



## INITIAL CONTRACT OF SALE

**Contract No.** 441986/2025

This contract is made on 12/06/2025 by and between :

### PROPERTY INFORMATION

|                        |                        |                        |                |
|------------------------|------------------------|------------------------|----------------|
| <b>Property Name:</b>  | Weybridge Gardens/410  | <b>Property Type:</b>  | Studio         |
| <b>Developer Name:</b> | LEOS DEVELOPMENT L.L.C | <b>Land Number:</b>    | 1690           |
| <b>Project Name:</b>   | Weybridge Gardens      | <b>Area:</b>           | Wadi Al Safa 5 |
| <b>Net Sold Area:</b>  | 50.35 Sq.M.            | <b>Property Value:</b> | 515134 AED     |
| <b>Common Area:</b>    | 36.04                  | <b>Original Price:</b> | 515 134.00 AED |

**Mortgage Status** Not Mortgage

### PARTIES

#### SELLER(S)

|                             |                        |                   |         |
|-----------------------------|------------------------|-------------------|---------|
| <b>Participant Name En:</b> | LEOS DEVELOPMENT L.L.C | <b>Type:</b>      | Company |
| <b>Participant Name Ar:</b> | ليوس للتطوير ش.ذ.م.م   | <b>License #:</b> | 1103067 |
| <b>Participant Number:</b>  | 5862077                |                   |         |
| <b>Area:</b>                | 50.35 Sq.M             |                   |         |

#### BUYER(S)

|                             |                               |                         |             |
|-----------------------------|-------------------------------|-------------------------|-------------|
| <b>Participant Name En:</b> | AVISHAN GHASEM MEHRANISOROUGH | <b>Type:</b>            | Person      |
| <b>Participant Name Ar:</b> | أويشن قاسم مهراي سروش         | <b>Nationality:</b>     | Iran        |
| <b>Participant Number:</b>  | 7106686                       | <b>Passport #:</b>      | J61588164   |
| <b>Area:</b>                | 50.35 Sq.M                    | <b>Passport Expiry:</b> | 13/Feb/2028 |
| <b>UAE Id Number:</b>       |                               |                         |             |



441986/2025

This Contract is Signed electronically and does not require office stamp or signature

هذا العقد صادر الكترونيا ولا يحتاج إلي ختم أو توقيع



## INITIAL CONTRACT OF SALE

### VOUCHERS LIST

|                          |                                  |                             |             |
|--------------------------|----------------------------------|-----------------------------|-------------|
| <b>Number/Year:</b>      | 305037/2025                      | <b>Voucher Amount:</b>      | 10323 AED   |
| <b>Voucher Date:</b>     | 12/06/2025                       | <b>Receipt Number/Year:</b> | 273837/2025 |
| <b>Participant Name:</b> | AVISHAN GHASEM<br>MEHRANISOROUSH | <b>Receipt Date:</b>        | 12/06/2025  |
| <b>Number/Year:</b>      | 305038/2025                      | <b>Voucher Amount:</b>      | 10323 AED   |
| <b>Voucher Date:</b>     | 12/06/2025                       | <b>Receipt Number/Year:</b> | 273838/2025 |
| <b>Participant Name:</b> | LEOS DEVELOPMENT L.L.C           | <b>Receipt Date:</b>        | 12/06/2025  |



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