



Sublease Agreement

DEPARTING TENANT PLEASE READ AND INITIAL EACH ITEM:

_____ I understand that the sublease does not change or eliminate my original legal obligation for the payment of rent and performance of all covenants under the original lease entered into with the Landlord (Prestige Properties, L.L.C.).

_____ I understand that the tenant (sub-lessor) remains legally responsible under the terms of the lease for all rent payments and other covenants provided for under the lease, regardless of whether there has been a sublease of the premises.

_____ I understand that in a sublease, a legal contract exists between the original tenant and the sub-lessee, but there is no contractual relationship between the Landlord and the sub-lessee.

_____ I understand that the Landlord has no legal right or standing to rescind or cancel the sublease agreement entered into between the tenant and the sub-lessee. The Landlord cannot legally enforce the sublease agreement entered into between the tenant and the sub-lessee.

_____ I understand that if any amount is withheld from the security deposit due to a failure by the sub-lessee to pay rent, or due to the sub-lessee inflicting damage to the apartment or incurring any lease violations, the original tenant and the sub-lessee need to resolve the issue as to who is responsible.

_____ I agree and understand that the security deposit which I have previously paid to Landlord shall remain in the possession and control of Landlord throughout the duration of my lease, and that the accounting for and any refund of said security deposit shall be mailed to me at the conclusion of the lease.

_____ I understand that each of my roommates must agree to this sublet. Roommates may not unreasonably withhold consent to a sublease.

_____ I understand that arrangements must be made between the sublessee and sublessor regarding the exchanging of keys, apartment cleaning, deposits and rent for the current Rental Agreement. These arrangements are not the responsibility of the Landlord.

An estimated sublease fee of \$150.00 and showing fees of \$45 per showing is required from the departing tenant at the time of signing.

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Departing Tenant:

Based on the understandings above,

I _____, intend to sublet my tenancy at _____
(Departing tenant name) (address)

to _____ starting ____ / ____ / ____ until the end of my lease contract.
(sub-lessee name) (mm/dd/yyyy)

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Sub-lessee:

All sub-lessees must follow Prestige Properties, LLC standard leasing application procedures and must be approved before moving in. All sub-lessees agree to abide by all rules and conditions of the current lease.

Departing Tenant's Consent _____ Date _____

Sub-lessee's Consent _____ Date _____

Landlord's Consent _____ Date _____

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Current Tenants:

We, the current tenants, agree to the sublet from the departing tenant (named above) to the sub-lessee (named above) for the lease contract (referred to above) of which I am a party.

SIGNATURE DATE SIGNATURE DATE

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