



Woking

Memorandum of Agreement

made and entered into this Thirtieth — day of November
One thousand nine hundred and twenty-three BETWEEN Messrs
Parks Dairies Limited of Numbers 5 to 9 Bethnal Green Road
London E. 1. in the County of London (hereinafter called
"the Landlords") of the one part and Mr Harold Gibbons of
Number 14 The Broadway Woking in the County of Surrey
(hereinafter called "the Tenant") of the other part ———

WHEREBY the Landlords agree to let and the Tenant agrees to
take ALL THAT Top Flat comprising a large Front Sitting room
Bedroom Kitchen and scullery on the Second Floor a large
Attic on the Third Floor and the use of the Bathroom and
Lavatory on the First Floor in common with the Landlords
other tenant situate and known as Number 37 Chertsey Road
Woking in the County of Surrey with the appurtenances thereto
belonging on a Quarterly tenancy commencing the First day
of December One thousand nine hundred and twenty-three at
the clear yearly rental of Fifty-two Pounds (£52) inclusive
of all rates and taxes and other outgoings (which are to be
paid by the Landlords) payable quarterly in advance on the
First day of December the First day of March the First day
of June and the First day of September the First of such
quarterly payments to be paid on the First day of December
One thousand nine hundred and twenty-three when vacant
Possession shall be given of the premises ———

AND THE TENANT HEREBY AGREES:-

To pay the rent at the times and in the manner aforesaid
without any deduction or abatement whatever ———

To keep and maintain the messuage and premises (except
external walls roof and drains) in a good and tenantable
state of repair and condition and to permit as well the
Landlords their Agents or Workmen twice in every year at
convenient times of the day to enter into and view the state

and condition of the messuage and premises and at the expiration or sooner determination of the tenancy to yield up peaceable possession of the messuage and premises in good and tenantable repair and condition (reasonable wear and tear and damage by fire tempest and flood only excepted)-

Not to hold or suffer to be held in or upon the premises any sale by Auction -----

To keep and use the messuage and premises as and for a Private dwellinghouse only -----

Not to alter or vary the premises nor to assign or underlet them or any part thereof without the previous consent in writing of the Landlords first had and obtained -----

To permit a printed written or other notice to be displayed upon some conspicuous part of the premises during the last three months of the tenancy notifying they are to be let or sold and also permit applicants with orders from the Landlords or their Agents at all reasonably convenient times of the day to enter and view the premises -----

To pay the cost of fair copies of this Agreement (viz: £1.1.0) and the stamp duties payable thereon -----

AND THE LANDLORDS HEREBY AGREE:-

To keep the external walls roof and drains (unless blocked through the carelessness or fault of the tenant or his servants) in good and substantial repair -----

That the tenant punctually paying the said quarterly rent and observing and performing his part of this agreement shall quietly occupy and enjoy the said messuage and premises for the term hereby created without any disturbance from or by the said Landlords -----

PROVIDED that in case the said premises or any part thereof shall be destroyed or so damaged by fire as to be unfit for use and occupation then the rent hereby reserved or a fair and just proportion thereof according to the nature and extent of the damage sustained shall cease to be payable until the said premises shall have been rebuilt reinstated and made

fit for habitation _____
AND it is mutually agreed that the tenancy herein created shall be terminable by either party to this agreement giving to the other three calendar months previous notice in writing to terminate the tenancy _____

PROVIDED ALWAYS and this Agreement is upon the express condition that should the said rent or any part thereof be in arrear and unpaid for the space of twenty one days after any of the days herein appointed for the payment thereof whether the same shall have been legally demanded or not it shall be lawful for the Landlords or their Agents to enter into the said premises or any part thereof in the name of the whole and repossess retain and enjoy the same as in their first and former estate and the tenancy hereby created shall thereupon be at an end but without prejudice to any of the legal rights and remedies of the Landlords _____

FOR AND ON BEHALF OF
PEARKS DAIRIES LIMITED.

Signature *J. G. Stephenson* Assistant Secretary.

AS WITNESS the hands of the said Parties hereto-

Witness: *Name* *W. Sparks Junr*
Address *6 Downfield Road Walthamstow London E17*
Occupation *Shophand Dept.*

HERITAGE WALKS ARCHIVE DOCUMENT



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