

USEFUL INFORMATION.

Weekly tenants are required to give a Week's notice or pay a Week's rent prior to removal; and on the day of leaving the key must be delivered to the landlord or his agent BEFORE 12 o'clock at noon.

On removal the tenant is liable to make good all broken windows, or to pay their equivalent in money, before the key is accepted by the landlord or his agent and the tenancy voided.

A tenant is required to take all reasonable and proper care of the premises he occupies. Should he pull down any part thereof, destroy any of the walls, remove or in any way injure the wainscots, floors, chimney-pieces, or any of the fixtures belonging to the landlord, he will thereby render himself liable to an action for damages.

A notice to quit in cases where the tenancy is a yearly one must expire on the day of the month on which such tenancy commenced.

When a tenant has received notice to quit, and persistently refuses to give up possession, the landlord may bring an action for ejectment, and sue for double value.

To remove goods with intent to cheat the landlord of his rent is illegal, and renders the party so offending liable to serious consequences. The 2nd Geo. II., ch. 19, secs. 3, 4, 5, enacts that "If a tenant or assistant fraudulently or clandestinely remove goods from the premises, to prevent the landlord or his agent from distraining them for rent in arrears, the landlord or his agent may within thirty days next after such removal take and seize them wherever they may be found; and any tenant or assistant removing goods to prevent distress shall pay the landlord double the value of the goods, if under the value of £50, and the justices have the power to commit for six months if the money is not paid."

When property changes hands, a tenant stands precisely in the same position with the purchaser as he did with his landlord the former owner, and cannot quit without giving the required notice.

Memorandum—

It and
following condition, the House, No.
commencing from

agrees to
agrees to rent on the

notice of
either party on any rent day previous to quitting; and to leave the house in the same tenantable condition as when entered. Any dilapidation or damage to be made good, nor the amount charged for doing so to be paid by

A written
to be given by

and to give up the key and possession to no other person than
or whom he may appoint.

Signed,

RENT BOOK



Tenant's Name

Mr W Cook

3 Chapel Road

Rent per Week

Address Debenham

1925

Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.
Oct 18	19			19	W. J. ...
" 25	19			19	W. J. ...
Nov 1					
" 7	36			36	W. J. ...
1926					
April 12	186		cash recd	50	
" 19				50	W. J. ...
" 26				50	W. J. ...
May 1				50	W. J. ...
" 15				50	W. J. ...
" 29				50	W. J. ...
June 12				50	W. J. ...
" 26				50	W. J. ...
July 17				50	W. J. ...
Sept 14				50	W. J. ...
" 18				26	W. J. ...
" 25				50	W. J. ...
Oct 2				50	W. J. ...
" 9				50	W. J. ...

1926

Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.	Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.
Oct 11 ^A	149					Feb 19				19	W.L.
Nov 6		back		157-	W.L.	25				19	W.L.
13		back		50	W.L.	Mar 4				19	W.L.
20		back		50	W.L.	11				19	W.L.
Nov 22	due 3	back		20	W.L.	18				19	W.L.
27				21-	W.L.	25				19	W.L.
Dec 4				19	W.L.	Apr 2				19	W.L.
11				19	W.L.	9				19	W.L.
18				19	W.L.	16				19	W.L.
1927 25				19	W.L.	23				19	W.L.
Jan 1				19	W.L.	30				19	W.L.
8				19	W.L.	May 7				19	W.L.
15				19	W.L.	14				19	W.L.
22				19	W.L.	21				19	W.L.
29				19	W.L.	28				19	W.L.
Feb 5				19	W.L.	Jun 5				19	W.L.
12				19	W.L.	12				19	W.L.
				19	W.L.	19				19	W.L.

1927

Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.	Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.
June 26				19	W.L.	July 9				19	W.L.
July 2				19	W.L.	Nov 5				19	W.L.
9				19	W.L.	12				19	W.L.
16				19	W.L.	19				19	W.L.
23				19	W.L.	26				19	W.L.
30				19	W.L.	Dec 3				19	W.L.
Aug 6				19	W.L.	10				19	W.L.
13				19	W.L.	17				19	W.L.
20				19	W.L.	24				19	W.L.
27				19	W.L.	31				19	W.L.
Sept 3				19	W.L.	1928				19	W.L.
10				19	W.L.	Jan 7				19	W.L.
17				19	W.L.	14				19	W.L.
24				19	W.L.	21				19	W.L.
Oct 1				19	W.L.	28				19	W.L.
8				19	W.L.	28th 4				19	W.L.
15				19	W.L.	11				19	W.L.
22				19	W.L.	18				19	W.L.
				19	W.L.	25				19	W.L.

1928

1928

1928					1928						
Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.	Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.
Mar 3				19	W	July 7				of	W
10				19	W	14				of	W
17				19	W	21				of	W
24				19	W	28				of	W
31				19	W	Aug 5				of	W
Apr 7				19	W	12				of	W
14				21	W	19				of	W
21				of	W	26				of	W
28				of	W	Sep 2				of	W
May 5				of	W	8				of	W
12				of	W	15				of	W
19				of	W	22				of	W
26				of	W	29				of	W
June 2				of	W	Oct 6				of	W
9				of	W	13				of	W
16				of	W	20				of	W
23				of	W	27				of	W
30				of	W	Nov 3				of	W

1928

Date.	Rent Due.	Rent Received.	Arrears.	Paid on a/c of Arrears.	By whom Received.
Nov 10				of	Wm
17				of	Wm
24				of	Wm
30				of	Wm
Dec 7				of	Wm
14				of	Wm
21				of	Wm
28				of	Wm
1929 Jan 5				of	Wm
12				of	Wm
19				of	Wm
26				of	Wm
Feb 2				of	Wm