

FD only

THIS LEASE made the 20th day of November 1980 BETWEEN THE COUNTY COUNCIL OF THE ROYAL OF BERKSHIRE of Shire Hall Reading in the County of Berkshire (hereinafter called the Landlord which expression shall where the context so admits include the person for the time being entitled to the reversion immediately expectant on the determination of the term hereby created) of the one part and STRATFIELD MORTIMER PARISH COUNCIL of 28 Croft Road, Mortimer Common Reading aforesaid (hereinafter called the tenant which expression shall where the context so admits include its successors in title) of the other part WITNESSETH as follows:

1. In consideration of the rent and covenants hereinafter reserved and contained the landlord hereby demises unto the tenant all that piece of land adjoining the Fire Station at West End Road Mortimer Common in the County of Berkshire as the same is for the purpose of identification only shown edged red on the plan annexed hereto (hereinafter called the demised land) To HOLD the same unto the tenant for the term of Five years from the 1st day of October 1980 and thereafter from year to year until determined at the end of the said five years or any subsequent year by a six months notice given by either party to the other before 1st April in any year paying therefor the yearly rent of £10 payable annually in advance the first of such payments to be made on the signing hereof and every subsequent payment to become due and payable in advance on the same day in each succeeding year

2. The tenant hereby covenants with the landlord as follows:

- (1) To pay the rent hereinbefore reserved at the times and in the manner aforesaid;
- (2) To pay all existing and future rates assessments and outgoings whether parliamentary local or otherwise now or hereafter imposed or charged upon the owner or occupier of the demised premises except only such as the owner is by law bound to pay notwithstanding any contract to the contrary
- (3) Not to assign underlet or part with the possession of the demised premises without the written consent of the landlord
- (4) To use the demised land only for the purposes of a car park;
- (5) Not to erect on the demised land or any part thereof any building or structure other than those necessary for the parking of vehicles;
- (6) To keep the demised land free of all rubbish and litter and to make

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proper arrangements for the disposal and removal thereof;

(7) Upon the determination of the term to deliver up the demised land in the same condition as it now is;

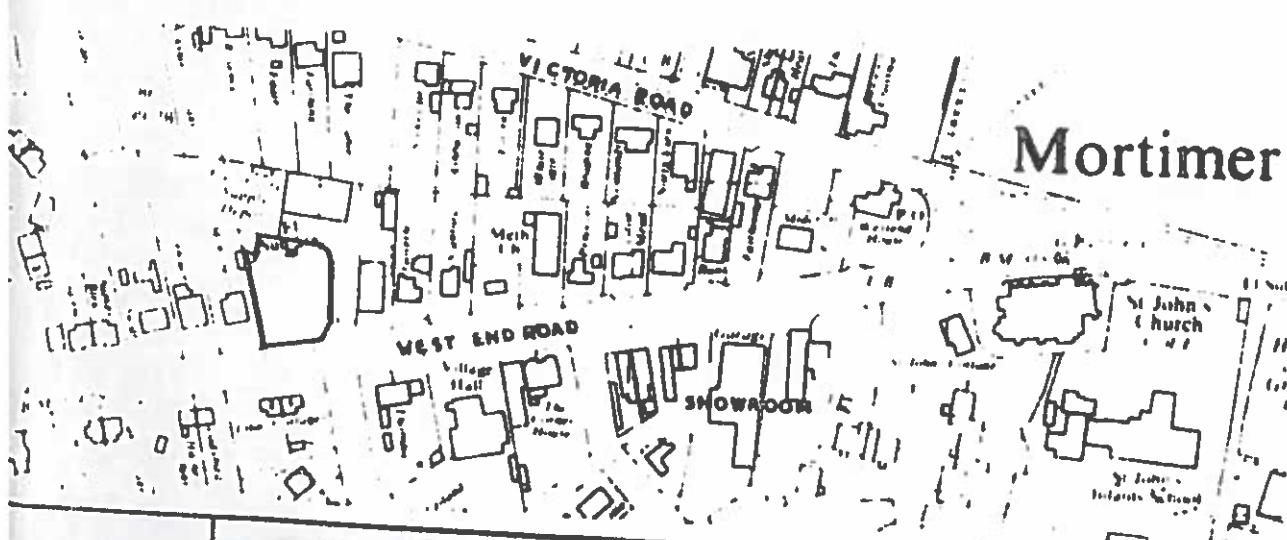
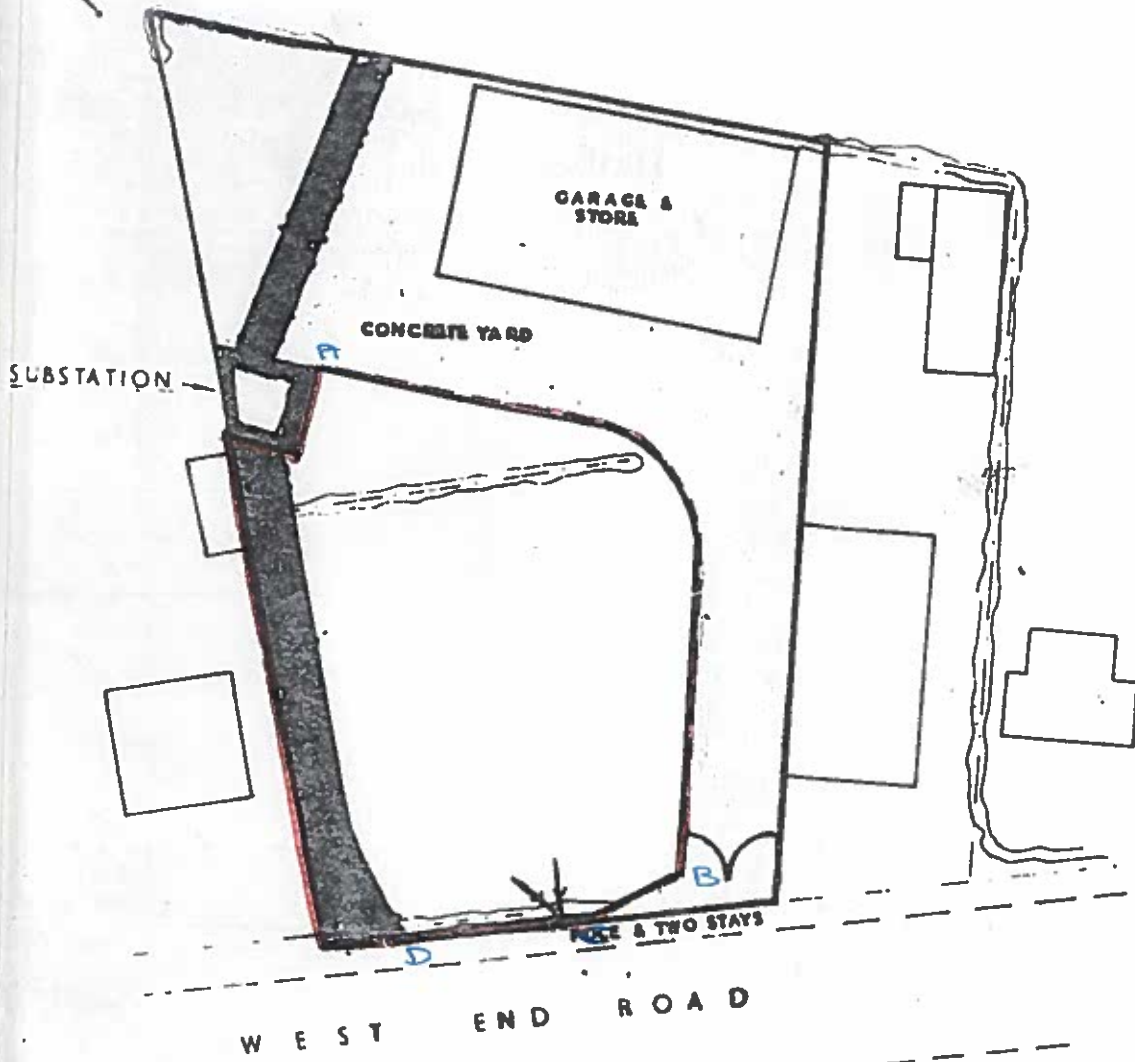
(8) To keep the existing fence shown between the points A-B on the said plan in good repair;

(9) To erect within six months from the date hereof and thereafter to maintain a suitable fence between the points marked B-C and C-D on the said plan

3. The landlord hereby covenants with the tenant that the tenant paying the rent hereby reserved and performing and observing the several covenants on its part herein contained shall peaceably hold and enjoy the demised land during the said term without any interruption by the Landlord or any person rightfully claiming under or in trust for it

4. Provided always that if the rent hereby reserved or any part thereof shall at any time be un-paid for twenty-one days after becoming payable (whether formally demanded or not) or if the covenants on the tenants part herein contained shall not be performed or observed then and in any of the said cases it shall be lawful for the landlord at any time thereafter to re-enter upon the demised land or any part thereof in the name of the whole and thereupon this demise shall absolutely determine but without prejudice to the right of action of the landlord in respect of any antecedent breach of the tenants covenants herein contained

IN WITNESS the Landlord and the duly authorised officers of the Tenant have hereunto set their hands and seals the day and year first before written



southern electricity

WEST END ROAD MORTIMER  
STORES & GARAGE

scale 1/500 & 1/2500

des by

app by

date 18 - 10 - 71

drawing no.

~~THE SEAL of the STRATFIELD MORTIMER  
PARISH COUNCIL was heretofore affixed  
in the presence of:-~~

SIGNED SEALED AND DELIVERED  
By the said IRWIN CYRIL  
JEWELL the Chairman of the  
Stratfield Mortimer Parish Council

  
CHAIRMAN

SIGNED SEALED AND DELIVERED  
by the said DAVID ROBERT  
GRIMWADE the Vice Chairman of the  
Stratfield Mortimer Parish Council

  
VICE CHAIRMAN

In the presence of:-

  
CLERK.

ALAN MICHAEL MASTERS  
The Clerk to the  
Stratfield Mortimer  
Parish Council

DATED 20th November 1980

BERKSHIRE COUNTY COUNCIL

and

STRATFIELD MORTIMER PARISH COUNCIL

LEASE - relating to land at West  
End Road Mortimer

