

(2) (I) If, when the trial occurs, it appears to the satisfaction of the court, that the rent, or any part of the rent, [is] AND LATE FEES ARE actually due and unpaid, the court shall [determine]:

1. DETERMINE the amount of rent AND LATE FEES due AS OF THE DATE OF THE ~~DETERMINATION JUDGMENT~~, INCLUDING RENT AND LATE FEES ACCRUING AFTER THE FILING OF THE COMPLAINT; AND

~~2. DETERMINE A PER DIEM RATE FOR RENT THE AMOUNT OF RENT DUE FOR EACH RENTAL PERIOD UNDER THE LEASE, THE DAY THAT THE RENT IS DUE FOR EACH RENTAL PERIOD, AND ANY LATE FEES FOR THE PURPOSE OF DETERMINING, UNDER SUBSECTION (E) OF THIS SECTION, ANY ACCRUAL OF RENT AND LATE FEES AFTER THE DATE OF DETERMINATION JUDGMENT, and~~

~~3. 2~~ [enter] ENTER a judgment in favor of the landlord for possession of the premises.

(II) The court may also give judgment in favor of the landlord for the amount of rent determined to be due together with costs of the suit if the court finds that the actual service of process made on the defendant would have been sufficient to support a judgment in an action in contract or tort.

(3) The court, when entering the judgment, shall also order the tenant to yield and render possession of the premises to the landlord, or [his] ~~THE TENANT'S LANDLORD'S~~ agent or attorney, within 4 days after the trial.

(4) The court may, upon presentation of a certificate signed by a physician certifying that surrender of the premises within this 4-day period would endanger the health or life of the tenant or any other occupant of the premises, extend the time for surrender of the premises as justice may require. However, the court may not extend the time for the surrender of the premises beyond 15 days after the trial.

(5) However, if the tenant, or someone for [him,] THE TENANT, at the trial, or adjournment of the trial, tenders to the landlord the rent determined by the court to be due and unpaid, together with the costs of the suit, the complaint against the tenant shall be entered as being satisfied.

(d) (1) Subject to the provisions of paragraph (2) of this subsection, if judgment is given in favor of the landlord, and the tenant fails to comply with the requirements of the order within 4 days, the court shall, at any time after the expiration of the 4 days, issue its warrant, directed to any official of the county entitled to serve process, ordering [him] THE OFFICIAL to cause the landlord to have again and repossess the property by putting [him] THE LANDLORD (or [his] THE LANDLORD'S duly qualified agent or attorney for [his] THE LANDLORD'S benefit) in possession thereof, and for that purpose to remove from the property, by force if necessary, all the furniture, implements, tools, goods, effects or other chattels of every description whatsoever belonging to the tenant, or to any person claiming or holding by or under said tenant. If the landlord does not order a warrant of restitution within sixty days from the date of judgment or from the expiration date of any stay of execution, whichever shall be the later, the judgment for possession shall be stricken.