

ROOMMATE AGREEMENT

In consideration of the Owner's agreement to rent the Premises to Roommates.
Roommates agree as follows:

1. Each of the Roommates listed below is jointly and severally liable to Owner for the total rent due and for damages inflicted upon the Premises. This means that if one Roommate fails to pay rent or pay for damage done to the premises, any one of the other Roommates or any number of the other Roommates may be held liable by Owner.
2. Security Deposits will be held for the entire term of the Lease. No Roommate shall be entitled to a refund of the Security Deposit, in whole or in part, until the Premises are vacated.
3. Replacement of a Roommate requires the approval of Owner. A Roommate whom the Owner approves and who moves in to the Premises and who assumes liability under the Lease shall be referred to herein as a "Replacement Roommate". Owner may require that the Lease be signed by the Replacement Roommate, with or without an increase in the Security Deposit. Alternatively, Owner may require that an entirely new lease be signed by the remaining Roommates and the Replacement Roommate. The Replacement Roommate must provide a new Security Deposit.
4. Requests and notices under the Lease from Owner to any Roommate constitute notice to all Roommates. Notices from any roommate to Owner are deemed to be from all Roommates.

Owner By: _____

Roommates: _____

Date: _____

