

GUARANTEE(Parent) AGREEMENT

FOR VALUE RECEIVED, and in consideration of Landlord entering a Lease with Tenant, the undersigned hereby unconditionally guarantees the prompt and full payment of rent and other amounts due there-under, and the performance by Tenant of all obligations, terms, and conditions of the Lease, and any extension or renewal thereof. The undersigned waives notice of acceptance of the Guaranty, demand, notice of Tenant's default, surety-ship defenses of all kinds and any complaint filed against the Tenant for money damages. The undersigned further agrees that if Landlord obtains a money judgment against the Tenant at any time, then Landlord may obtain a simultaneous money judgment against the undersigned, without giving the undersigned any notice of default or service of the complaint, and the undersigned hereby waives all notice, due process, or other rights in connection with any judgments obtained against the Tenant or the undersigned. Landlord may extend the time of payment or performance, or release or grant any indulgence to Tenant without releasing the liability of the undersigned. Guarantor agrees to let Tenant extend periods of tenancy through a written lease amendment with Landlord, knowing full well that tenancy conditions might be altered including, but not limited to, rental increases, additions, and subtractions of Tenants from the Leasehold Agreement, without affecting this Guarantee Agreement. Landlord need not proceed against Tenant prior to proceeding against the undersigned. The undersigned agrees to pay all costs, expenses, and attorney's fees as permitted by statute incurred by Landlord in enforcing the Lease and this Guaranty. The Guarantor further acknowledges the following information is true and correct. Guarantor further authorizes a credit report to be pulled by the Landlord or one of its Agents. All parties agree that if any legal action pertaining to the enforcement of this Guarantee or any of its provisions is initiated by any party to the subject Guarantee or Lease, said action shall be filed and heard in the jurisdiction of which the rental unit is located.

TENANT'S DATA:			
Tenant's Name:		Phone:	
Address of Rental Unit:			
Email Address:			

GUARANTOR'S DATA:					
Guarantor's Name:		Phone:			
Address:					
City:		State:		Zip:	
Place of Employment:					
SSN:		DL/ID #:			

THIS FORM NEEDS TO BE COMPLETED AND NOTARIZED FOR EACH TENANT:

Date: _____

Notary: _____ **Signature of Guarantee:** _____