**sales@madagans.com** **- Tel: 0207 350 2600**

**Commercial Rent Arrears Recovery (CRAR)**

I / We hereby authorise you to take control of goods under the **Tribunal & Enforcement Act 2007** in the tenure and occupation of:

 **Name of Tenant:** Date of Lease

Being situated at: Lease Clause

 Interest Clause

 (*Please provide copy of the above clauses*)

Shop /Office /Warehouse/Other Opening times from to

**Name of Landlord:**

Address:

For the sum of: being arrears due to Landlord on this day

Rent Due: \_\_\_\_\_\_\_/\_\_\_\_\_\_\_/\_\_\_\_\_\_\_\_(day/month/year) for period ending \_\_\_\_\_\_\_/\_\_\_\_\_\_\_/\_\_\_\_\_\_\_\_\_\_\_

*Rent ”does not include any sum in respect of rates, council tax, services, repairs, maintenance, insurance or other ancillary matters (whether or not called “rent” in the lease).*

**Name of Authority:**

Address of Authority:

Contact Name: Contact No.

And to proceed for the recovery of the said rent, Interest and VAT as the law directs: and for so doing, this shall be your sufficient warrant of control, authority and indemnification against all actions at law, as well as against costs charges or expenses which you may incur or be liable to pay be reason of executing the warrant of control, an do thereby undertake not to hold you accountable for any goods forcibly clandestinely removed.

By signing you are agreeing that a nominal fee of £175 + VAT (London postal codes) is payable by the instructing party, in the event a visit is made to the demised premises further to being advised incorrectly, withdrawn, vacant on arrival and no tenant being on site, and that you have also read and understood our Terms and Conditions.

**Signature**: **Date:**