## HOLIDAY FLAT SHARING AG

**Owners:** <<joint owner's na Property)

> <<joint owner's na Property)

> <<ioint owner's na Property)

**Property:** The flat at:-

> <<Address>> <<Address>> <<Address>>

Block: The building and gr

**Contents:** The fixtures furnitur

#### 1. BACKGROUND

- 1.1 The Owners hold the in the shares set <<date>>.
- The Owners have 1.2 for the Owners and

#### 2. **OWNERSHIP OF CONTEI**

- Subject to clause 2.1 shares set out abov
- 2.2 Clause 2.1 does no **EITHER** [<<insert furniture is owned 5

#### MANAGEMENT OF THE 3.

- 3.1 The Owners shall management of t "Manager").
- 3.2 The Manager shall:
  - 3.2.1 maintain a b
  - 3.2.2 arrange app is done by the
  - 3.2.3 arrange for
  - 3.2.4 pay all ren insurance pl





< >> day of << >> 20 << >>

address>> (<< >>% share of

address>> (<< >>% share of

address>> (<< >>% share of

e of block of flats>>

erty

hemselves as tenants in common o a Declaration of Trust dated

is to be used as a holiday home

ntly owned by the Owners in the

ems which are owned as follows: able is owned by X, the garden ] OR [Not applicable].

umber to undertake day to day to in this Agreement as the

ure relating to the Property;

for the Contents and (unless this e Property;

f the Property as necessary;

charge, mortgage repayments, elating to the Property;

- 3.2.5 maintain do them availat
- 3.2.6 provide eac further keys paid for by t
- 3.2.7 ensure that Property;
- 3.2.8 produce an income and
- 3.3 The Manager need referred to in claus Owners collectively
- 3.4 The Manager is en Property **EITHER** [ paid a reasonable f

## 4. DECISION MAKING

- 4.1 The Owners shall h and may hold addit
- 4.2 The Manager may
- 4.3 Any two Owners ma
- 4.4 Reasonable notice of the items on the
- 4.5 Meetings may be o instant communicat
- 4.6 A quorum for any m
- 4.7 Motions shall be pa Manager shall have

### 5. EXPENDITURE

- 5.1 Subject to clauses clause 3 shall be their shares in the F
- 5.2 Clause 5.1 does no paid for as follows according to the C bicycles will be paid
- 5.3 Clause 5.1 does no paid for as follows:
  - 5.3.1 any repairs particular Ov
  - 5.3.2 any alteration their sole us
  - 5.3.3 any insurar becomes pa their guests













lating to the Property and make uest;

ys to the Property and arrange for as required (with replacements

complied with in relation to the

ccount for the Owners showing

Owners in relation to the matters onably and in the interests of the

enses he incurs in managing the aid for his time] **OR** [and shall be anager role].

nce a year to discuss the Property ien required.

ime.

e and location of the meeting and

y telephone or other methods of

number e.g. 2>>.

ty vote by a show of hands. The

re on the matters referred to in mers in the same proportions as

ems of expenditure which shall be tails e.g. utility bills will be split erty, all expenses relating to the plicable].

pes of expenditure which shall be

d as a result of the actions of a Il be paid for by that Owner;

uested by a particular Owner for shall be paid for by that Owner;

e in insurance premium which actions of a particular Owner (or Owner.

- 5.4 The Manager shall paid by each Owne
- 5.5 Each Owner shall account by standing
- 5.6 Once a year the Owners' contribution and adjust the estin

### 6. BOOKINGS

- 6.1 An Owner may arra this clause.
- 6.2 Subject to the follo Property on a first of
- 6.3 [All owners shall have be entitled to use Property.]
- 6.4 The Owners shall b booking:
  - 6.4.1 <<insert det
  - 6.4.2 <<insert det the whole of
  - 6.4.3 <<insert det
- 6.5 Where this clause in accordance with [the weeks chart clause calendar>>].
- 6.6 <<insert other prov holiday dates, etc>

### 7. OWNERS' COVENANTS

- 7.1 Each Owner agrees
  - 7.1.1 To pay thei clause 5 an payment.
  - 7.1.2 To use the l it to deterio during their
  - 7.1.3 To keep th commencen insured risks
  - 7.1.4 To make go which is cau
    - a) any l partic perm



he estimated monthly sum to be

hly sum into the Property bank in each month.

the actual expenditure with the dditional payments, give refunds ordingly.

erty by following the procedure in

clause an Owner may book the contacting the Manager.

the Property.] **OR** [Owners shall to each Owner's share in the

perty at the following times without

eks 1, 6, 7, 12, 34 & 45>>;

first two full weeks in August and

veek 1) this should be interpreted rt attached to this Agreement**] OR** timeshare website with a weeks

th of bookings, allocating school

re on the Property as set out in r Owners in respect of any non-

and careful manner and not allow operty clean and tidy at all times

n the same condition as at the wear and tear and damage by

to the Property and the Contents

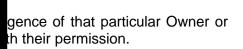
set out in this Agreement by that rson at the Property with their

- 7.1.5 Not to block cisterns or p
- 7.1.6 To keep the months to p tanks and ot
- 7.1.7 To report to disrepair aff the Owner ( should be m
- 7.1.8 To forward post or othe
- 7.1.9 To place all Owners the
- 7.1.10 In cases of Manager's a notice.
- 7.1.11 To use the <<insert ma
- 7.1.12 Not to allow agreement Property dur
- 7.1.13 Not to do a cause dama occupiers of
- 7.1.14 Not to play a outside the l
- 7.1.15 Not to use the
- 7.1.16 To observe Property an affecting the
- 7.1.17 Not to caus collect in o domestic us
- 7.1.18 Not to displation the Property
- 7.1.19 [Not to keep

# OR

[Not to keep behaved dog





he taps baths wash basins WCs serving the Property.

easonable level during the winter roperty or the water pipes drains by cold weather.

mage destruction loss defect or on as it comes to the attention of er is the Manager then the report ers).

other Owners as appropriate any roperty.

s) provided for the Property by the mpetent authority.

he Manager or anyone with the roperty at any time and without

liday residence for a maximum of ints>> people only.

e Property without the unanimous save for guests occupying the

which may be a nuisance to or other Owners or the tenants or

r other device which can be heard fore 8am.

or immoral purposes.

ns of the Owners' lease of the which contravenes a restriction

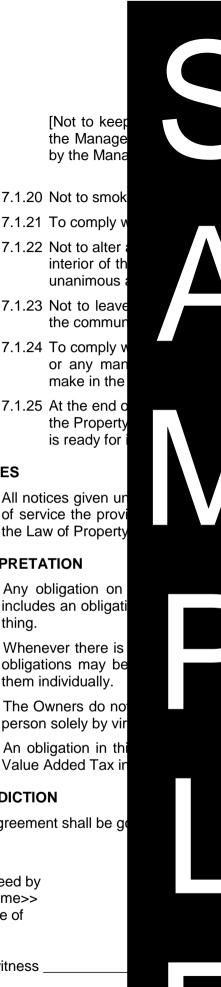
ous or inflammable substance to from those needed for general

ement that is visible from outside

nal or pet.]

mal or pet other than a single well





imal or pet without first obtaining subject to any conditions imposed

ns affecting the Property.

e appearance structure exterior or ement of the Contents without the

iny items or hang any washing in

the owner of the Block its agents he Block may from time to time ement of the Block.

y to remove their belongings from clean and tidy so that the Property

t be in writing and for the purpose tices contained in Section 196 of ed in this Agreement.

ement not to do an act or thing another person to do such act or

omprising an Owner that Owner's them jointly and against each of

ent should be enforceable by any hts of Third Parties) Act 1999.

ney includes an obligation to pay

gland and Wales.

8. NOTICES

8.1 All notices given un of service the provi the Law of Property

#### 9. **INTERPRETATION**

- 9.1 Any obligation on includes an obligati thing.
- 9.2 Whenever there is obligations may be them individually.
- 9.3 The Owners do no person solely by vir
- 9.4 An obligation in thi Value Added Tax in

#### JURISDICTION 10.

This Agreement shall be g

Signed as a deed by << Owner's Name>> in the presence of

Signature of witness

Name (in BLOCK CAPITALS)

@Simply-Docs - PROP.HOL.15 - Holiday Flat Sha

Address	
Signed as a deed by < <owner's name="">&gt; in the presence of Signature of witness Name (in BLOCK CAPITALS) Address</owner's>	
Signed as a deed by < <owner's name="">&gt; in the presence of Signature of witness</owner's>	
Name (in BLOCK CAPITALS) Address  [Add further execution clauses as	
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