

GUARANTOR AGREEMENT



The below form is to confirm your role as the guarantor to the tenant stated below, the information provided below will be used to carry out reference checks and will act as a confirmation of your role as guarantor. Please ensure the all details are read and fully understood before signing and returning to Thompsons Letting.

SECTION A - Tenancy Details

The below details are in relation to the tenant and the tenancy in which they have agreed as part of their letting. Any reference to the tenant and their agreement is relating to the detail stated below.

Property:

Tenant Name:

Rental Amount (Per Calendar Month):

Security (Full) Deposit:

to be held in accordance with the Deposit Protection Scheme

Proposed Tenancy Start Date:

Utilities & Responsibilities:

SECTION B - Guarantor Information

Full Name

Date of Birth

Occupation

Relationship with Tenant

Email Address

Mobile Number

Address (First Line)

City

Post Code

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	YES	NO
Do you have a criminal record?	<input type="checkbox"/>	<input type="checkbox"/>
Have you ever had any County Court Judgement against yourself?	<input type="checkbox"/>	<input type="checkbox"/>
Are you a homeowner?	<input type="checkbox"/>	<input type="checkbox"/>

SECTION C - Terms of Guarantor

- The Landlord agrees to let the Property to the Tenant(s). In consideration of this, the Guarantor agrees to act for the Tenant(s) should he/they fail, for any reason, to meet the financial commitments arising from the Tenancy Agreement entered into in respect of the Property.
- This Guarantor Agreement refers to the current tenancy being undertaken and any extension or renewal of that tenancy. All references to the Landlord herein shall be deemed to include the Landlord's Agent or any person authorised to act on the Landlord's behalf.
- The Guarantor undertakes to pay to the Landlord from the date of this Agreement from time to time the Rent within 10 days of receipt of a written demand from the Landlord or his Agent addressed to the Guarantor if the Tenant following demand has not paid the amount being demanded when it was due under the Tenancy Agreement.
- The Guarantor shall pay and make good to the Landlord on demand all reasonable losses and expenses of the Landlord incurred as a result of default by the Tenant in the performance or observance of the Tenant's covenants under the Tenancy Agreement. Any failure of the Landlord in demanding or collecting the Rent when it falls due, and any time to pay which may be given to the Tenant by the Landlord shall not release the Guarantor or in any way affect the liability of the Guarantor under this agreement. Should the Guarantor die during the currency of this agreement, the Guarantor's estate will be liable as surety and co-principal debtor.
- If the tenancy is for a fixed term, then this guarantee applies for the whole of the term and is not revocable during that term.
- If the tenancy is periodic or has become periodic by agreement or the operation of law, then this guarantee may be terminated by written notice by the Guarantor subject to the Tenant vacating at the earliest legally permissible date required for possession. If the Tenant fails to vacate on this earliest date then the guarantee shall continue until the Tenant vacates.
- It is agreed that there shall be no right to cancel this agreement once the tenancy has begun and the Consumer Protection (Distance Selling) Regulations 2000 shall not apply in this case.

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SECTION D – Landlord Detail – C/O Thompsons Lettings

Landlord Name

c/o

Thompson's Lettings

Thompson's Lettings Address

388 Bowthorpe Road, NR5 8AG

Declaration

By signing this document you agree to for Thompson's Letting to contact your employer to confirm your employment and you confirm your association to the above tenant as the guarantor for the property stated above.

Please ensure the below is signed and witnessed before returning to Thompson's Letting.



Guarantor Name:

Guarantor Signature:

Date:

Thompson's Letting will sign on C/O the landlord.

Agent Name:

Agent Signature:

Date:

Next Steps

We will use the information provided to carry out reference checks and cross reference the information to carry out checks. We may require further information and will advise if the referencing has any impact on the main tenancy.