

## Residential Tenancies Board

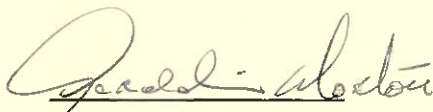
### Determination Order

Ref: DR0822-79250

In the matter of Josephine McManus [Applicant Landlord] and Charles Murray, Michelle Murray [Respondent Tenants] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination with a date-of-service of 12 February 2020 served by the Applicant Landlord on the Respondent Tenants in respect of the tenancy of the dwelling at Plunket, 56 Willow Place, Willow Park, Athlone, Co. Westmeath, N37T0X2, is valid.
2. The Respondent Tenants, and all other persons residing in the above dwelling, shall vacate and give up possession of the above dwelling within 28 days of the date of issue of this Determination Order.
3. The Respondent Tenants shall continue to pay rent to the Applicant Landlord from 13 February 2023, being the date of the (virtual) adjudication hearing, at the rate of €230.00 per fortnight or proportionate part thereof at the rate of €16.38 per day, unless lawfully varied, together with any other charges provided for under the terms of the tenancy agreement, for each fortnight or part thereof, until such time as the above dwelling is vacated by the Respondent Tenants and all other persons residing therein.
4. The Applicant Landlord shall refund the security deposit of €500.00 to the Respondent Tenants, upon the Respondent Tenants vacating and giving up possession of the above dwelling, less any amounts properly withheld in accordance with the provisions of the Act.

This Order was made by the Residential Tenancies Board on 15 March 2023.



Geraldine Norton

Higher Executive Officer

Duly authorised to sign on behalf of the Director