

# SUBLEASE

New South Wales  
Real Property Act 1900

Leave this space clear. Affix additional pages to the top left-hand corner.

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

**STAMP DUTY**

Insert Duties Assessment No. as issued by Revenue NSW Office.  Duties Assessment No. ....
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(A) **HEAD LEASE**

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(B) **TORRENS TITLE**

Property leased: if appropriate, specify the part or premises          
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(C) **LODGED BY**

Document Collection Box	Name, Address, Telephone, and Customer Account Number if any      Email:..... Reference (optional):.....	CODE  <b>SL</b>
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(D) **SUBLESSOR**

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The sublessor leases to the sublessee the property referred to above.

(E)

Encumbrances (if applicable): 1. .... 2. .... 3. ....

(F) **SUBLESSEE**

<b>TENANCY:</b>
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(G)

- (H) 1. **TERM** .....
2. **COMMENCING DATE** .....
3. **TERMINATING DATE** .....
4. With an **OPTION TO RENEW** for a period of ..... set out in .....
5. Together with and reserving the **RIGHTS** set out in .....
6. Incorporates the provisions or additional material set out in **ANNEXURE(S)** ..... hereto.
7. Incorporates the provisions set out in **MEMORANDUM** filed pursuant to section 80A Real Property Act 1900 as / registered **LEASE** No. ....
8. The **RENT** is set out in item / clause ..... of .....

DATE ..... / ..... / .....  
dd mm yyyy

(I) I certify that I am an eligible witness and that the sublessor signed this dealing in my presence. [See note\*\* below].

Certified correct for the purposes of the Real Property Act 1900 by the sublessor.

Signature of witness:

Signature of sublessor:

Name of witness:

Address of witness:

**Note: where applicable, the sublessor must complete the statutory declaration below.**

I certify that I am an eligible witness and that the sublessee signed this dealing in my presence. [See note\*\* below].

Certified correct for the purposes of the Real Property Act 1900 by the sublessee.

Signature of witness:

Signature of sublessee:

Name of witness:

Address of witness:

(J) **STATUTORY DECLARATION**\*

I .....  
solemnly and sincerely declare that—

- 1. The time for the exercise of option to renew in expired sublease No. .... has ended;
- 2. The sublessee under that sublease has not exercised the option.

I make this solemn declaration conscientiously believing the same to be true and by virtue of the Oaths Act 1900.

Made and subscribed at ..... in the State of ..... on .....  
in the presence of ..... of .....

- Justice of the Peace (J.P. Number: ..... )  Practising Solicitor
- Other qualified witness [specify].....

\*\* who certifies the following matters concerning the making of this statutory declaration by the person who made it:

- 1. I saw the face of the person OR I did not see the face of the person because the person was wearing a face covering, but I am satisfied that the person had a special justification for not removing the covering; and
- 2. I have known the person for at least 12 months OR I have confirmed the person’s identity using an identification document and the document I relied on was a ..... [Omit ID No.]

Signature of witness: ..... Signature of sublessor: .....

\* As the services of a qualified witness cannot be provided at lodgment, the declaration should be signed and witnessed prior to lodgment. \*\* If made outside NSW, cross out the witness certification. If made in NSW, cross out the text which does not apply.