

CO-SIGNER AGREEMENT

FOX MANAGEMENT INC.

Date: _____ Property / Landlord Name: _____

Resident Name(s): (Must List ALL Occupants) _____

Address: _____ Unit: _____

City _____ State: _____ Zip: _____

The undersigned Co-signer agrees unconditionally, absolutely, and continually to guarantee the performance by the Resident of all obligations under the Rental Agreement or any extensions or renewals, including, but not limited to, the timely payment of rent, fees, utility or service charges, damages to property, late fees, legal fees, and collection costs. The liability of Co-signer is direct and unconditional and may be enforced without requiring Landlord first to exercise, enforce, or exhaust any right or remedy against Resident. Co-signer waives presentment, demand, protest, notice of demand, notice of default, notice of non-payment, and notice to which Co-signer might be entitled.

If the Rental Agreement is for a month-to-month tenancy, Co-signer may terminate this guarantee at any time after six months from the date above by giving Landlord sixty days written notice of intent to terminate. If the Rental Agreement is for a specified term, Co-signer may not terminate this guarantee before the end of the specified term. Co-signer is liable for obligations incurred by Resident prior to the effective date of the termination of this guarantee.

Co-signer acknowledges that Landlord has relied on this guarantee agreement in renting Premises to Resident, that Co-signer's continuing guarantee is material to Landlord's continuing to rent to Resident, and that termination of this guarantee by Co-signer may result in Landlord terminating the tenancy.

Co-signer agrees that any suit or action brought on this Agreement may be brought in any state or federal court sitting in the county in which the Property is located. Co-signer agrees to personal jurisdiction in such court. Co-signer agrees to pay all costs, attorney fees, and collection costs incurred by Landlord in enforcing this Agreement.

Co-Signer Name: _____

Address: _____

Phone Number: _____

Co-Signer Signature Date

Co-Signer Signature Date

Owner/Agent Date