

# OKLAHOMA SUB-LEASE AGREEMENT

**I. TERM** – This legal document (“Hereinafter referred to as “Sub-Lease Agreement”) to

begin on \_\_\_\_\_ and ending \_\_\_\_\_.  
*Date* *Date*

**II. SUBLESSOR, SUBLESSEE, AND LESSOR** – This Sub-Lease Agreement is between \_\_\_\_\_ (Hereinafter referred to as the “Lessor”),

\_\_\_\_\_ (Hereinafter referred to as the “Sublessor”),  
*Print Name* *Print Name*

\_\_\_\_\_ (Hereinafter referred to as the “Sublessee”)  
*Print Name*

**III. PREMISES** – The Sublessor agrees to sublet the Premises located at

\_\_\_\_\_ City of \_\_\_\_\_ State of \_\_\_\_\_  
*Street Address* *City*  
\_\_\_\_\_ Zip Code \_\_\_\_\_ (Hereinafter referred to as the “Premises”) to  
*State* *Zip Code*

the Sublessee only for the purposes of residential use. The Sublessor agrees to include furnishings and appliances as described:

\_\_\_\_\_  
*Furnishings and Appliances*

If there are any common areas for use but which are shared between other Tenants or the Lessor, Sublessee shall have the every right to use said areas. If there are any restrictions on said common areas they are:

\_\_\_\_\_  
*Restrictions*

**IV. PARENT AGREEMENT** – Sublessor and Sublessee acknowledge that this agreement is contingent upon Sublessor’s lease agreement with Lessor (Hereinafter referred to as “Parent Agreement”) beginning \_\_\_\_\_ and

\_\_\_\_\_ and  
*Date*  
ending on \_\_\_\_\_ signed on \_\_\_\_\_.  
*Date* *Date*

**V. RENT**

Sublessee shall pay rent to Lessor payable to in the monthly installments of

\_\_\_\_\_ Dollars (\$ \_\_\_\_\_)

*Amount*

\$

payable in the name of \_\_\_\_\_.

*Payable to*

**Payments are due on the \_\_\_\_\_ of every month** (Hereinafter referred to as the “Due

#

Date”) beginning \_\_\_\_\_.

*Date*

sent to \_\_\_\_\_ City of \_\_\_\_\_ State of

*Street Address*

*City*

\_\_\_\_\_ Zip Code \_\_\_\_\_ or if there is another way the Lessor would like to

*State*

*Zip Code*

receive rental payments it shall be described as follows:

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*Other*

*(if applicable) Prorated first month's rent.*

For the period from Sublessee’s move-in date \_\_\_\_\_, through the end

*Sublessee’s Move-in Date*

of the month, Sublessee will pay to Seblessor the prorated monthly rent of

\$ \_\_\_\_\_.

*Prorated Rent Amount*

This amount will be paid on or before the date the Sublessee moves in.

**VI. SUB-LEASE TERMS** – Sublessee must comply with the terms and conditions of the Parent Agreement.



**IX. DISCLOSURES** – Sublessee agrees and acknowledges the disclosures attached to this agreement by filling in their initials below;

\_\_\_\_\_ - State of \_\_\_\_\_ required disclosures

*State*

\_\_\_\_\_ - Sublessee Rules and Regulations

\_\_\_\_\_ - Sublessee Checklist Upon Move-In

\_\_\_\_\_ - Other \_\_\_\_\_

*Other*

**X. ADDITIONAL ADDENDUMS** – If any Additional addendum(s) to this agreement, is described as:

\_\_\_\_\_  
*Additional Addendums*

**XI. DISCLAIMER** – If one sentence, section, or portion of this Sublease Agreement is deemed to be invalid, it does not affect the terms of the rest of this document.

**XII. TENANCY** – If for any reason the Sublessee or Sublessee’s guest(s) fail to comply with this Sublease or Parent Agreement, or the Sublessee misrepresented themselves in this Sublease Agreement or on the Rental Application, the Sublessee may be found in violation of this Sublease Agreement and at the Lessor’s decision this document may become Void.

**XIII. TIME** - Is of the essence.

**XIV. LESSOR’S CONSENT** – I, the Lessor, hereby consent to this Sublease Agreement and agree to promptly notify Sublessor within 3 business days in writing if Sublessee is in breach of this Sublease Agreement. Nothing herein shall constitute a release of Sublessor, who shall remain bound by the terms of the Parent Lease. Nothing herein shall constitute consent to any further Sublease or assignment of the Parent Lease or this Sublease.

In accordance with the law, prior to Lessor’s consent, Sublessor has informed Lessor of Sublessor’s intent to Sublease the Parent Lease by mailing a notice of such intent in the manner provided by law, accompanid by the following information.

\_\_\_\_\_ - The term of the Sublease

\_\_\_\_\_ - The name of Sublessee

\_\_\_\_\_ - The business and permanent address of Sublessee

\_\_\_\_\_ - Lessee’s reasons for Subleasing

\_\_\_\_\_ - Lessee’s address for the term of the Sublease

\_\_\_\_\_ - The written consent of any co-Lessee and Sublessee as being a true copy of the Sublease, to which a copy of the Parent Lease was attached.

\_\_\_\_\_ - The following additional information

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*Additional Information*

**XV. AUTHORIZATION & WITNESS** – IN WITNESS WHEREOF, Sublessor and Sublessee agree to the terms and have executed and dated this Sublease Agreement below.

Sublessor:

Sublessee:

\_\_\_\_\_  
*Sublessor's Printed Name*

\_\_\_\_\_  
*Sublessee's Printed Name*

\_\_\_\_\_  
*Sublessor's Signature*

\_\_\_\_\_  
*Sublessee's Signature*

\_\_\_\_\_  
*Date*

\_\_\_\_\_  
*Date*

Lessor:

\_\_\_\_\_  
*Lessor's Printed Name*

\_\_\_\_\_  
*Signature*

\_\_\_\_\_  
*Date*