



RESIDENTIAL LEASE GUARANTEE

1. Property Description:

Landlord(s): **We Are Farmers II, LLC**

Tenant(s): _____

Property Address: **580 East Broad Street, Athens, GA 30601**

Lease Begin Date: _____

Lease End Date: _____

Rental Rate: \$ _____

2. Payments: If Tenant fails to make any payments under the Lease, Guarantors will, upon demand, make such payments to Landlord/Landlord's Agent. Payments under the Lease include but are not limited

to rent, late fees, returned check fees, attorney's fees, repair costs, pet fees, utility charges, reimbursements to Landlord, maintenance charges, charges for property damage, and other costs or charges specified in the Lease. If Tenant otherwise breaches the Lease, Guarantors will, upon demand cure the breach as the Lease requires OR compensate Landlord for loss resulting from breach.

3. Duration & Notice: This guaranty applies when the Lease commences and continues until the Lease ends, including any extension or renewal of the Lease. Guarantors waive any rights to receive notice of any acceptance, modification, amendment, extension, renewal or breach of the Lease.

4. Joint & Several Liability: Guarantors are jointly and severally liable for all provisions of this guaranty.

5. Attorney's Fees: Any person who is a prevailing party in any legal proceeding brought under or related to this guaranty is entitled to recover attorney's fees from the non-prevailing party.

6. Severability: If any term of this Agreement is held by a court of competent jurisdiction to be invalid or unenforceable, then this Agreement, including all of the remaining terms, will remain in full force and effect as if such invalid or unenforceable term had never been included.

7. Application to Verify Creditworthiness: Guarantors will submit (as Page 2 of this document) an application which authorizes Landlord or Landlord's agent to verify information related to Guarantors' creditworthiness.

Guarantors may request a copy of the above-referenced Lease at any time from the Tenant or the Landlord to the Lease.

Guarantor Printed Name

Date

Guarantor Signature

Phone Number

GUARANTOR APPLICATION

Date:	Tenant Covered By Guarantee:
Property/Unit:	Lease Begin Date:
Monthly Rental Rate:	Lease End Date:

Guarantor #1:

Full Name:	DOB:	SSN:
Cell Phone:	Home Phone:	Email:
Permanent Address:		
Employer:	Supervisor:	Phone:

Guarantor #2:

Full Name:	DOB:	SSN:
Cell Phone:	Home Phone:	Email:
Permanent Address:		
Employer:	Supervisor:	Phone:

By signing below, Guarantors authorize Landlord and Landlord's agents to verify relevant information related to each Guarantor's creditworthiness.

Guarantor #1's Signature: _____ Date: _____

Guarantor #1's Printed Name: _____

Guarantor #2's Signature: _____ Date: _____

Guarantor #2' Printed Name: _____