

MGA Communities

CO-SIGNER AGREEMENT

I, _____, (“Co-signer”) as a co-signer understand that I am jointly and severally taking responsibility for the terms and conditions of the lease agreement between _____ (“Property Owner”) and _____ (Leasee) commencing on _____ / _____ / _____ (hereinafter the “lease”). Should the Resident fail to comply with all terms and conditions of the Lease, immediately upon the breach of said Lease as solely determined by Owner, Owner shall have the right to exercise all remedies contained in the Lease and the laws of the state of Ohio/Kentucky, including but not limited to terminating Resident’s right of occupancy.

1. **Co-Signer’s Obligation:** Co-Signer hereby agrees to jointly and severally be obligated for the full and faithful performance and observance of all the covenants, terms, and conditions of the Lease provided to be performed and observed by Resident, expressly including, without being limited to, the payment of rent, when due, under the Lease.
2. **Lease modification, renewal, or extension:** If the Lease is modified, renewed or extended, or if the Resident holds over beyond the term of the Lease, the obligations hereunder of Co-Signer shall extend and apply with respect to the full and faithful performance of all of the covenants, terms, and conditions of the Lease and of any such modification, renewal, or extension thereof.
3. **Limited access to apartment:** Co-signer acknowledges that Owner will deliver possession of the apartment to Resident upon completion by Resident of Owner’s conditions precedent to the Lease. Owner shall grant access to the apartment to Co-signer only upon receipt of written authorization from all leaseholders.

THIS AGREEMENT NEEDS TO BE SIGNED IN THE PRESENCE OF A NOTARY PUBLIC AND RETURNED TO OUR OFFICE BY _____ / _____ / _____ OR THE KEYS WILL NOT BE RELEASED TO THE INCOMING RESIDENT(S). This Agreement can either be mailed and sent directly to the Leasing Office, or dropped off in person. The copy of the Lease may be kept for your records.

Resident Signature

Date

Co-Signer Signature

Date

SWORN TO before me and subscribed in my presence by the said
_____ this _____ day of
_____ 20_____.

Notary Public

or

Signature Witnessed by Leasing Consultant