

**DEED OF GUARANTEE FOR PAYMENT OF RENT AND OBSERVANCE OF
TERMS OF THE TENANCY AGREEMENT BY A TENANT**

To: *The Landlord/Agent named in the Tenancy Agreement referred to below*

DEED OF GUARANTEE

IN CONSIDERATION of your having agreed to accept(‘the
Tenant’) as *a tenant* of your property at
upon the terms of the Tenancy Agreement, a copy of which I confirm that I have received.

Now I, (insert full *name of guarantor*)
of.....

GUARANTEE the performance and observance by the Tenant of the terms of the Tenancy Agreement upon the following conditions:

- 1 If the Tenant defaults in the performance or observance of any of the provisions on the part of the Tenant contained in the Tenancy Agreement for the space of *7 days*, I will upon a written request by you pay to you all rent, losses, damages, expenses and costs that you shall be entitled to recover by reason of such default.
2. This Guarantee shall not be revocable or discharged by my death or by the death or bankruptcy of the Tenant.
3. This Guarantee shall apply for the whole period of the Tenancy Agreement and any continuation extension renewal or re-grant of a Tenancy Agreement and to any increased rental as if this indemnity were incorporated in full in such continued extended renewed or re-granted Tenancy Agreement.
4. This Guarantee shall not be discharged by your giving the Tenant time in which to meet the Tenant’s rent or other indulgence in respect of his obligations under the Tenancy Agreement.

SIGNED AS A DEED by the said (Guarantor’s signature)

(print full name of Guarantor)

In the presence of: (independent adult witness not related to you)

Witness’s signature:

(print) Name :

Address:

.....

Dated: