



In response to requests from practitioners, the Conveyancing Committee has drafted a precedent renunciation pursuant to Section 191 of the Residential Tenancies Act 2004 as follows:-

**RESIDENTIAL TENANCIES ACT 2004  
RENUNCIATION UNDER SECTION 191**

**RENUNCIATION  
UNDER S. 191  
RESIDENTIAL  
TENANCIES ACT  
2004**

THIS RENUNCIATION made the \_\_\_\_\_ day of \_\_\_\_\_ 20

1. I, **A.B.**, of \_\_\_\_\_

\_\_\_\_\_ have, as of the date hereof, been in continuous occupation of the premises known as

\_\_\_\_\_ (hereinafter referred to as “the said Premises”) for upwards of \_\_\_\_\_ years.

2. The said Premises is a “tenement” within the meaning of the Landlord and Tenant Acts and is a “dwelling” within the meaning of Section 4 of the Residential Tenancies Act 2004 (“the 2004 Act”).

3. The Landlord of the said Premises is **C.D.** of \_\_\_\_\_

\_\_\_\_\_ (hereinafter called “the Landlord”).

4. I have received independent legal advice in relation to this Renunciation from \_\_\_\_\_.

5. I have been advised that under the terms of the Landlord and Tenant Acts I would be entitled to a new tenancy in the said Premises at the expiry of the period provided for in Section 13 (1) (b) of the Landlord and Tenant (Amendment) Act 1980.

6. **NOW I**, in consideration of the Landlord granting me a Part 4 tenancy (within the meaning of Section 29 of the 2004 Act) in the said Premises under the 2004 Act, (or set out such other consideration, if any, as may be applicable) **DO HEREBY**, pursuant to Section 191 of the 2004 Act **RENOUNCE** any entitlement I may have under the provisions of the Landlord and Tenant Acts to a new tenancy on the expiry of the term provided for by Section 13(1)(b) of the Landlord and Tenant (Amendment) Act 1980.

SIGNED by the said

**A.B.**

in the presence of:

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