

3/6th South Staff Regt
accommodation 80

Derby

1st Linc. N. Med. Dir
Quartering Comd^g D

Army Form W. 3005.

England & Wales.

10724
2c

AGREEMENT for Premises to be taken for temporary occupation.

ARTICLES OF AGREEMENT made and entered into this

fourteenth

day of

January 1916

Between

Rev. J. Norton

of

45 Breckon Hill Road Derby

(416)

(hereinafter called the Landlord, which expression whenever consistent with the context, shall include his heirs, executors, administrators, and assigns) of the one part, and His Majesty's Principal Secretary of State for the War Department (hereinafter called the Secretary of State, which expression whenever consistent with the context, shall include his successors and assigns) of the other part;

WHEREBY the Landlord agrees to let to the Secretary of State, who, on his

part, agrees to take All that *known as Prim. Methodist Central Church School*
(*excepting out rectory*)

and Premises situate and being at *St. Peter's Church Rd & Green Lane* in the
borough of *Derby* county of *Derby*

during such time as the

exigence of the public service shall require, commencing from the *Tenth* day

of *January* 1916, and until the Tenancy shall be determined, as hereinafter

mentioned, at the clear weekly rent of *£ 35/-* payable *quarterly* on the

usual quarter days (1st day of every month) the first Payment to be made on the *first*

day of *March* 1916. And the Secretary of State hereby agrees during

the tenancy to pay the said Rent at the times and in manner aforesaid: and also to keep all the interior parts of the same premises in as good condition as the same are now in (reasonable wear and tear, and destruction or damage by the King's enemies or by fire, storm or tempest excepted); and (excepted as aforesaid) so to deliver them up at the determination of the Tenancy.

The Landlord or other the person or persons for the time being entitled to receive the rent hereinbefore reserved shall during the tenancy pay all existing and future rates, taxes, charges, assessments and outgoings whatsoever for the time being payable in respect of the said premises or which would for the time being be payable in respect thereof if the same were not occupied for the purposes of the Crown and in default of such payment the Secretary of State may pay the same on behalf of the Landlord or other the person or persons aforesaid

and may deduct the amount from any moneys which may be or become payable by the Secretary of State under this Agreement. And it is hereby agreed that the Secretary of State shall be at liberty to put any Fixtures or Fittings, and to erect any Building or Buildings, in or upon any part of the Premises hereby agreed to be let, and to adapt or alter any existing Buildings, and, at or before the expiration of the Tenancy, to remove any such Fittings, Fixtures, or Buildings, he making good any damage which may be thereby occasioned to the said Premises: Provided always, that it shall be lawful for the Secretary of State to determine the Tenancy and quit possession of the said premises at any time, upon giving at least one {week's } ~~months~~ previous notice in writing of his intention so to determine the same to the Landlord. Any Note or Memorandum as to the condition of the Premises or any part thereof at the time of possession being taken or given up on behalf of the Secretary of State and signed by or on behalf of the Landlord and a representative of the Secretary of State shall be conclusive and binding on both parties.

This Agreement is without prejudice to any rights conferred on the Secretary of State by the Defence of the Realm Acts, 1914, or any Order in Council or Regulations made thereunder.

lighting & heating to be paid by tenant.

As Witness our hands

E. H. Spalding Capt

John Norton

Jan 14-1916

*Signed by Col John Gretton
in the presence of.*

H. J. Baling Sgt

3/4 Lincoln Regt

in witness whereof

Col:
Commanding 3rd Line Group,
North Midland Division.