Document title: LRHUDA 1993 (lease extension): tenant's notice of claim to exercise right to acquire new lease of a flat under section 42.

Leasehold Reform, Housing and Urban Development Act 1993 (LRHUDA 1993)

**Section 42 Notice of claim**

**Re:** [ADDRESS OF FLAT] (Flat)

**To:** [LANDLORD] of [ADDRESS] [and [THIRD PARTY TO TENANT'S LEASE] of [ADDRESS]]

**FROM:** [TENANT] of [ADDRESS]

1. [I **OR** We], [TENANT], claim a new lease of [ADDRESS OF FLAT AND PARTICULARS TO IDENTIFY THE PROPERTY TO WHICH THE CLAIM EXTENDS] under Part 1, Chapter II of the LRHUDA 1993.

2. The lease under which [I **OR** we] hold the Flat was entered into on [DATE] and made between [NAMES OF ORIGINAL PARTIES TO THE LEASE], and granted a term of [NUMBER] years from [INSERT COMMENCEMENT DATE OF TERM].

3. [I **OR** We] propose to pay a premium of £[INSERT AMOUNT] in respect of the grant of the new lease, and £[INSERT AMOUNT] by way of other amounts under Schedule 13 of the LRHUDA 1993 [IDENTIFY AMOUNT OF THE PREMIUM TO GO TO EACH INTERMEDIATE LANDLORD].

4. [I **OR** We] propose that the terms of the new lease should be as follows: [INSERT TERMS OF THE NEW LEASE].

5. The name of the person appointed to act for [me **OR** us] in connection with the claim is [INSERT NAME AND ADDRESS].

6. The address in England and Wales at which notices may be given under Part 1, Chapter II of the LRHUDA 1993 is [ADDRESS].

7. The landlord must respond to this notice by giving a counter-notice under section 45 of the LRHUDA 1993 by [INSERT DATE NOT LESS THAN TWO MONTHS AFTER THE DATE OF SERVICE].

8. [Copies of this notice are being given to [INSERT NAMES OF OTHER LANDLORDS] in accordance with paragraph 2, Schedule 11, of the LRHUDA 1993.]

**Date:** ................................................................

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| **Signed:** ..................................................... |
| [NAME OF TENANT] |