

following which within three days the Tenant Company shall repair, replace, repaint and restore the same accordingly

- (h) (i) Not to assign or charge any part less than the whole of the Property
 - (ii) No to underlet or part with or share possession or occupation of any part or parts less than the whole of the Property unless the Property is capable of being used in multiple occupation in which case then provisions of sub-clause (iii) shall apply to any part of the Property which may lawfully be occupied or used by one or more persons ("Permitted Part")
 - (iii) Not to underlet or part with or share the possession or occupation of the whole Property or any Permitted Part to more than the maximum number of persons permitted by law to occupy the property or such Permitted Part
 - (iv) Not to assign this tenancy without obtaining the previous written consent of the Landlord (such consent not to be unreasonably withheld or delayed)
- (a) Not to carry on or permit to be carried on in the Property any business whatsoever but to use the same as a residence only for the occupation of such persons or persons (including Asylum Seekers) as the Tenant Company shall from time to time require
 - (b) Not to use or permit the use of the Property for any immoral or illegal purpose or do or suffer to be done in nor on the property any act or thing which may be a nuisance damage or annoyance to the Landlord or the Superior Landlord (if any) or the tenants or occupiers of the remainder of the building (if any) of which the Property forms part or to the occupiers of any of the adjoining premises
 - (c) Not to permit to be kept at the Property any animal bird or reptile
 - (d) Not to do or permit to be done anything in or on the Property which might vitiate any insurance of the Property or of the building (if any) of which it forms part against fire or otherwise or increase the premium payable thereon
 - (e) Not to deposit any store of coal or fuel elsewhere than in the cellar or other receptacle provided for the purpose or keep any combustible or offensive goods provisions or materials in the Property
 - (f) Not to permit any waste spoil or destruction to the Property or to the building (if any) of which it forms part
 - (g) Not to pull down alter add to or in any way interfere with the construction or arrangement of the Property without the previous consent in writing of the Landlord (such consent not to be unreasonably withheld or delayed)
 - (h) Not to do or permit to be done anything in or on the Property which might constitute a breach of the covenants on the part of the Lessee in any Lease