

## Twenty-One Apartments Re-Lease Agreement

This notice outlines the policy to sublease your apartment at Twenty-One Apartments in Starkville, Mississippi. Per your lease, we do not have to allow a sublease to occur. Allowing subleasing is at the sole discretion of the management. In the event that a sublease is allowed, the following shall govern this transaction.

- If a deposit was paid to reserve your bedroom, your deposit will be forfeited. In order to receive your security deposit back, your contract must be fulfilled for the entire lease term. If management has to clean your bedroom/apartment or repair any damages, you will be responsible for paying for those damages.
- It is your responsibility to prepare your room for the new re-lease person; regardless if they will be moving into your bedroom or not. If you do not and the re-lease person does not want to move into your bedroom due to the space being uncleanly or with damages, we will move them to another vacant bedroom and you will not receive credit for the re-lease person.
- Your account with us must be current. There may be no outstanding rent, late charges, or other fees owed to us.
- Management will run all pre move-in background checks on the tenant who will re-lease, just as we do on new residents. The tenant must meet our requirements or we will reject the applicant.
- You, the current resident, are responsible for advertising that your apartment is available for re-leasing.
- Any advertising done on the property must receive prior written approval from the staff. The management staff reserves the right to restrict where you may post a flier. No fliers will be posted, displayed, or otherwise shown in the clubhouse area.
- You may not attempt to re-lease to someone that we have procured through our efforts. You may not stand on the property and pass out your flier to potential new residents that we have procured.
- The person that will re-lease in your place must mention your name, bring in your flier, or otherwise identify that they will be re-leasing your space upon their first visit or contact with our leasing staff. Our recommendation is that they bring a flier or otherwise present something in writing that they are here to re-lease in your place. Should they mention your name, present your flier, or otherwise say that they are re-leasing your space after their initial visit, they will have been considered to have been procured by our efforts and this person will not be counted as a re-lease of your space.
- The person that you bring in may be the same or opposite sex. Someone of the opposite sex will work only in the event that we have spaces available at our property for someone of the opposite sex.
- You are responsible to pay us for the repair of damages, cleaning, and any other costs associated with getting your room ready for the new resident. You will receive a move out check list of what is expected and the condition that is expected of your room when you vacate.
- You should walk the vacant room when you leave with a management representative to determine the condition of your room and if any additional payments are due to us.
- If someone wants to re-lease your specific room, your move out date must occur at least five days before their desired move in date. We must have in writing, from you, the intended move out date. Should you hold over past your written move out date, we may locate the re-leasing resident to another room and you will not receive the credit that this is your re-leasing individual.
- You are responsible for rent and other charges due to us until the new resident signs the lease and moves in. Should that resident fail to move in, you will still be liable for all future charges due under your original lease until your space is leased by a qualified resident.

I have read and fully understand the requirements to re-lease my room.

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Resident

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Date

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Management Representative

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Date