

**RECITALS**

1. It is the desire of \_\_\_\_\_, 'Assignor' to assign his/her **Joint Lease Agreement**, 'Lease' with **PARKVIEW APARTMENTS 'Landlord'** to \_\_\_\_\_ 'Assignee'.
2. Assignee has performed his/her own inspection of the premises and understands no walk through inspection, cleaning, painting, or damage repairs shall be performed by Landlord.
3. Assignee accepts the premises subject only to those uncorrected items noted on the most recent properly submitted walk through inspection by Residents or the most recent walk-through inspection performed by Landlord if a properly submitted walk through was never submitted by Assignor or assignor's co-Residents. All damages not noted on this walk through are the responsibility of the Assignee pursuant to the lease document whether occurring before or during assignees occupancy.
4. Assignee and Assignor have agreed between themselves concerning any Security Deposit and/or Pet Deposit originally paid by Assignor to Landlord.
5. A majority of occupants of record of the apartment unit have consented to this assignment. The signature of two occupants of record ("Roommate") acknowledges consent of this assignment by two roommates.

Considering the aforementioned, Landlord hereby consents to this assignment of Lease upon the following terms and conditions:

1. All Assignor charges to be paid in full before the assignment of the Lease.
2. Assignee must meet all the requirements set forth in the written Rental Policy of the Landlord.
3. Assignee must complete all necessary paperwork and submit this paperwork to Landlord.
4. All Title / Ownership of the **jointly paid Security Deposit in the amount of \_\_\_\_\_ and Pet Deposit in the amount of \$0.00**, owned by Assignor shall transfer to the Assignee upon acceptance of this Assignment of the Lease by Landlord. **The Landlord will not become involved in negotiations between Assignor and Assignee related to Security Deposits or prepaid rent.**
5. The Landlord will treat the authorized Assignee as a Tenant of the initial Lease, and will return any deposit, subject to reductions authorized by the Lease, at the end of the Lease to the Assignee.
6. Assignor agrees to hold Assignee harmless from any and all claims related to security deposits or prepaid rent.
7. Assignee agrees to hold Assignor harmless for any claims related to the Lease.
8. Extra work that Assignee requests that is performed by Landlord or Landlord's agents and contractors shall be billed to the Assignee and his/her co-Residents.
9. The original lease shall remain in full force and effect.
10. This assignment will become effective only when accepted in writing by an authorized agent of Landlord and delivered to Assignor and Assignee.

Assignor, Assignee, and undersigned Roommates representing over ½ the occupants of the premises declare, under penalty of perjury, the foregoing to be true and correct and agree to be bound by the terms of this agreement:

Date: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_ Signature: \_\_\_\_\_  
Assignor Roommate 1

Date: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_ Signature: \_\_\_\_\_  
Assignee Roommate 2

Landlord acknowledges and accepts this Assignment effective as of \_\_\_\_\_.

Signature: \_\_\_\_\_ Date of Signature: \_\_\_\_\_  
Authorized Agent for the Landlord