



JEANNE WALTERS
Real Estate

CONSENT TO SUBLEASE

Amendment to Lease: (Property Address)

This document constitutes the consent by Jeanne Walters Real Estate, LLC ("Landlord") to the sublease by _____ ("Sublease Tenant") to the Lease Agreement signed (Date) for the remainder of the (Lease Term) leasing period for _____ ("Original Tenant") for the property located at (Property Address). This addendum is effective upon the date of the last signature below, and shall be attached to and made part of the original Lease Agreement. All other terms and conditions of the Lease Agreement shall remain in effect, unless specified below.

1. **AGREEMENT TO SUBLEASE:** As an additional party to the lease, Sublease Tenant indicates by signing below that they have read and understands the terms of the Lease Agreement, for which they have been provided a copy of. Sublease Tenant is subletting from Original Tenant for the remainder of the (Lease Term).
2. **ORIGINAL TENANT'S ONGOING OBLIGATIONS:** Original Tenant acknowledges and agrees that he or she remains fully liable to perform all of the terms and provisions of this Lease. Original Tenant agrees to be jointly and severally liable with Sublease Tenant for all terms of the Lease.
3. **CONDITION OF THE PREMISES:** Sublease Tenant acknowledges that Sublease Tenant was provided with a copy of the joint move-in inspection. Landlord makes no representations regarding the condition of the Premises. Sublease Tenant accepts the Premises as is and agrees that the joint move-in inspection accurately reflects the current condition of the Premises.
4. **SECURITY DEPOSIT:** Landlord has not accepted a security deposit from Sublease Tenant. [OR: Landlord has accepted an additional security deposit from Sublease Tenant in the amount of \$____.] The original security deposit and an itemization of damages will remain on file for the remainder of the lease term and be issued to the original Tenant as specified in the Lease.
5. **SCOPE OF CONSENT:** Original Tenant and Sublease Tenant understand and acknowledge that any agreement between Original Tenant and Sublease Tenant should be separately documented, in writing. In no event shall any separate agreement between Original Tenant and Sublease Tenant be binding on Landlord unless signed by an authorized agent for Landlord. By consenting to the Sublease, Landlord does not waive any rights under the Lease.

6. Signatures below indicate agreement by all parties:

_____, Current Tenant (Sign/Date)

_____, Current Tenant (Sign/Date)

_____, Additional Tenant (Sign/Date)

Avery Thatcher, Property Manager (Sign/Date)

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