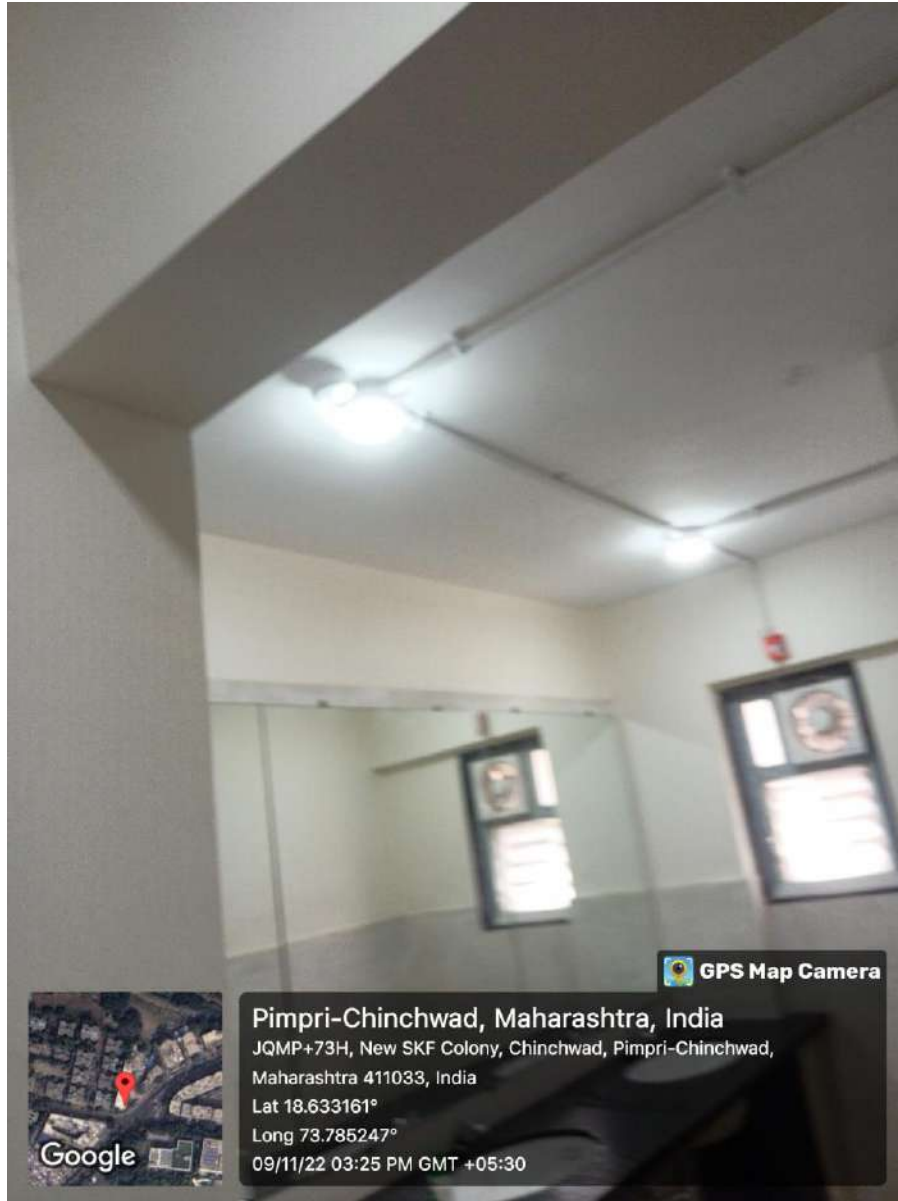




Yashaswi Education Society's  
**INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE**  
An ISO 9001 Certified Institute  
(Approved by AICTE Ministry of HRD Govt. of India, Recognised by Govt. of Maharashtra  
and Affiliated to Savitribai Phule Pune University)

Reg No. Maha. : 417/2007/Pune

Campus. : IIMS Bldg, S. No. 169/1/A, Opp. Elpro International, Chinchwad, Pune - 411033. Ph.: (020) 27353730/32/33/34, Fax : (020) 27354731  
Website. : [www.iims.ac.in](http://www.iims.ac.in) E-mail : [info@iims.ac.in](mailto:info@iims.ac.in)



**Corporate Off. :** Yashaswi House, Lane No. 15, Prabhat Road, Pune - 411004 Ph.: (020) 67492727



# RAJ ELECTRICALS

DEALER STOCKIST: ANCHOR, L&T, LEGRAND, NORISYS, HAGER, HONEYWELL, HAVELLS, HPL, PRECISION, DIAMOND, MODI, RR KABEL, KEI, POLYCAB, DECCAN CABLES, POLYTEX, 3M, RAYCHEM, HYBEC, ENDO, DIGIOPPTO, LEGERO, PHILIPS, OSRAM, USHA, CROMPTON, ATOMBERG, RACOLD & EVERYTHING IN ELECTRICALS  
(SHOP TIMING:-9.30 AM TO 7.30 PM SUNDAY CLOSED)

583, NARAYAN PETH, NEAR KANYA SHALA, PUNE-411030.

E-Mail : sales@rajelectricals.co.in

Contact : 020-24455293/24461156/24492424/24486306,09922007830 / 08484848418 / 07721009993

(ORIGINAL FOR RECIPIENT)

NO : 16284/23-24

## TAX INVOICE

Date : 7-Nov-23

Buyer (Bill to)

**YASHASWI ACADEMY FOR SKILLS**  
PRABHAT ROAD, PUNE, SHIVAJI NAGAR CAFE  
PINCODE : 411016  
GSTIN/UIN : 27AAACY6741P1ZN  
PAN/IT No :  
State Name : Maharashtra, Code : 27

Consignee (Ship to)

**YASHASWI ACADEMY FOR SKILLS**  
DEL ADDS - INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE  
S.NO. 169, 1/A, OPP. ELPRO INTERNATIONAL  
VIJAY NAGAR, CHINCHWAD, PUNE - 411033  
SANTOSH CHAVAN SIR-9767897954  
PINCODE : 411016  
GSTIN/UIN : 27AAACY6741P1ZN  
PAN/IT No : AAACY6741P  
State Name : Maharashtra, Code : 27

SO. No. :

PO. No.: Q.NO-10954

PO. Date.: 7-Nov-23

Sr.No	Particulars	HSN	Qty	Unit	Rate	Disc %	Amount	CGST %	CGST Amt	SGST %	SGST Amt
1M	HYBEC ECOBRITE EB-9081 15W LED STRIP LIGHT NWP 4000K	94054900	45	MTRS	240.00	40 %	6,480.00	9	583.20	9	583.20
2M	HYBEC ELITE HLL-1005 EMPTY PROFILE SURFACE PROFILE 2 MTR	94055000	38	MTRS	185.00	40 %	4,218.00	9	379.62	9	379.62
3*M	PROFILE BENDEBAL PROFILE FOR TOILET	76042100	8	MTRS	150.00		1,200.00	9	108.00	9	108.00
4*M	TRANSPORT	996511	1	NOS	500.00		500.00	9	45.00	9	45.00
TOTAL			92				12,398.00		1,115.82		1,115.82

PAYEMNT DUE ON :

REMARKS :

Company GST NO : 27AAXFR4538H1ZJ

PAN NO : AAXFR4538H

Indian Rupees Fourteen Thousand Six Hundred Thirty Only

Sub Total	12,398.00
OUTPUT CGST @ 9% 12,398.00	1,115.82
OUTPUT SGST @ 9% 12,398.00	1,115.82
Rounding Off Sales	0.36

**GRAND TOTAL ₹ 14,630.00**

RAJ ELECTRICALS

TYPE OF A/C: Current | BANK NAME:- HDFC BANK LTD.

BRANCH : Laxmi Road, PUNE | A/C NO.: 50200030029927

IFSC: HDFC0000427 | MICR:411240012

Terms & Conditions :

Terms: 1. Goods once sold will not be taken back under any circumstances. 2. Our Responsibility ceases once goods have left our premises. 3. Interest @24 % will be charged if the bill is not paid within the due date. 4. Subject to pune jurisdiction only.

For : RAJ ELECTRICALS

Customer Sign

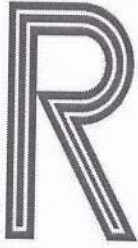
Authorised Signatory

Created By : nirmala

Checke By :

Printed By

: santosh on 8-Nov-23 at 17:17



# RAJ ELECTRICALS

DEALER STOCKIST: ANCHOR, L&T, LEGRAND, NORISYS, HAGER, HONEYWELL, HAVELLS, HPL, PRECISION, DIAMOND, MODI, RR KABEL, KEI, POLY CAB, DECCAN CABLES, POLYTEX, 3M, RAYCHEM, HYBEC, ENDO, DIGI OPTO, LEGERO, PHILIPS, OSRAM, USHA, CROMPTON, ATOMBERG, RACOLD & EVERYTHING IN ELECTRICALS

583, NARAYAN PETH, NEAR KANYA SHALA, PUNE.

E-Mail : sales@rajelectricals.co.in

Contact : 020-24455293/24461156/24492424/24486306, 09822332340 / 09881245431/09881245432



(ORIGINAL FOR RECIPIENT)

NO : 3514/23-24

## TAX INVOICE

Date : 20-May-23

e-Way Bill No : 221593171063

Date : 20-May-23

IRN No : b34c4278b2574d0c8d21adb5b99cdb7cae48ad1ca0b6cb8b889cd56540ed4b5c

Acknowledgement No : 122316797284015

Date : 20-May-23

Buyer (Bill to)

**YASHASWI ACADEMY FOR SKILLS**  
PRABHAT ROAD, PUNE, SHIVAJI NAGAR CAFE  
PINCODE : 411016  
GSTIN/UIN : 27AAACY6741P1ZN

State Name : Maharashtra, Code : 27

Consignee (Ship to)

**YASHASWI ACADEMY FOR SKILLS**  
DEL ADDS - INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE  
S.NO. 169, 1/A, OPP. ELPRO INTERNATIONAL,  
VIJAY NAGAR, CHINCHWAD, PUNE - 411033  
SANTOSH CHAVAN SIR-9767897954

PINCODE : 411016  
GSTIN/UIN : 27AAACY6741P1ZN  
PAN/IT No : AAACY6741P  
State Name : Maharashtra, Code : 27

SO. No. :

PO. No.: Q.NO-2163

PO. Date.: 13-May-23

Sr.No	Particulars	HSN	Qty	Unit	Rate	Disc %	Amount	CGST %	CGST Amt	SGST %	SGST Amt
1M	HYBEC PRO- P90 FULL BLACK BODY	94055000	16	NOS	2,620.00	40 %	25,152.00	9	2,263.68	9	2,263.68
2*M	HYBEC PRO- 106 24W LED SPOT LIGHT 4000K 55 DEGREE Dimmable with Remote Operator	94054900	16	NOS	5,850.00	40 %	56,160.00	9	5,054.40	9	5,054.40
3M	HYBEC ELITE HLD-4809 TUNEABLE REMOTE COLOUR CHANGING (COB'S /DOWN LIGHT/PROFILES)	94054900	2	NOS	1,000.00	40 %	1,200.00	9	108.00	9	108.00
4M	HYBEC ECOBRITE EB-9369 24W SURFACE DOWNLIGHT 4000K	94054900	50	NOS	2,270.00	40 %	68,100.00	9	6,129.00	9	6,129.00
5*M	TRANSPORT	996511	1	NOS	600.00		600.00	9	54.00	9	54.00
<b>TOTAL</b>			<b>85</b>				<b>1,51,212.00</b>		<b>13,609.08</b>		<b>13,609.08</b>

PAYEMNT DUE ON :

REMARKS :

Company GST NO : 27AAXFR4538H1ZJ

PAN NO : AAXFR4538H

Indian Rupees One Lakh Seventy Eight Thousand Four Hundred Thirty Only

Sub Total 1,51,212.00  
OUTPUT CGST @ 9% 1,51,212.00 13,609.08  
OUTPUT SGST @ 9% 1,51,212.00 13,609.08  
Rounding Off Sales (-)0.16

**GRAND TOTAL ₹ 1,78,430.00**

RAJ ELECTRICALS

TYPE OF A/C: Current | BANK NAME:- HDFC BANK LTD.

BRANCH : Laxmi Road, PUNE | A/C NO.: 50200030029927

IFSC: HDFC0000427 | MICR:411240012

Terms & Conditions :

Terms: 1. Goods once sold will not be taken back under any circumstances. 2. Our Responsibility ceases once goods have left our premises. 3. Interest @24 % will be charged if the bill is not paid within the due date. 4. Subject to pune jurisdiction only.

For : RAJ ELECTRICALS

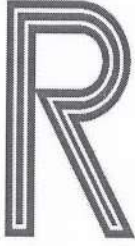
Customer Sign

Authorised Signatory

Created By : RAJ

Checke By :

Printed By : nirmala on 24-May-23 at 17:46



# RAJ ELECTRICALS

DEALER STOCKIST: ANCHOR, L&T, LEGRAND, NORISYS, HAGER, HONEYWELL, HAVELLS, HPL, PRECISION, DIAMOND, MODI, RR KABEL, KEI, POLYCARB, DECCAN CABLES, POLYTEX, 3M, RAYCHEM, HYBEC, ENDO, DIGIOPRO, LEGERO, PHILIPS, OSRAM, USHA, CROMPTON, ATOMBERG, RACOLD & EVERYTHING IN ELECTRICALS



583, NARAYAN PETH, NEAR KANYA SHALA, PUNE.

E-Mail : sales@rajelectricals.co.in

Contact : 020-24455293/24461156/24492424/24486306, 09822332340 / 09881245431/09881245432

(ORIGINAL FOR RECIPIENT)

NO : 1494/23-24

## TAX INVOICE

Date : 24-Apr-23

e-Way Bill No : 211580923065

Date : 24-Apr-23

IRN No : 1228c1c393c61dea98898119f260331c5e27d254a018e96e8a17ebc8fdd284ca

Acknowledgement No : 122316473802939

Date : 24-Apr-23

### Buyer (Bill to)

**YASHASWI ACADEMY FOR SKILLS**  
PRABHAT ROAD, PUNE, SHIVAJI NAGAR CAFE  
PINCODE : 411016  
GSTIN/UID : 27AAACY6741P1ZN  
PAN/IT No :  
State Name : Maharashtra, Code : 27

### Consignee (Ship to)

**YASHASWI ACADEMY FOR SKILLS**  
DEL ADDS - INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE, S.NO-169, 1/A OPP ELPRO INTERNATIONAL, VIJAY NAGAR, CHINCHWAD, PUNE-411033  
ARCH RICHA SHETTY MADAM-7709504999  
PINCODE : 411033  
GSTIN/UID : 27AAACY6741P1ZN  
PAN/IT No : AAACY6741P  
State Name : Maharashtra, Code : 27

SO. No. :

PO. No.: **Q.NO-17073**

PO. Date.: **30-Mar-23**

Sr.No	Particulars	HSN	Qty	Unit	Rate	Disc %	Amount	CGST %	CGST Amt	SGST %	SGST Amt
1*M	PHILIPS 36W 2X2 LED RECESSED PANEL 4000K	94054090	190	NOS	1,850.00	15.25 %	2,97,896.25	9	26,810.67	9	26,810.67
<b>TOTAL</b>			<b>190</b>				<b>2,97,896.25</b>		<b>26,810.67</b>		<b>26,810.67</b>

PAYEMNT DUE ON :

REMARKS :

Company GST NO : 27AAXFR4538H1ZJ

PAN NO : AAXFR4538H

Indian Rupees Three Lakh Fifty One Thousand Five Hundred Eighteen Only

Sub Total

OUTPUT CGST @ 9% 2,97,896.22

OUTPUT SGST @ 9% 2,97,896.22

Rounding Off Sales

2,97,896.25

26,810.66

26,810.66

0.43

**GRAND TOTAL**

**₹ 3,51,518.00**

RAJ ELECTRICALS

TYPE OF A/C: Current | BANK NAME:- HDFC BANK LTD.

BRANCH : Laxmi Road, PUNE | A/C NO.: 50200030029927

IFSC: HDFC0000427 | MICR: 411240012

Terms & Conditions :

Terms: 1. Goods once sold will not be taken back under any circumstances. 2. Our Responsibility ceases once goods have left our premises. 3. Interest @24 % will be charged if the bill is not paid within the due date. 4. Subject to pune jurisdiction only.

For : RAJ ELECTRICALS

Customer Sign

Authorised Signatory

Created By : anita

Checke By :

Printed By

: santosh on 27-Apr-23 at 15:46



# RAJ ELECTRICALS

DEALER STOCKIST: ANCHOR, L&T, LEGRAND, NORISYS, HAGER, HONEYWELL, HAVELLS, HPL, PRECISION, DIAMOND, MODI, RR KABEL, KEI, POLY CAB, DECCAN CABLES, POLYTEX, 3M, RAYCHEM, HYBEC, ENDO, DIGI OPTO, LEGERO, PHILIPS, OSRAM, USHA, CROMPTON, ATOMBERG, RACOLD & EVERYTHING IN ELECTRICALS

583, NARAYAN PETH, NEAR KANYA SHALA, PUNE.

E-Mail : sales@rajelectricals.co.in

Contact : 020-24455293/24461156/24492424/24486306,09822332340 / 09881245431/09881245432



(ORIGINAL FOR RECIPIENT)

NO : 82/23-24

## TAX INVOICE

Date : 4-Apr-23

e-Way Bill No : 241571992932

Date : 4-Apr-23

IRN No : e8d864a28ba8b6db9288faa2c521736e1914883586b1ed1e6bdcb18caa939dd0

Acknowledgement No : 122316258424673

Date : 4-Apr-23

Buyer (Bill to)

**YASHASWI ACADEMY FOR SKILLS**  
PRABHAT ROAD, PUNE, SHIVAJI NAGAR CAFE  
PINCODE : 411016  
GSTIN/UIN : 27AAACY6741P1ZN  
PAN/IT No :  
State Name : Maharashtra, Code : 27

Consignee (Ship to)

**YASHASWI ACADEMY FOR SKILLS**  
DEL ADDS - INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE  
S.NO. 169, 1/A, OPP. ELPRO INTERNATIONAL,  
VIJAY NAGAR, CHINCHWAD, PUNE - 411033  
ARCH RICHA SHETTY MADAM-7709504999  
PINCODE : 411033  
GSTIN/UIN : 27AAACY6741P1ZN  
PAN/IT No : AAACY6741P  
State Name : Maharashtra, Code : 27

SO. No. :

PO. No.: **Q.NO-17073** PO. Date.: **30-Mar-23**

Sr.No	Particulars	HSN	Qty	Unit	Rate	Disc %	Amount	CGST %	CGST Amt	SGST %	SGST Amt
1M	HLO-6022 6W LED RECESSED FOOT LIGHT 3000K 39+1 Ch No.1720	94054900	40	NOS	4,300.00	40 %	1,03,200.00	9	9,288.00	9	9,288.00
2*M	PHILIPS 15W LED DOWNLIGHT ROUND 4000K 99+1 Ch No.1720	94054090	100	NOS	1,062.00	15.25 %	90,004.50	9	8,100.41	9	8,100.41
3*M	PHILIPS 36W 2X2 LED RECESSED PANEL 4000K 84+1 Ch No.1720	94054090	85	NOS	1,850.00	15.25 %	1,33,269.38	9	11,994.25	9	11,994.25
TOTAL			225				3,26,473.88		29,382.66		29,382.66

PAYEMNT DUE ON :

REMARKS :

Company GST NO : 27AAXFR4538H1ZJ

PAN NO : AAXFR4538H

Indian Rupees Three Lakh Eighty Five Thousand Two Hundred Thirty Nine Only

Sub Total	3,26,473.88
OUTPUT CGST @ 9% 3,26,473.89	29,382.65
OUTPUT SGST @ 9% 3,26,473.89	29,382.65
Rounding Off Sales	(-)0.18

**GRAND TOTAL ₹ 3,85,239.00**

RAJ ELECTRICALS

TYPE OF A/C: Current | BANK NAME:- HDFC BANK LTD.

BRANCH : Laxmi Road, PUNE | A/C NO.: 50200030029927

IFSC: HDFC0000427 | MICR:411240012

Terms & Conditions :

Terms: 1. Goods once sold will not be taken back under any circumstances. 2. Our Responsibility ceases once goods have left our premises. 3. Interest @24 % will be charged if the bill is not paid within the due date. 4. Subject to pune jurisdiction only.

For : RAJ ELECTRICALS

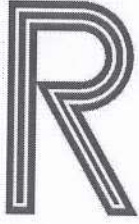
Customer Sign

Authorised Signatory

Created By : anita

Checke By :

Printed By : santosh on 27-Apr-23 at 15:44



# RAJ ELECTRICALS

DEALER STOCKIST: ANCHOR, L&T, LEGRAND, NORISYS, HAGER, HONEYWELL, HAVELLS, HPL, PRECISION, DIAMOND, MODI, RR KABEL, KEI, POLY CAB, DECCAN, POLYTEX, 3M, RAYCHEM, HYBEC, ENDO, DIGI OPTO, LEGERO, PHILIPS, OSRAM, USHA, CROMPTON, ATOMBERG, RACOLD & EVERYTHING IN ELECTRICALS

(SHOP TIMING: -9.30 AM TO 7.30 PM SUNDAY CLOSED)

583, NARAYAN PETH, NEAR KANYA SHALA, PUNE-411030.

E-Mail : sales@rajelectricals.co.in

Contact : 020-24455293/24461156/24492424/24486306,09922007830 / 08484848418 / 07721009993



NO : 20770/23-24

## TAX INVOICE

Date : 18-Jan-24

IRN No : 92829474879acf34b5f209f9116aa434ba087caf7dc17052755565528b93292b

Acknowledgement No : 122419836969570

Date : 20-Jan-24

Buyer (Bill to)

**YASHASWI ACADEMY FOR SKILLS**

PRABHAT ROAD, PUNE, SHIVAJI NAGAR CAFE

PINCODE : 411016

GSTIN/UIN : 27AAACY6741P1ZN

State Name : Maharashtra, Code : 27

Consignee (Ship to)

**YASHASWI ACADEMY FOR SKILLS**

DEL ADDS - INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE

S.NO. 169, 1/A, OPP. ELPRO INTERNATIONAL,

VIJAY NAGAR, CHINCHWAD, PUNE - 411033

SANTOSH CHAVAN SIR-9767897954

PINCODE : 411016

GSTIN/UIN : 27AAACY6741P1ZN

PAN/IT No : AAACY6741P

State Name : Maharashtra, Code : 27

SO. No. :

PO. No.: **Q.NO-14049**

PO. Date.: **16-Jan-24**

Sr.No	Particulars	HSN	Qty	Unit	Rate	Disc %	Amount	CGST %	CGST Amt	SGST %	SGST Amt
1M	HYBEC ELITE HLR-2343 15W	94054900	15	NOS	1,490.00	40 %	13,410.00	9	1,206.90	9	1,206.90
2*M	RECESSED DOWNLIGHT 4000K TRANSPORT	996511	1	NOS	600.00		600.00	9	54.00	9	54.00
<b>TOTAL</b>			<b>16</b>				<b>14,010.00</b>		<b>1,260.90</b>		<b>1,260.90</b>

PAYEMNT DUE ON :

REMARKS :

Company GST NO : 27AAXFR4538H1ZJ

PAN NO : AAXFR4538H

Indian Rupees Sixteen Thousand Five Hundred Thirty Two Only

Sub Total

OUTPUT CGST @ 9% 14,010.00

OUTPUT SGST @ 9% 14,010.00

Rounding Off Sales

**14,010.00**

**1,260.90**

**1,260.90**

**0.20**

**GRAND TOTAL**

**₹ 16,532.00**

RAJ ELECTRICALS

TYPE OF A/C: Current | BANK NAME:- HDFC BANK LTD.

BRANCH : Laxmi Road, PUNE | A/C NO.: 50200030029927

IFSC: HDFC0000427 | MICR:411240012

Terms & Conditions :

Terms: 1. Goods once sold will not be taken back under any circumstances. 2. Our Responsibility ceases once goods have left our premises. 3. Interest @24 % will be charged if the bill is not paid within the due date. 4. Subject to pune jurisdiction only.

For : RAJ ELECTRICALS

Customer Sign

Authorised Signatory

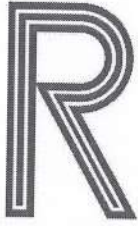
Created By : amruta.gorhe

Checke By :

Printed By

: nirmala on 25-Jan-24 at 18:03

User : nirmala | Authoriser By : amruta.gorhe | Date & time of Authorization : 25-Jan-24 & 18:03 | Remark :



# RAJ ELECTRICALS

DEALER STOCKIST: ANCHOR, L&T, LEGRAND, NORISYS, HAGER, HONEYWELL, HAVELLS, HPL, PRECISION, DIAMOND, MODI, RR KABEL, KEI, POLYCAR, DECCAN CABLES, POLYTEX, 3M, RAYCHEM, HYBEC, ENDO, DIGIOPTO, LEGERO, PHILIPS, OSRAM, USHA, CROMPTON, ATOMBERG, RACOLD & EVERYTHING IN ELECTRICALS (SHOP)

TIMING: -9.30 AM TO 7.30 PM SUNDAY CLOSED)  
583, NARAYAN PETH, NEAR KANYA SHALA, PUNE-411030.

E-Mail : sales@rajelectricals.co.in

Contact : 020-24455293/24461156/24492424/24486306,09922007830 / 08484848418 / 07721009993



(ORIGINAL FOR RECIPIENT)

NO : 18315/23-24

## TAX INVOICE

Date : 13-Dec-23

e-Way Bill No : 291689622405

Date : 14-Dec-23

IRN No : 87302b267aa903d3a90aca07b163ad962c828ebd8d1d62c789e22bf3b28c56b8

Acknowledgement No : 122319352089658

Date : 14-Dec-23

Buyer (Bill to)

Consignee (Ship to)

**YASHASWI ACADEMY FOR SKILLS**  
PRABHAT ROAD, PUNE, SHIVAJI NAGAR CAFE  
PINCODE : 411016  
GSTIN/UID : 27AAACY6741P1ZN  
PAN/IT No :  
State Name : Maharashtra, Code : 27

**YASHASWI ACADEMY FOR SKILLS**  
DEL ADDS - INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE  
S.NO. 169, 1/A, OPP. ELPRO INTERNATIONAL  
VIJAY NAGAR, CHINCHWAD, PUNE - 411033  
SANTOSH CHAVAN SIR-9767897954  
ARCH RICHA SHETTY MADAM-7709504999  
PINCODE : 411033  
GSTIN/UID : 27AAACY6741P1ZN  
PAN/IT No : AAACY6741P  
State Name : Maharashtra, Code : 27

SO. No. :

PO. No.: Q.NO-12335

PO. Date.: 11-Dec-23

Sr.No	Particulars	HSN	Qty	Unit	Rate	Disc %	Amount	CGST %	CGST Amt	SGST %	SGST Amt
1*M	PHILIPS 45W STREET LIGHT 3000K S CHALLAN NO-804, 1+34	94054090	35	NOS	2,066.00		72,310.00	9	6,507.90	9	6,507.90
2*M	PIPE STREET LIGHT PIPE	39172310	20	NOS	300.00		6,000.00	9	540.00	9	540.00
3M	HLO-5450 6W LED SURFACE WALL LIGHT 3000K	94054900	20	NOS	4,100.00	40 %	49,200.00	9	4,428.00	9	4,428.00
4M	HYBEC ELITE HLO-5403 2X12W SURFACE WALL LIGHT (IP54) 3000K	94054900	25	NOS	12,300.00	40 %	1,84,500.00	9	16,605.00	9	16,605.00
5M	NORISYS CHARCOAL BLACK (C5310. 17) 6A BELL PUSH 1M	85365020	1	NOS	312.00	55 %	140.40	9	12.64	9	12.64
6M	NORISYS WOOD PINEWOOD (CW301. 07) SOLID PLATE 1M	85381090	1	NOS	1,163.00	55 %	523.35	9	47.10	9	47.10
7M	NORISYS CHARCOAL BLACK (C5802. 17) INFORMATION SOCKET CAT6E 1M	85366910	5	NOS	1,001.00	55 %	2,252.25	9	202.71	9	202.71
8*M	TRANSPORT	996511	1	NOS	700.00		700.00	9	63.00	9	63.00
TOTAL			108				3,15,626.00		28,406.35		28,406.35

PAYMENT DUE ON :

REMARKS :

Company GST NO : 27AAXFR4538H1ZJ

PAN NO : AAXFR4538H

Indian Rupees Three Lakh Seventy Two Thousand Four Hundred Thirty Nine Only

Sub Total 3,15,626.00  
OUTPUT CGST @ 9% 3,15,626.00 28,406.34  
OUTPUT SGST @ 9% 3,15,626.00 28,406.34  
Rounding Off Sales 0.32

**GRAND TOTAL ₹ 3,72,439.00**

RAJ ELECTRICALS

TYPE OF A/C: Current | BANK NAME:- HDFC BANK LTD.

BRANCH : Laxmi Road, PUNE | A/C NO.: 50200030029927

IFSC: HDFC0000427 | MICR: 411240012

Terms & Conditions :

Terms: 1. Goods once sold will not be taken back under any circumstances. 2. Our Responsibility ceases once goods have left our premises. 3. Interest @24 % will be charged if the bill is not paid within the due date. 4. Subject to pune jurisdiction only.

For : RAJ ELECTRICALS

Customer Sign

Authorised Signatory

Created By : anita

Checked By :

Printed By

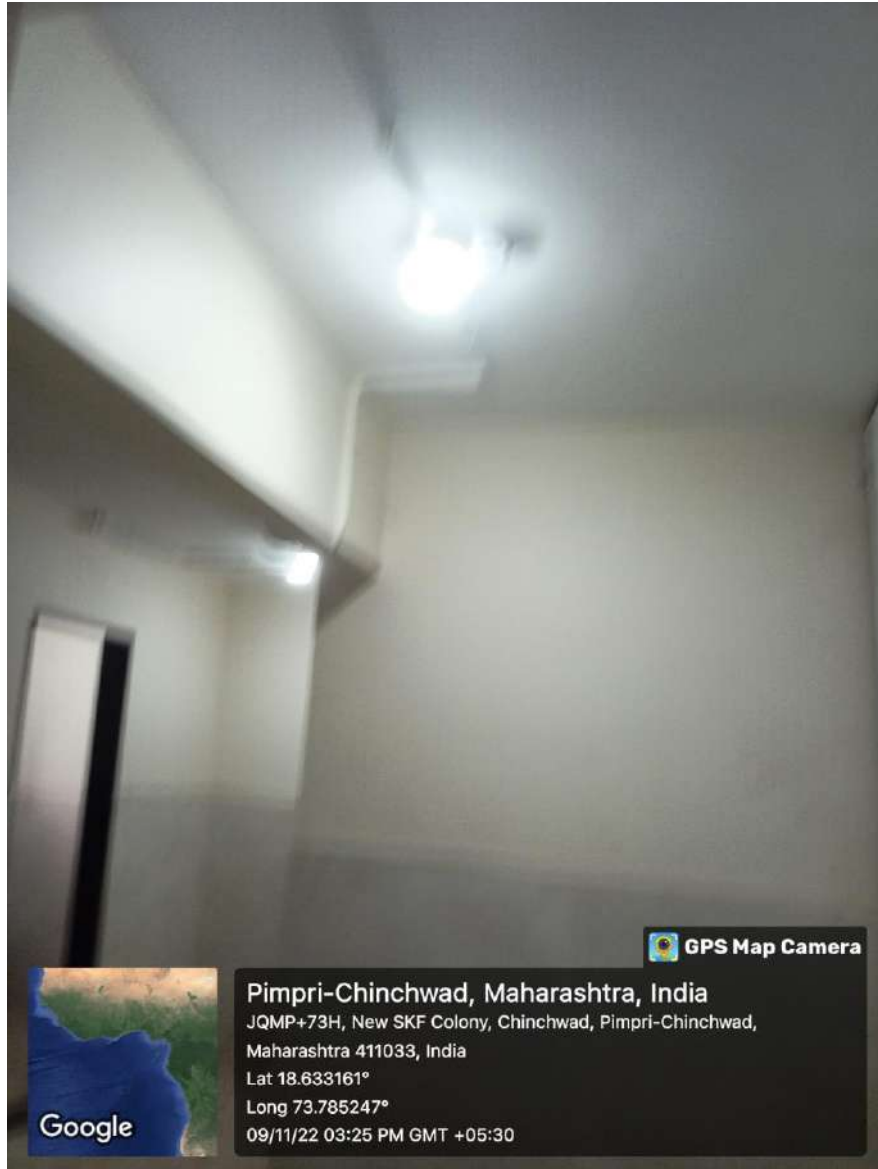
: santosh on 18-Dec-23 at 16:14



Yashaswi Education Society's  
**INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE**  
An ISO 9001 Certified Institute  
(Approved by AICTE Ministry of HRD Govt. of India, Recognised by Govt. of Maharashtra  
and Affiliated to Savitribai Phule Pune University)

Reg No. Maha. : 417/2007/Pune

Campus. : IIMS Bldg, S. No. 169/1/A, Opp. Elpro International, Chinchwad, Pune - 411033. Ph.: (020) 27353730/32/33/34, Fax : (020) 27354731  
Website. : [www.iims.ac.in](http://www.iims.ac.in) E-mail : [info@iims.ac.in](mailto:info@iims.ac.in)



**Corporate Off. :** Yashaswi House, Lane No. 15, Prabhat Road, Pune - 411004 Ph.: (020) 67492727



Yashaswi Education Society's

Reg No. Maha. : 417/2007/Pune

**INTERNATIONAL INSTITUTE OF MANAGEMENT SCIENCE**

**An ISO 9001 Certified Institute**

(Approved by AICTE Ministry of HRD Govt. of India, Recognised by Govt. of Maharashtra and Affiliated to Savitribal Phule Pune University)

Campus. : IIMS Bldg, S. No. 169/1/A, Opp. Elpro International, Chinchwad, Pune - 411033. Ph.: (020) 27353730/32/33/34, Fax : (020) 27354731  
Website. : [www.iims.ac.in](http://www.iims.ac.in) E-mail : [info@iims.ac.in](mailto:info@iims.ac.in)

**The Institution has Divyangjan-friendly, barrier free environment**

**Built environment with lifts for easy access to classrooms**





YASHASWI EDUCATION SOCIETY  
7 AMIT COURT  
BEHIND MANGALA MUKTIPLEX  
SHIVAJI NAGAR  
PUNE, 411005  
MAHARASHTRA

**KONE Elevator India Pvt Ltd**  
Mont Vert Avion Survey Number  
140/1A,  
Sus Road, Near Balaji Chowk,  
Pashan  
Pune, 411021

ADITI CHIPLUNKAR  
919881036758

Chuttar Yogesh  
9962004738

Date: 26.12.2022

Sub: Renewal of Maintenance Contract

Ref: NEMO CATEGORY 4  
Maintenance Contract Number 42076946 for of 1 Elevator

Dear Sir(s),

We are grateful for your valued patronage and continuous co-operation. We wish to inform you that the present maintenance contract is due for renewal from . Due to all round increase in cost to operate this contract, we are constrained to revise the contract price for the ensuing period.

In view of the above, we propose a nominal increase over the present contract value. Accordingly, the new contract value for the period to will be as below

<b>General contract agreements</b>	
Contract start date	19.02.2023
Contract end date	18.02.2024
Contract term	1 year Contract
Invoicing	YEARLY IN ADVANCE
Payment Terms	Payable immediately Due net
1st-year annual price without taxes (Rs)	Rs 39603.24
CGST @ 9%	Rs 3564.29
SGST / UTGST @ 9%	Rs 3564.29
Total price for first year, including applicable taxes	Rs 46731.82
Annual Increment on Basic Price	Mutually agreed percentage on previous year's Basic Price

\*The taxes shown above are as per prevailing rates. In case of any change/revision by Government, the same will be to your account.

All other terms and conditions in the Original Maintenance Contract Number 42076946 shall remain unaltered and shall be binding on us for the new period.

Please sign and return one copy of this letter in confirmation of acceptance of the above arrangement.

Yours sincerely

For KONE Elevator India Pvt. Ltd

For YASHASWI EDUCATION SOCIETY

Authorised Signatory

Authorised Signatory  
Name, Designation, Seal



## Asset List - Equipment Details

The following equipment shall be covered by this contract

Scope of contract: NEMO CATEGORY 4  
Equipment type: Elevator

Equipment number	Address	capacity (Kg)	Number of landing doors	1st-year annual price without taxes (Rs)
40205152	OPP.ELPRO INTERNATIONAL LTD.CHINCHWADGAON,,411033	272 kg	5	39603.24



YASHASWI EDUCATION SOCIETY  
7 AMIT COURT  
BEHIND MANGALA MUKTIPLEX  
SHIVAJI NAGAR  
PUNE  
411005  
India  
Contact person:

KONE Elevator India Pvt Ltd  
MONTVERT AVION, SR. NO.  
140/1A, SUS ROAD, NEAR  
BALAJI CHOWK, PASHAN  
Pune  
411021  
Maharashtra  
Tel:  
Contact person:Yogesh Chuttar  
Contact person  
mob:09921420320

Contract No: 0040750803

Quotation No. **T-0003482786 v1**

10.02.2020

## **KONE Care™ contract**

Dear Sir / Madam,

We wish to express our sincere gratitude to you for continuing to be KONE customer.

Your continued patronage has helped us to provide uninterrupted services to KONE Elevators / Escalators in your premises. It has been our endeavor to ensure a safe and comfortable ride for all users of KONE Equipment in your building.

It is quite some time, since we signed the full set of contract documents; hence it is time for us to renew our agreement towards the scope, terms & conditions of the referred Maintenance Contract. Further, the costs of labour and material have seen a substantial upward movement during the last one year. We are forced to pass on a certain portion of the increased cost to continue maintaining our service routines. Accordingly, we propose a nominal increase over the present contract value.

Enclosed please find the contract document. We would request you to please sign the copies on each page and return to us to enable us, process your instruction as speedily and efficiently as possible.

However should you have any questions regarding our proposal, or require any further information, please do not hesitate to contact us.

Yours sincerely  
KONE Elevator India Pvt Ltd  
Yogesh Chuttar  
Assistant Manager - Service Sales  
yogesh.chuttar@kone.com

For KONE Elevator India Pvt Ltd

1  
KESV / F009 / A / 10

Signed For Customer

## KONE Care Plus™

Sold to: YASHASWI EDUCATION  
SOCIETY  
7 AMIT COURT  
PUNE  
MAHARASHTRA  
411005  
India

Invoice to: YASHASWI EDUCATION  
SOCIETY  
7 AMIT COURT  
411005  
PUNE

### and contractor:

KONE Elevator India Pvt Ltd  
MONTVERT AVION, SR. NO. 140/1A, SUS ROAD, NEAR BALAJI CHOWK, PASHAN  
Pune  
411021  
Maharashtra

This Contract has been prepared in two identical counterparts, one for each Party. We hereby agree to the General Terms and Conditions as detailed in the Appendix 1.

General contract agreements	
Contract start date	19-02-2020
Contract end date	18-02-2021
Contract term	1 year Contract
Invoicing	Yearly in advance
Payment Terms	Payable immediately Due net
1st-year annual price without taxes (Rs)	Rs 33,980.49
CGST @ 9%	Rs 3,058.24
SGST / UTGST @ 9%	Rs 3,058.24
Total price for first year, including applicable taxes	Rs 40,096.98
Annual Increment on Basic Price	Mutually agreed percentage on previous year's Basic Price

Signed by the Customer	Signed by KONE Elevator India Pvt Ltd
------------------------	---------------------------------------

Date	Date
Signature	Signature

Appendices: Appendix 1: Equipment Details  
Appendix 2: Service Description  
Appendix 3: General Conditions of Service Contract for Maintenance Agreement

For KONE Elevator India Pvt Ltd

2  
KESV / F009 / A / 10

Signed For Customer

## Asset List - Equipment Details

The following equipment shall be covered by this contract

Scope of contract: KONE Care Plus™  
Equipment type: Elevator

Equipment number	Address	capacity (Kg)	Number of landing doors	1st-year annual price without taxes (Rs)
40205152	OPP.ELPRO INTERNATIONAL LTD.CHINCHWADGAON PUNE 411033	272	5	Rs 33,980.49

## Appendix - Service Description

Scope of contract: KONE Care Plus™  
Equipment type: Elevator

This contract meets all the relevant requirements of the current statutory regulations.

### Description of work

KONE Modular based maintenance™	KONE Modular based maintenance™ is KONE's preventive maintenance method. Maintenance activities are done according to equipment specific maintenance plan. Pre-defined maintenance modules include the maintenance actions for each main component of the equipment.
KONE Customer Care Centre™	KONE Customer Care Center is a 24/7 helpdesk for reporting technical failures and faults in the elevators, escalators and doors or for requests of other assistance on site. KONE Customer Care Center can be easily accessed through one national phone number.
Call-out service	KONE Customer Care Center personnel answer to service requests and dispatch KONE technicians to perform the Call-Out and Entrapment Rescue Services. Service requests for non-urgent Service Repair work is assigned to KONE field operations. Call-out Service is designed to solve unexpected equipment failure, equipment stoppage or erratic operation, requiring immediate attention of a KONE Technician. Response Times are committed by KONE under mutual consent with customer.
Agreed Maintenance Times	Maintenance carried out during normal working hours (Monday - Saturday 08:30 - 17:30)

## KONE Care™

### GENERAL TERMS AND CONDITIONS FOR MAINTENANCE SERVICES

#### 1 DEFINITIONS

The following defined words and phrases shall have the following meanings:

Term	Description
"Commencement Date"	The date of commencement of the Contract
"Contract"	The contract entered into between KONE and the CUSTOMER regarding the provision of Maintenance Services
"Contract Duration Period"	The duration period of the Contract as set out in the Contract.
"Equipment"	The elevators listed in the Contract, and related components and parts which are a part of the original supply
"Legislative Requirements"	All applicable regulatory and legislative requirements, laws, statutes, regulations and requirements and/or orders set out by any competent authority.
"Maintenance Services"	All services to be performed by KONE with respect to the Equipment pursuant to the Contract
"Normal Working Hours"	The time as specified under the "Contract Details" section
"Party" or "Parties"	The CUSTOMER and/or KONE
"Price"	Consideration payable to KONE by the CUSTOMER for the performance of the Maintenance Services

#### 2. PROVISION OF MAINTENANCE SERVICES BY KONE

KONE shall perform the Maintenance Services as agreed to in the Contract and in these General Terms and Conditions. In performing the said services, KONE shall take all reasonable steps to maintain the Equipment in proper operating condition. KONE shall use trained and appropriately supervised personnel to perform the Maintenance Services. The Maintenance Services shall be conducted during the Normal Working Hours. KONE during its normal working hours, shall send at regular intervals and as frequently as the Company thinks necessary, having regard to the age, nature and condition of the elevator (but not less than \_\_\_\_\_ times per annum), a technician to systematically inspect, adjust and lubricate the parts of the elevator to the extent necessary to maintain the elevator in satisfactory working order. . If not separately agreed, any work conducted outside the Normal Working Hours is not included in the Price and shall be invoiced separately. KONE

will supply all lubricants (made as per standards of KONE) necessary for this purpose.

Upon notification by the customer of a breakdown or failure in the elevator, KONE shall send, as soon as may reasonably be possible and during KONE's normal working hours, a technician to carry out necessary repairs in order to restore the elevator to satisfactory working condition.

KONE will carry out according to its standards customary annual safety test to examine all safety devices. KONE will not be required to make any other tests. KONE will neither be required to install new attachments nor to make replacements with parts of a different design to the elevator whether or not recommended or directed by Insurance Companies, or by Governmental or Non-Governmental authorities.

In performing the services described, KONE will replace (identical or equivalent item) or rectify at its option any component of the elevator rendered defective due to normal wear and tear and arising out of ordinary and reasonable use of the elevator except for such items and conditions which are excluded hereunder as particular and general exclusions. The parts which are replaced shall become KONE's property.

KONE reserves the right to keep the control cubicle locked. The Equipment under contract will remain out of commissioning while the maintenance process is being carried out. No one will be allowed to use the Equipment during this period.

#### 3. PROVISIONS BY THE CUSTOMER

The CUSTOMER shall promptly inform KONE of any unsatisfactory operation or performance of the Equipment, any accidents or incidents involving the Equipment or any change in the use of the Equipment. The CUSTOMER shall provide a safe and adequate working environment for KONE personnel and reasonable access to carry out the Maintenance Services. The CUSTOMER shall be responsible for all wiring in the building structure and power supply necessary for the functioning of the Equipment. The CUSTOMER shall be responsible for any power supply fluctuations or failures causing damage to the Equipment. The CUSTOMER shall comply with all applicable Legislative Requirements, including occupational safety and health regulations.

The CUSTOMER shall keep sills, machine room and pit clean. The CUSTOMER shall instruct all persons using the elevator to use it all times in accordance with KONE's reasonable instructions. The CUSTOMER shall ensure to prevent misuse or vandalism of the elevator

The CUSTOMER shall ensure that two trained persons in the building will be available for emergency rescue of trapped passengers. The CUSTOMER shall nominate two persons by name and designation for intimating breakdowns if any, to KONE with clear understanding that instructions of only such persons will be attended by KONE.

The CUSTOMER shall keep the m/c room under lock and key.

The CUSTOMER shall not to allow any other person, either his own or a third party to meddle with, repair or rectify any of the elevator components during the subsistence of this contract with the explicit understanding that any breach of this clause will relieve KONE of all further obligations under this contract.

#### **4. PAYMENT AND ADJUSTMENT OF PRICE**

Unless otherwise stipulated in the Contract, the Price is due annually in advance by means of cheque / DD shall be settled against submission of pro-forma invoice OR within 5 days from receipt of the invoice by the CUSTOMER. The Price is exclusive of Taxes as applicable. The Price may be adjusted annually by KONE in accordance with any increase in the cost of performing the Maintenance Services during any invoicing period. Any such variations will be made according to the price adjustment percentage agreed between the Parties. Further, KONE reserves the right to adjust the Price in the event the main purpose of use of the Equipment materially changes during the Contract Duration Period or in the event new Legislative Requirements enter into force which materially changes the scope of the Maintenance Services or the costs of providing the said services.

The CUSTOMER shall pay in addition to the contract price mentioned here, any tax imposed upon the CUSTOMER, or KONE or KONE's suppliers by any existing or future law, or under any statute court decision, rule or regulations becoming effective after the date of this proposal which is based upon or incident to the use, ownership or possession of the materials or equipment involved in the performance here of or service rendered hereunder.

#### **5. DELAYED PAYMENT BY THE CUSTOMER**

If the payment of any amount due under the Contract is delayed, KONE shall be entitled to charge interest on such sum at the rate of eighteen per cent (18%) per annum on amount unpaid as per payment terms after date of invoice. KONE shall also have the right, without prejudice to other remedies, to suspend immediately the provision of the Maintenance Services until the payments due to KONE (with interest) have been paid in full.

#### **6. KONE PARTS AND COMPONENTS**

All parts and components fitted by KONE will be original parts or components. If original parts or components are not available, the parts or components fitted will be of equal quality and functionality. KONE's liability to the CUSTOMER for any defects in design, materials or workmanship relating to parts and components shall be limited to the replacement of spare parts or components as defined by this Article 6.

a) Refinishing, repair or replacement of following components are out side the scope of this contract:

- I. Elevator car enclosure
- II. Elevator car and landing door panels / gates
- III. Bulbs (including indicator bulbs, fluorescent tubes) and alarm bell/buzzer
- IV. Cabin fans
- V. Incoming Electrical wiring up to main switches in the m/c room
- VI. Main switches in the m/c room
- VII. Dry cells , batteries & LCDs.
- VIII. Any other equipment or accessory not forming part of the initial supply of the elevator equipment although provided as a necessary accessory by or to the customer .This includes Accessories such as EBD / KR D , Intercom , LAS ,BMS,DCS,E-Link & Group Indicators .
- IX. Decorative items including mirror and hand rail

b) It is hereby specifically agreed that KONE would not in any way be liable to replace or repair free of charge, under this contract any damage caused to all or part of the elevator as a consequence of a faulty electrical system, fire , water seepage flooding etc. In such an event all repairs and replacements as may be necessitated would be carried out

at the cost and expense of the customer. It is recommended that the customer should take adequate protection from Insurance or similar companies to safe guard the equipment for damages that would occur due to such causes. In such an event the cost of repair or replacement should be reimbursed to KONE without any conditions or limitations.

Where materials, component parts or assemblies are no longer available due to obsolescence or if they have been permanently taken out of production by the original supplier, then the supply and use of alternative replacement materials, component parts or assemblies (as the case may be) will be at the cost of the Customer. In the event KONE consider themselves unable to supply any materials or parts for the purpose of this Agreement, then this agreement shall forthwith terminate without prejudice to KONE's accrued rights and without any liability to KONE for such termination.

#### **7. LIMITATION OF LIABILITY**

Notwithstanding any other provisions or indemnities in this Contract, in no event shall KONE be liable to the other party for any loss of profit, use, contracts, business, customers, good will, contractual liabilities of others or for any indirect or consequential loss or damage, which may be suffered by the other party in connection with the Contract. KONE's maximum aggregate liability under or in relation with this Contract shall in no event exceed an amount equal to one year's Contract value per equipment.

#### **8. FORCE MAJEURE AND RELEASE FROM RESPONSIBILITY**

KONE shall not be liable for any failure to fulfill any of its obligations under the Contract to the extent that such fulfillment is prevented by circumstances beyond KONE's reasonable control, including but not limited to acts of God, epidemic, acts of government, war, civil commotion, terrorism, material shortages, transportation delays, labour unrest, theft, vandalism, misuse of Equipment, failure of incoming power supply, fire, flood, adverse climate conditions or natural disasters.

#### **9. PROPERTY RIGHTS**

The proprietary rights to any drawings, technical documentation, software or other intellectual property provided by KONE in the course of and in connection with performance of the Maintenance Services, shall remain solely with KONE. KONE is not expected to assume possession or Management of any part of the equipment and the customer remains exclusively as the owner.

#### **10. TERMINATION OF CONTRACT**

The Contract shall remain in force for the Contract Duration Period, unless cancelled in writing by either party ninety (90) days prior to the desired date of termination. Either Party may terminate the Contract, without satisfying the above time requirements, by giving a written notice to the other Party in the event that the other Party goes into liquidation either compulsorily or voluntarily, or a receiver, administrator or administrative receiver is appointed in respect of the whole or any part of its assets, or if the other Party commits a material breach of the Contract and the said breach has not been remedied within thirty (30) days after receipt of written notice setting forth particulars describing the alleged breach. Further, KONE has the right to terminate the Contract in the event the main purpose of use of the Equipment has materially changed during the Contract Duration Period or the Equipment is serviced or repaired by a third party without the prior written approval by KONE during the Contract Duration

Period or the ownership of the building where the Equipment is located is changed.

In the event that the Contract is terminated by either Party as set out above, the CUSTOMER's obligations to make payments due under the Contract shall survive the termination and KONE shall be entitled to receive payments from the CUSTOMER for any Maintenance Services performed before the effective date of termination. KONE, in turn, shall return any payments made by the CUSTOMER for Maintenance Services not yet performed, except in the event of termination due to the CUSTOMER's default. In the event the Contract is terminated for any reason whatsoever any Equipment specific maintenance productivity tools will be removed, unless the Customer wishes to purchase such tools at the prevailing market price.

In all circumstances where the Contract is terminated other than for KONE's breach, insolvency or repudiation, a termination fee shall become payable by the CUSTOMER, without prejudice to any of KONE's other rights. The said termination fee is equal to 30% of the Price payable by the Customer for the remaining term of the Contract but for the termination. The Parties agree that the said termination fee is a reasonable pre-estimate of the loss suffered by KONE as a result of the termination.

#### **11. APPLICABLE LAW**

In the event of difference or dispute arising out of, under or in connection with this contract / agreement, over the right of obligation of parties hereto, the dispute or difference shall be referred to the Arbitration of a Sole Arbitrator, to be appointed by KONE. The Contract will be governed by the laws of India and the courts of Chennai shall have sole jurisdiction over any disputes between the Parties relating to the Contract. and the Provisions of the Arbitration & Conciliation Act 1996 shall be applicable to such Arbitration.

#### **12. RESCUE TRAINING**

As a part of maintenance, KONE intends to provide basic training to CUSTOMER with respect to rescuing passengers entrapped in elevators under certain limited circumstances.

The objective of providing rescue training is to enable the CUSTOMER to understand and identify the risks involved in relation to elevator entrapment situations and related rescue operations, what kind of rescue operation is needed, whether the needed rescue operation can be conducted by the CUSTOMER, and further provide knowledge and teach practical skills needed in the rescue operations. The training would include on site demonstration of limited rescue operations that needs to be taken into account when rescuing passengers including the "dos and don'ts".

This training shall be provided by KONE to the CUSTOMER as a one-time exercise free of cost at the request of CUSTOMER, for any two of the representatives nominated by the CUSTOMER. Subsequent training required to be provided by KONE at any future point of time shall be chargeable on a mutually agreeable basis.

After providing training, KONE and CUSTOMER shall record the fact of having provided such basic training in the format prescribed by KONE. This shall include the names and positions of the CUSTOMER's representative who have

participated in the said training. KONE shall always keep the determining record of who have participated in the training. The CUSTOMER or their representative who has been so trained can thereafter engage in rescuing passengers entrapped in an elevator using solely the methods as trained by KONE.

The CUSTOMER and their representatives acknowledge and understand that they shall not engage in rescue operations for which they are not trained and shall not attempt to rescue any persons following processes, other than those for which they have been trained by KONE. This training shall be valid only for the validity of this contract.

CUSTOMER hereby voluntarily release, forever discharge and agree to indemnify and hold harmless KONE, its directors, officers, employees, agents, subcontractors, volunteers and all other persons or entities acting in any capacity on behalf of KONE from any and all liability, claims, demands or causes of action which may be in any way connected with the participation of the CUSTOMER and/or their representatives in the training activity including all such claims which allege negligent acts or omissions of KONE.

It is specifically agreed that the training provided by KONE shall not absolve the CUSTOMER or their representatives from any negligent and/or any acts of omission or commission that may result in any accident / cause damage either to the entrapped passengers or to the property. KONE shall not be held responsible for any consequences arising out of rescue undertaken by the CUSTOMER or their representatives whether the rescue is happening before, during or after any training provided by KONE. CUSTOMER agrees to indemnify KONE, its directors, officers, employees, agents, subcontractors, volunteers and all other persons or entities acting in any capacity on behalf of KONE against claims, demand, prosecution and/or any charge arising therefrom.

#### **13. MISCELLANEOUS**

The Contract constitutes the entire agreement between the Parties, and supersedes all prior negotiations, understandings, representations, and agreements between the Parties, if any. The CUSTOMER represents and warrants that in deciding to enter into the Contract, the CUSTOMER has not relied on any information supplied or statements made by KONE except those set forth in the Contract. The Contract may be amended or varied only by a written instrument signed by duly authorized representatives of both Parties. Any purchase order issued by the CUSTOMER in connection with the Maintenance Services shall be deemed to be issued for the CUSTOMER's administrative billing purposes only, and the Parties hereby intend that the terms and conditions of the Contract shall exclusively govern any services to be provided hereunder. None of the conditions of the Contract shall be considered waived by either Party unless such waiver is given in writing by the Party. No such waiver shall be a waiver of any past or future default, breach or modification of any of the conditions of the Contract, unless expressly stipulated in such waiver. This Contract can be freely assigned by KONE to any other KONE within KONE group without the prior consent of the Customer. Notwithstanding any transfer of ownership of the building where the Equipment is located or change of the property manager of the said building, this Contract will continue in full force and effect until the end of the Contract Duration Period.