

LODGER / BED & BREAKFAST LICENCE AGREEMENT

NOTES TO PROPERTY LICENSOR:

This Licence is to be used for letting a furnished room to a lodger or for B&B guests.

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| Licensor: | NAME: whose address is the Property address Tel. No.: Email: |
| Licensee: | NAME: whose address is: Tel. No.: Email: |
| Property Address: | |
| Room: | The room at the Property which has been designated by the Licensor and agreed to be taken by the Licensee. |
| Period: | _____ weeks / months, commencing on _____ [<i>insert date</i>] and ending on _____ [<i>insert date</i>]. |
| Early Termination: <i>[delete if not applicable]</i> | Either party may at any time end this Licence before the end of the Period by giving the other party _____ [<i>days' / weeks' / months'</i>] written notice. |
| Inventory: | The list of fixtures, fittings and personal property of the Licensor at the Property, signed by both the Licensor and the Licensee |
| Services: | The services that the Licensor hereby agrees to provide to the Licensee, being: <ul style="list-style-type: none"> • cleaning of the Room and the Property • providing clean bed linens and towels every ____ day(s) • providing [breakfast / luncheon / dinner] [<i>set out which meals are included</i>] |
| Payments: | £_____ per week / month, payable in advance on the _____ day of each week / month, being payment for the Room and the Services |
| Deposit: | £_____ payable upon execution of this Licence |

THIS LICENCE comprises the above particulars and the terms and conditions hereinafter set forth, whereby the Room is licensed by the Licensor and taken by the Licensee for occupation during the Period, upon receipt by the Licensor of the Deposit and the first Payment.

DATED this ____ day of _____, _____.

Signature of Licensor

Signature of Licensee

THIS IS A 4-PAGE DOCUMENT.