

GUARANTEE OF RENTAL AGREEMENT

The undersigned (herein referred to as GUARANTOR) in consideration of the execution of the lease rental agreement hereinafter referred to, hereby unconditionally guarantees and promises to pay or perform on demand any and all debts, obligations, and liabilities of _____ (Hereinafter known as RESIDENT), under or arising out of the lease agreement entered into by and between FULL SERVICE PROPERTY MANAGEMENT and RESIDENT for the property known as _____

Upon the failure of RESIDENT to perform any and all conditions of the lease rental agreement which include, but are not limited to, payment of rent and payment of damage and/or cleaning fees in excess of the security deposit, GUARANTOR will perform the same. This is a continuing guarantee, which applies to any renewal, extension, modification, or amendment of aforesaid lease rental agreement, without notice to GUARANTOR, GUARANTOR specifically acknowledges that Resident's occupancy of the premises is conditioned on GUARANTOR'S continuing obligation. _____ (initial)

GUARANTOR hereby waives each and all of the following:

- (a) Notice of acceptance of this guarantee
- (b) Notice of any renewal, extension, modification, or amendments of the aforesaid lease rental agreement
- (c) Notice of RESIDENT'(s) default under the aforesaid rental agreement
- (d) The right, if any, to benefit of or to direct the application of any security held by FULL SERVICE PROPERTY MANAGEMENT
- (e) The right to require FULL SERVICE PROPERTY MANAGEMENT to proceed against the aforesaid RESIDENT or any other party Liabe, or to pursue any other remedy in its power, and agrees that FULL SERVICE PROPERTY MANAGEMENT may proceed against GUARANTOR directly and independently of any other party liable, and that the cessation of any other party for any reason other than full payment, shall not in any way affect the liability of GUARANTOR;
- (f) Any defense of the aforesaid RESIDENT or of any other party liable.

This guarantee shall be valid only upon its acceptance by FULL SERVICE PROPERTY MANAGEMENT in Chico, California. This guarantee and the rights and obligations of the parties hereby shall be governed by and constructed in accordance with California law. GUARANTOR hereby consents to jurisdiction by, and waives any objection to the exercise of jurisdiction by, the appropriate court in the county of Butte, State of California. In the event an action is brought to enforce performance of this agreement, the prevailing party shall recover reasonable attorney's fees and court costs.

THIS SECTION TO BE COMPLETED BY GUARANTOR

I have read the above terms and conditions and hereby agree to be bound by them.

Date: _____ Signature of Guarantor _____

Name: _____ Social Security # _____

Telephone_(_____) _____ Date of Birth _____

Address _____
Street City State Zip

Driver's License # _____

Employment _____ Income \$ _____ mo/yr

Business Address _____
Street City State Zip

Employment Contact _____ Phone_(_____) _____

Guarantor hereby authorizes verification of the above information including the obtaining of a credit report and agrees to furnish additional credit references on request. Owner/Agent is authorized to obtain a credit report now and in the future.

INSTRUCTIONS: We must have verification of your signature. This can be accomplished by either having this form Notarized or by sending a copy of your current Driver's License with your valid signature. ANY ALTERATIONS TO THIS FORM WILL DEEM IT INVALID.