

Bellamy Apartments

Guaranty Application

Resident Name							
GUARANTOR INFORMATION							
Guarantor Name						Relationship	
Street Address							
	City		State		Zip		
Day Phone #	() -		Email				
Night Phone #	() -		Date of Birth				
Social Security #	() - () - ()		Driver's License #				
GUARANTOR EMPLOYMENT/ INCOME INFORMATION							
Employer Name							
Employer Address							
	City		State		Zip		
Employer Phone #	() -		Guarantor Salary	\$ / month			
Position Held			How Long Employed				
CREDIT/ CRIMINAL INFORMATION							
Name of Bank						Type of Account	
Bank City/State							
Have you ever (check if "yes"):							
<input type="checkbox"/> Been evicted or been asked to move		<input type="checkbox"/> Broken a rental agreement			<input type="checkbox"/> Been sued for rent		
<input type="checkbox"/> Been sued for property damage		<input type="checkbox"/> Declared bankruptcy					
<input type="checkbox"/> Been arrested for a felony, misdemeanor, or sex-related crime that was resolved by conviction, probation, deferred adjudication, court-ordered community supervision, or pretrial diversion.							

Applicant has submitted a non-refundable Application and Processing Fee of \$ _____. This fee is not a rental payment or deposit amount. This fee will be utilized by management to cover the costs for the credit and background check, and verification of application information. In the event this application is approved or disapproved, this amount is non-refundable and will be retained by Management.

The undersigned warrants and represents the information on this Application to be true and correct. All person and firms named may freely give any requested information concerning me and I hereby waive all right of action for any consequence resulting from such information. The undersigned authorizes Lane Management Corporation to release all information contained in this Application on behalf and for the benefit of the undersigned. I understand that Lane Management Corporation may obtain a background report, including information as to my credit and criminal history, in connection with my Application and that my Application may be rejected based on information contained in the reports.

Guarantor Signature

Date

Bellamy Apartments

Guaranty Agreement

Residents Name: _____
Guarantors Name: _____
Lease Date: _____

The Bellamy Apartments requires additional security when entering into a lease agreement between above listed Resident and the Bellamy Apartments. The Guarantor named above is stated to be willing to give such security.

Resident and Guarantor will be jointly and severally responsible for all items within the Lease Agreement and associated addendums.

The Resident and Guarantor will be responsible for:

- Prompt payment of rent and all other fees/charges associated with the Lease Agreement.
- Uphold all rules and regulations associated with the Lease Agreement and addendums.
- Assume financial responsibility for any and all damages to the unit during the Resident's Lease term.

If the Resident or Guarantor is found in violation of the Lease agreement or if the lease is not fulfilled,

- Both the Resident and Guarantor may be named in any and all court proceeding, and will be subject to any and all judgments resulting from court proceedings.
- Both Resident and Guarantor shall be named on all accounts turned over to collection agencies. Guarantor agrees to pay all attorney fees associated with the enforcement of the Lease Agreement and Guaranty Agreement. Guarantor also agrees to pay the fees associated with the collection of any and all monies due to the Property.
- All remedies against the Resident will also apply to the Guarantor.

It is not required or necessary for the Guarantor to be named or mentioned in the Lease or for the Guarantor to sign the Lease Agreement.

This guaranty applies to the Lease with the above Lease Date and will be valid throughout the Lease Term. The guaranty of this Lease will be continuous through any renewals of the Lease, transfers of the Lease to another apartment within the Property, and will not be affected by any assignments, amendments, or sublets to the Lease. This Lease may be extended or renewed and will be covered by this guaranty without further notice, authorization, or signature of the Guarantor.

I, the Guarantor of above listed Resident, agree to the listed Guarantor responsibilities.

In witness of the undersigned have executed this guaranty on _____, 20__.

**Guarantor Signature Date

Notary Signature Date

Authorized Agent for Landlord Date

**This addendum must be signed in the presence of an authorized agent for the landlord. If Guarantor is unable to be present in front of an authorized agent then the Guarantor must sign the addendum in front of a notary public and have it signed with stamp/seal of the notary.