

SUBLEASE AGREEMENT

This sublease is made on the _____ day of _____, 20____ by and between _____ (tenant) and _____ (subleser).

WITNESSETH:

The tenant hereby subleases to the subtenant and the subtenant hereby agrees to sublease from the tenant the following described property located at _____ (address), for the term beginning on _____, 20____ and ending on _____, 20____, subject to the following terms and conditions.

1. Rent:

Subtenant agrees to pay as rent the sum of \$ _____ per month, in advance, beginning _____, 20____ and payable to the tenant on or before the _____ day of each month. If payment is to be made directly to the landlord, said rent payment is in full satisfaction of tenant's obligation to the landlord hereunder.

2. Security Deposit: [use a or b, and cross out the one you do not use]

a: Subtenant agrees to pay to tenant the sum of \$ _____ as a security deposit for his/her performance of this sublease and the original lease. Upon the completion of this sublease, subtenant shall be entitled to receive from the landlord the amount owed by the landlord to the tenant. Subtenant specifically agrees that recovery of this interest in said Security Deposit shall be made harmless of any liability thereon.

b: The subtenant agrees to pay tenant the sum of \$ _____ as a security deposit. The tenant shall hold this deposit through the term of the sublease, and return it less amounts withheld as permitted by law (Mo. Rev. Statutes §535.300).

The Security Deposit shall be deposited at _____ (name of bank) and shall not be used for any other purpose than those provided by law. Interest accrued on the deposit for the duration of the sublease at a rate of _____% shall be given to the subtenant unless there is an amount greater than the security deposit due to the tenant by the subtenant.

3. Original Lease:

Subtenant acknowledges and agrees that he is bound by the terms of the original lease for the duration of his/her sublease, a copy of which is attached thereto, which is hereby incorporated by reference, and made a part of this sublease. Subtenant agrees to hold tenant harmless from nonperformance by subtenant of any of the provisions of the original lease.

4. Utilities:

The subtenant shall pay all bills on the following utilities: _____ beginning on the starting date of this sublease.

5. Joint and Several Obligation:

If the premises are sublet as a rental unit to more than one subtenant, each subtenant is jointly and severally (individually) responsible for the total rent agreed to in this sublease.

6. Landlord's Consent:

Landlord/Management Company representative name: (printed) _____

Landlord/Management Company representative signature: _____ is aware of and consents to this sublet agreement.

7. In Witness Whereof, the parties to this sublease affix their signatures on the _____ day of _____, 20 ____.

Tenant name, phone number, and e-mail address

Tenant permanent address

Subtenant name, phone number, and e-mail address

Subtenant permanent address

