

Terms of Use

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Welcome to rentads.in ('Rent Ads')! We are an online marketplace connecting people in the real estate market. Rent Ads provides you with access to a variety of services, including but not limited to the www.rentads.in website (the "Website") and Rent Ads mobile applications and all the products and services available through our website (collectively the "Services"). These Terms of Use (the "Terms") govern access to and use of Rent Ads Services. This website is owned and operated by Rajeswari Sana Systems Private Limited, a company incorporated under the Indian Companies Act, 2013, and having its principal place of business at 1028, 24th A Cross, 23rd Main, HSR Layout, 2nd Sector, Bangalore 560102, Karnataka, India.

Please read these Terms carefully before using our services. By accessing our website and using our services, you explicitly agree to comply with and be bound by our Terms and Privacy Policy. Please read them carefully, if you do not wish to be bound by these Terms, if you do not understand the Terms, or do not accept any part of them please do not use our website and/or services.

User Account

When you submit your data to register to use our services, we will require you to provide your name, e-mail address, contact number and a password of your choosing, preferred mode of funding instrument, details of the funding instrument and copy of the loan account details, if applicable. As mentioned above, your e-mail address/contact number will be your username for login purposes. You additionally will have to update the owner's contact details, property details, rent and advance amount to be paid towards rental deposit and principal amount with respect to the home loan services as may be applicable.

You agree and understand that this website and the contents are intended for people who are 18 years of age or above. You hereby represent that you are 18 years of age or above and competent to contract within the meaning of section 11 of the Indian Contract Act, 1872. Any registration information you provide must be true, accurate, current and complete.

Please note that only one username and password should be created per user. Rent Ads reserves the right to verify this information before enabling an account. The account can be rejected or disabled if found to be a broker account or for any other reason that Rent Ads finds suitable and which it is not liable to state or justify.

For property listings, your profile may not include any of the following content: telephone numbers, any photographs containing nudity, profanity, or obscene, lewd, excessively violent, harassing, sexually explicit or otherwise objectionable subject matter. Please notify us in case you spot any misuse of the service.

You are responsible for maintaining the confidentiality of your password and account, and are fully responsible for any activities that occur under your account, with or without your knowledge. If you knowingly give your login and password information to another person, we may suspend or terminate your account, in addition to any other remedies available to us. You must immediately

notify us if you become aware of any unauthorized use of your password or account or any other breach of security. We cannot be liable for any loss or damage arising from your failure to comply with this paragraph. You understand and agree that Rent Ads may, at its sole discretion, terminate your access to the website without notice and you waive any right to claim access to the website or any other claim that you may have. Any data of your usage may be retained or deleted at the sole discretion of Rent Ads.

Transaction

To make payments, you agree to provide a valid funding instrument (credit card/debit card/cheques/Internet Banking details) to load money into your electronic value balance. When you have successfully completed this transaction, we will then transfer that amount to the owner. The owner details and the respective account details for the owner will have to be verified by you and you alone as an account user will be responsible to verify and authenticate the details of the owner of the property.

Pay attention to the details of the transaction, because your total price may include taxes, all of which you are responsible for funding. Rent Ads does not charge any convenience or Internet fee as such. For commercial properties, you hereto agree to pay the total rent value via using our services and the applicable taxes will be paid by you directly to the civic authorities and government bodies as applicable. We shall not be liable or responsible to pay taxes on your behalf to such bodies.

Due to technical limitations if any, we are unable to transfer the money to the owner, we will provide refunds ONLY by reversing the exact amount transacted by using the Services, to the mode of funding instrument.

Third-Party Links, Sites, and Services

Our website may contain links to third-party websites, advertisements, services, special offers, or other events, activities, or content (collectively "Third-Party Materials"). These Third-Party Materials are not under the control of Rent Ads. We are providing these links to you only as a convenience, and the inclusion of any link does not imply affiliation, endorsement, or adoption by us of the website or any information contained therein. Whenever you leave our website by accessing the third-party materials, you will be governed by the terms and conditions of such Third-Party Materials.

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You may use Rent Ads to browse, locate, view, and/or download services for your mobile, computer or other supported device. Rent Ads is not responsible for any content made available through Rent Ads originating from a source other than Rent Ads and does not endorse such content.

Acceptable use

If the owner is found to be displaying broker behaviour then Rent Ads reserves the right to ban the owner. This includes using the owner-details from Rent Ads site directly or indirectly for asking the brokerage from our customers or/and using the site for a diverse set of properties which exhibit broker behaviour.

You must not use this website or services in any way that causes, or may cause, damage to the website or impairment of the availability or accessibility of the website; or in any way, which is unlawful, illegal, or fraudulent.

You must not reproduce, duplicate, copy or otherwise exploit material on this website for a commercial purpose except for content specifically and expressly made available for such purpose. You must not use this website to transmit or send unsolicited commercial communications.

You must not use this website to copy, store, host, transmit, send, use, publish or distribute any material which consists of (or is linked to) any spyware, computer virus, Trojan horse, worm, keystroke logger, rootkit or other malicious computer software.

You must not conduct any systematic or automated data collection activities (including without limitation scraping, data mining, data extraction and data harvesting) on or in relation to this website without Rent Ads express written consent.

No warranties

Rent Ads is an intermediary as defined under sub-clause (w) of Section 2 of the Information Technology Act, 2000.

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Nothing herein, excludes or limits any warranty implied by law that it would be unlawful to exclude or limit Rent Ads liability in respect of any death or personal injury caused by Rent Ads negligence; and fraud or fraudulent misrepresentation on the part of Rent Ads.

INDEMNITY

You hereby indemnify Rent Ads and undertake to keep Rent Ads indemnified against any losses, damages, costs, liabilities and expenses incurred or suffered by Rent Ads arising out of any breach by you of any provision of the Terms, or arising out of any claim that you have breached any provision of these Terms.

ASSIGNMENT

We may transfer, sub-contract or otherwise deal with Rent Ads rights and/or obligations under these terms and conditions without notifying you or obtaining your consent.

SEVERABILITY

If a provision of the Terms is determined by any court or other competent authority to be unlawful and/or unenforceable, the other provisions will continue in effect. If any unlawful and/or unenforceable provision would be lawful or enforceable if part of it were deleted, that part will be deemed to be deleted, and the rest of the provision will continue in effect.

GOVERNING LAW AND JURISDICTION

By accessing the website and services you agree that the laws prevailing in India shall be the governing laws in all matters relating to these Terms. Courts at Bangalore, India alone shall have the exclusive jurisdiction in all matters relating to the use of these Terms, irrespective of the territory and jurisdiction of your access to the Website.

COPYRIGHT POLICY

Rent Ads respects the intellectual property of others, and we ask our users to do the same. If you believe that your own copyrighted work is accessible on the Site in violation of your copyright, you may provide us a written communication including a statement by you that you have a good faith belief that the disputed use is not authorized by the copyright owner, its agent, or the law. You can e-mail us your notification of alleged copyright infringement at info@rentads.in.

AMENDMENTS

We will alert you, by putting up a notification on the website before rolling out the new or amended Terms and give you the opportunity to review the revised terms before continuing to use our services. Your continued use of the services, following notice of the changes to our terms, policies or guidelines, constitutes your acceptance of our amended terms, policies or guidelines.