

DATE AND PARTIES

THIS DEED OF GUARANTEE is made on theday of 20..... BETWEEN

(1)..... of.....
(‘the Guarantor’)
and
(2)..... of.....
(‘the Landlord’)

DEFINITIONS

1 In this document the following terms shall have the following meanings: -

‘*Obligation*’ - means the tenant’s obligation in the Tenancy Agreement to pay the rent reserved by and perform and observe the covenants and conditions contained in it.

‘*Tenancy Agreement*’ - means a tenancy agreement of
(property).....
dated the day of20..... and made between the Landlord and the Tenant and it includes any statutory periodic tenancy created thereafter.

‘*Tenant*’ -means (name)..... of.....

CONSIDERATION

2 The consideration for this guarantee is the Landlord’s agreement at the Guarantor’s request to enter into the Tenancy Agreement with the Tenant.

Name and address of Guarantor

Name and address of Landlord

.....
.....
.....

GUARANTEE

- 3 The Guarantor covenants with the Landlord that the Tenant shall pay all rent made payable by and perform and observe all the covenants and conditions contained in the Tenancy Agreement to be performed and observed by the Tenant and will compensate the Landlord in full on demand for all liabilities incurred by the Landlord in respect of the Obligation.
- 4 This Guarantee shall not be discharged by any indulgences in respect of the Obligation given by the Landlord to the Tenant.
- 5 The Guarantor undertakes that if the Tenant’s funds are insufficient to discharge the Obligation as and when it becomes payable the Guarantor shall on written demand pay to the Landlord the amount of any deficiency.
- 6 It is agreed that there shall be no ‘cooling-off’ period or right to cancel this agreement, and that the provisions of the Consumer Protection (Distance Selling) Regulations 2000 shall not apply.

SIGNED AS A DEED by the Guarantor }

in the presence of (Witness) } Name PRINTED

Address of Witness }

SIGNED AS A DEED

by the Landlord }

in the presence of (Witness) } Name PRINTED

Address of Witness }