



**GUARANTY OF LEASE**

PROPERTY ADDRESS:  
/ / thru / /

Guaranty made the date set forth below by the undersigned that reside at the address indicated below, hereinafter referred to as Guarantor, to Core Property Management, hereinafter referred to as Landlord.

**RECITALS**

- A. Landlord has leased the premises described in the attached lease to the person(s) described therein as Tenants.
B. The lease is conditioned on Guarantor's giving security for payment of rent under the lease in the form of a personal guaranty of payment for \_\_\_\_\_ (Tenant(s)).

In consideration of Landlord's entering into the lease with Tenant's, Guarantor agrees as follows:

**SECTION I: Statement of Guaranty**

Guarantor guarantees payment of rent and all other costs and charges, including attorneys' fees, under the attached lease pursuant to the terms of the lease. If Tenants default in the payment of any installment of rent, Guarantor shall pay the amount of such installment or the accelerated balance at the option of the Landlord, within 10 days after notice of default and demand for payment mailed to Guarantor's address set forth below. Guarantor's liability under this guaranty shall not be affected by reason of any extension of time for payment of any installment granted by Landlord to Tenant.

**SECTION II: Duration**

This guaranty shall not be revoked during the initial term of the lease. Thereafter, if the lease is renewed on the same terms, this guaranty shall remain in force until receipt by Landlord of written notice of revocation from Guarantor.

**SECTION III: Attorney Fees, Costs and Interest**

Guarantor agrees to pay Landlord's actual attorney's fees and expenses in the enforcement of the lease and this guaranty prior or subsequent to judgment and in any and all trial and appellate tribunals, whether suit be brought or not, if, after default, counsel shall be employed by Landlord. All amounts due hereunder shall bear interest at the highest rate allowed by law from the date of default until paid.

**SECTION IV: Waiver of Notice of Acceptance**

Notice of acceptance of this guaranty is expressly waived. When used herein, the singular pronoun or verb shall include the plural.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_

Guarantor's Name: \_\_\_\_\_ Address: \_\_\_\_\_

Guarantor's Signature \_\_\_\_\_

Telephone Number: \_\_\_\_\_

**Statement of Notary Public**

County: \_\_\_\_\_ State: \_\_\_\_\_

Before me personally appeared \_\_\_\_\_, known to me to be the person described herein and who executed the foregoing instrument, and acknowledged to and before me that he/she executed said instrument for the purpose therein expressed. Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_.

Notary Public: \_\_\_\_\_ Commission Expires: \_\_\_\_\_