**IN THE REPUBLIC OF TRINIDAD AND TOBAGO**

***Rental Agreement***

**THIS AGREEMENT** is made this 23rd day of November in the Year of Our Lord Two Thousand and Ten BETWEEN JANICE JOSEPH of Pole #51 Picton Road, Laventille, in the Island of Trinidad (hereinafter called “the Owner” of the One Part and JOSEPH and AVIAN FRANCIS (hereinafter called the Tenants” of the Other Part.

**WHEREAS** the Owner is in possession of All that premises situate at 23 C Redhill, Fort George Road,St.James and the Tenant wishes to let same for a period of one years on a monthly rental basis at a rental of $700 ( Seven hundred dollars ) on the following terms.

1. The Contract shall take effect from 1st of December , 2010 the date of the first payment of rent is made) and shall remain in force for a period of one calendar year up to and including 31st of December2011, Unless sooner cancelled by both parties by giving a notice of one full month to quit the tenancy.
2. The rent for premises shall be Seven hundred Dollars per month and shall be payable in advance of the month that it becomes due.
3. The Owner shall pay all the rates of Water, taxes and electricity.
4. On the mutual agreement of the Tenant and the Owner, the Contract may be renewed after it expires of one (1) year.
5. The Tenant shall be legally obligated to relinquish occupancy of the premises if each and every term and condition is not observed on his part.
6. The Tenant shall let the premises for a period of one year days at the rental stated above.
7. The Premises rented must be kept in good and proper condition at all times and must be relinquished in such conditions on the expiration of this Contract.
8. The premises must be kept in clean and sanitary conditions at all times.
9. Failure to pay rent as stipulated in pargraph 2 above will render this Contract null and void and the Tenant would be required to relinquish tenancy or comply with the rulings of a Court of Law.

**IN WITNESS WHEREOF** the parties hereto have set their hands the day and year first hereinabove written.

**SIGNED** by the within named \*

**JANICE JOSEPH**  as and for \*

his act and deed \*

in the presence of:- \*

\*

\*

**SIGNED** by the within named \*

# JOSEPH FRANCIS \*

# as and for his act and deed \*

# in the presence of:- \*

\*

**SIGNED** by the within named \*

# AVIAN FRANCIS \*

# as and for his act and deed \*

# in the presence of:- \*

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