

## Sublet Agreement

It is mutually agreed on this date \_\_\_\_\_ between Landlord/Agent \_\_\_\_\_

and Sublessor(s) (Original Tenant(s)) \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

and Sublessee(s) (New Tenant(s)) \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_, that all the rights and

duties described below shall be transferred to Sublessee(s) for the term of the sublet agreement specified below. The sublessee acknowledges receipt of the original lease and agrees to be bound by the terms of the original lease consistent with this sublet agreement effective \_\_\_\_\_ (date of beginning of sublease).

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### Description of Lease and Premises

Address of Rental Unit \_\_\_\_\_

Term of Original Lease \_\_\_\_\_ to \_\_\_\_\_ (beginning and ending dates)

Term of Sublease \_\_\_\_\_ to \_\_\_\_\_ (beginning and ending dates)

**Sublease Fee - \$100 paid in full at time of signing. Paid by Sublessor.**

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### Provisions of Sublet Agreement

A. Choose one of the following:

- The sublessee(s) shall be liable for the full rent of the sublessor(s) in the amount of \$ \_\_\_\_\_ per month.
- The sublessee(s) shall be liable for part of the rent of the sublessor(s) in the amount of \$ \_\_\_\_\_ per month. Sublessor(s) shall remain liable for the remaining \$ \_\_\_\_\_ per month.

B. Choose one of the following:

- The sublessor(s) shall be relieved of all liability and the original lease is assigned to the sublessee(s) effective \_\_\_\_\_ (date). Note: Any sublessor's release from liability must be approved by the landlord.
- The sublessor(s) shall remain liable under the original lease.

C. Choose one of the following:

- The sublessee(s) shall pay a security deposit in the amount of \$ \_\_\_\_\_ to be held by \_\_\_\_\_. Note: In the cities of Madison and Fitchburg, no single party may require a security deposit from tenants if the combined total is more than one month of the original lease's rent.
- The sublessee(s) shall pay no security deposit.

(over)

D. Rent of the sublessee(s) shall be payable to \_\_\_\_\_ at the address of \_\_\_\_\_.

E. Rent of the sublessee(s) shall be paid on or before the \_\_\_\_\_ day of the month.

F. The landlord shall return the security deposit as follows:

Tenant _____	Amount _____
_____	_____
_____	_____
_____	_____

- G. Other conditions
1. Sublessor (Original Tenant) must be occupying apartment at the time of the sublease.
  2. Sublessor is NOT responsible for cleaning charges or utilities. If the person you sublet to does not pay the rent and damages the apartment, YOU will be financially responsible for any damage not noted on move in checklist
  3. Sublessee may not sublease to another person during their contract.

<b>Sublessor (Original Tenant) Signatures</b>	<b>Date</b>	<del>Roommate(s) Signatures</del>	
<del>Sublessor Signatures</del>		<del>Sublessor Signatures</del>	<b>Date</b>
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
<b>Sublessee (New Tenant) Signatures</b>	<b>Date</b>	<b>Sublessee Signatures</b>	<b>Date</b>
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
<b>Landlord Signature</b>	<b>Date</b>		
_____	_____		