

LEASEHOLD REFORM HOUSING AND URBAN DEVELOPMENT 1993
Section 42 Notice
NOTICE OF CLAIM TO EXERCISE RIGHT

To: **John Brown** ("the Landlord")

of: **56 Northdale Road, Newtown, Newcastle, NE1 3FH**

From: **Roy Smith**

of: **2 Clifton Street, Oldtown, Newcastle, NE12 46Y**

1. The address of the flat in respect of which [I]/[we]* claim a new lease under Chapter II of Part I of the Lease Reform, Housing and Urban Development Act 1993 ("the 1993 Act") is **6A Clifton Street, Oldtown, Newcastle, NE12 46Y**

2. Particulars of [my]/[our]* lease for identification purposes is as follows:-

Date: **4th August 2001**

Parties: **John Brown [1]**

Walter Smith and Julie Smith [2]

Term granted: **99 years**

Date of Commencement of Term: **1st August 2001**

3. The premium which [I]/[we]* propose to pay for the grant of the new lease is (in numeric and words) **£4000 (four thousands pounds)**

4. Other amounts to be paid in accordance with Schedule 13 of the Act (please state or insert N/A): **N/A**

5. The terms which the [I]/[we]* propose should be contained in the new lease are:

(a) Term: 90 years from **[31st July 2100]**

(b) Rent: at a peppercorn

(c) Other terms: otherwise on the same terms as the existing lease with such modification as required by Section 57 of the 1993 Act.

(d) Other:

6. The person appointed by [me]/[us]* to act for [me]/[us]* in connection with this claim is
Myself
7. The address in England and Wales at which notices may be given under Chapter II of Part I of the 1993 Act is 2 Clipton Street, Oldtown, Newcastle, NE12 46Y
8. The date by which you must respond to the this notice by giving a Counter Notice under Section 45 of the 1993 Act is: 4th October 2019
9. Copies of this Notice are given to (if none then insert N/A):
Manson and Co, 5 High Street, Oldtown, Newcastle, NE4 5DS

Dated: 1st October 2019

SIGNED by the Qualifying Tenant as defined by the 1993 Act

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[Roy Smith : 2 Clipton Street, Oldtown, Newcastle, NE12 46Y]