

Sri

SERVICE AGREEMENT

This Agreement entered into on this the _____ day of _____ 2018 between **M/s. SSM Marketing and Trading Corporation**, a Registered Partnership Firm, having its office at No, _____, Chennai – 600063, represented by its Managing Partner, **Sri. K. SANTHANAM**, S/o Late K.R. Kuppuswamy Iyengar, aged 72 years, herein after called the “**MANAGEMENT**”. Whereas the Term “**MANAGEMENT**”, wherever it occurs represents its successors in office, administrators and assigns.

And

Sri. / Smt. _____, Son / Daughter /Wife of _____, aged _____ years, the Resident of Flat No. _____ Block No. _____, SSM Nagar, Chennai 600063, who has enlisted with “SSM Senior Citizen Service” hereinafter called the “**RESIDENT**” and the term “**RESIDENT**”, wherever it occurs represents his/her legal heirs.

Whereas the Management has established the “SSM Senior Citizen Service”, an Institution to serve the Senior Citizens, who own a Flat in SSM Nagar, Chennai 600 063. Whereas, the Resident, after satisfying with the rules and regulations and the facilities provided by the Management, on application has enlisted for availing services as entered into under this Agreement.

Sri. K. Santhanam, the Founder and the Managing Partner of this Institution has already experienced for 12 years in the service of taking care of Senior Citizen with love and affection, providing them the prestigious, peaceful, honourable and happy living and has expressed his desire and willingness to take care of the “RESIDENT” herein under the terms and conditions laid down hereunder.

The RESIDENT is the owner/occupant of the Flat No. ____ in Block No. ____ in SSM Nagar, Chennai 600063 has requested the “MANAGEMENT” to provide him/her with all required amenities, services, comforts for lifetime and has given his/her consent to pay the charges thereon fixed by the MANAGEMENT, from time to time.

Both the “MANAGEMENT” and “RESIDENT” have agreed to reduce their terms and conditions in writing and accordingly.

NOW THIS AGREEMENT WITNESSETH AS FOLLOWS:

1. Each member of the same family, living in a Flat in SSM Nagar will be treated as an independent occupant for the purpose of providing services, on individual application to the “MANAGEMENT”.
2. Each applicant, to avail the services from the “MANAGEMENT” has to pay a refundable Caution Deposit of Rs.2.00 lakhs (Rupees Two Lakhs only) along with the application by cheque / demand draft.
3. The said Caution Deposit paid by the RESIDENT will not carry any interest and the same will be refunded by the MANAGEMENT on termination of this Agreement.

4. The “RESIDENT” can terminate the contract any time, during his/her lifetime by giving 30 days’ notice, in advance.

The Caution Deposit will be refunded to the Resident, after adjusting the charges payable, till the date of termination of the agreement, within 30 days from the date of termination of the Contract.

5. The “RESIDENT” is legally entitled to avail all the services committed by the “MANAGEMENT” for life time. “THE MANUAL” of the Management signed both by the Resident and the Management will be part and parcel of this Agreement for fulfilling the obligations on both sides.

The following are the services that are included in the Monthly Fixed Charges.

S.No.	Services	Independent Living	Assisted Living	Nursing Care Living	Chronically ill and immobile
1	Vegetarian Food	✓	✓	✓	
2	House Keeping	✓	✓	✓	
3	Spiritual Activities (Temple)	✓	✓	✓	
4	Library	✓	✓	✓	
5	Recreation	✓	✓	✓	
6	Angadi	✓	✓	✓	
7	Festival & Religious Functions	✓	✓	✓	
8	Internal Transport	✓	✓	✓	
9	Routine Medical Check-up	✓	✓	✓	✓
10	Attendant Service		✓	✓	✓
11	Nursing Service			✓	✓
12	Bed Charge			✓	
13	Room Charge		✓		

All other services that are made available on written request will be charged extra.

6. The "MANAGEMENT" undertakes the responsibility to co-ordinate/communicate to the Nominee, in the event of any health issue and will keep them informed about all the process and developments, from time to time.
7. The "MANAGEMENT" assures and guarantees that all the services will be on demand/call and made available on 24X7 as enumerated in "THE MANUAL".
8. The monthly bill has to be settled by the RESIDENT before 5th of the succeeding month, through on-line transfer to the Bank Account of the "MANAGEMENT".
9. There will not be any cash transaction whatsoever on day to day basis. All services will be on request and on acknowledgement and to be settled once a month on submission of the monthly bills. All such payments will be duly acknowledged.
10. The terms and conditions of this Agreement, shall be altered, amended, from time to time with mutual consent.

IN WITNESS WHEREOF THE MANAGEMENT AND THE RESIDENT HAVE SET THEIR RESPECTIVE HAND AND SIGNATURE ON THE DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.

WITNESSESS:

1.

MANAGEMENT

2.

RESIDENT