

## Private Residential Tenancies Board

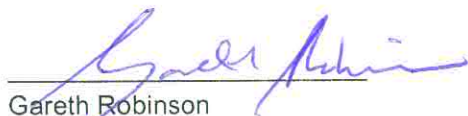
### Determination Order

**Ref: TR0314-000589/DR1113-08724**

In the matter of Yamhong Xu, Tony (Xing Dong) Chen [Appellant Tenant(s)] and Brian McEnery as Receiver over certain assets of Liam Moran [Respondent Landlord] the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, adopts the parties' agreement in respect of the dwelling at 4 Victoria Mews, Clontarf, Dublin 3, that:

1. The Appellant Tenants are to vacate the dwelling on or before 27 June, 2014
2. The Appellant Tenants are to pay the sum of €4,000 in discharge of rent arrears, on or before 9 June, 2014, such cheque to be provided to Noel Smyth & Partners. If the Appellant Tenant fails to make this payment the Respondent Landlord shall be entitled to seek the full amount of the arrears of rent of €13,650 plus any additional rent to the date of vacation of the dwelling.
3. The deposit of €1,300 shall not be repaid to the Appellant Tenants.

This Order was made by the Private Residential Tenancies Board on 6 June 2014.



Gareth Robinson  
Board Member

Duly authorised to sign on behalf of the Board



Janette Fogarty  
Assistant Director

Duly authorised to sign on behalf of the Board