



**Order under Section 69
Residential Tenancies Act, 2006**

Citation: Sharma v Kearn, 2023 ONLTB 64760

Date: 2023-09-26

File Number: LTB-L-035333-23

In the matter of: 2 DEVONDALE ST
COURTICE ON L1E1S2

Between: Rahul Sharma and Aanchal Sharma

And

Robert Kearn and Alexandra Murray-Robinson

I hereby certify this is a
true copy of an Order dated
SEP 26, 2023
Landlord and Tenant Board

Landlords

Tenants

Rahul Sharma and Aanchal Sharma (the 'Landlords') applied for an order to terminate the tenancy and evict Robert Kearn and Alexandra Murray-Robinson (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The parties attended a Hearing on September 14, 2023, by video conference where the parties elected to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer (DRO) Anne-Marie Davis.

The Landlords, the Landlords' representative Thirusenthuran Sivapatham and the Tenants were present.

As a result of the mediation the parties requested a consent order, and I am satisfied that the parties understand the consequences of their consent.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlords and the Tenants is terminated. The Tenants must move out of the rental unit on or before October 31, 2023.
2. For the period ending September 30, 2023, the rent arrears including the \$186.00 application filing fee are \$30,016.00.
3. The last month's rent deposit shall be used to cover the rent payable for the month of October 2023.
4. On or before October 31, 2023, the Tenants shall pay to the Landlords the amount owing of \$30,016.00.

5. If the Tenants fail to make the payment in accordance with paragraph 4 of this order in full and on time, the outstanding balance shall become immediately due and payable to the Landlords, together with simple interest, calculated from the day after default, at 6.00% annually on the balance outstanding.
6. If the unit is not vacated on or before October 31, 2023, then starting November 1, 2023, the Landlords may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
7. Upon receipt of this order, the Sheriff is directed to give vacant possession of the rental unit to the Landlords, on or after November 1, 2023.

September 26, 2023
Date Issued


Anne Marie Davis
Hearings Officer, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
Toronto ON M7A 2G6

If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.