

GUARANTEE OF PAYMENT

_____, the Guarantor of the lease attached hereto, agrees as follows:
(Print Name)

I hereby Guarantee Renter's full performance under the lease. This Guarantee is absolute and without conditions. I understand and acknowledge that, but for this Guarantee, Owner would not rent the subject apartment to Renter. This Guarantee will not be affected by any change in the lease. I waive any and all notice of Renter's non-payment of rent or of any other default. If Renter defaults, Owner may require Guarantor to perform without demanding or requiring in the first instance that Renter perform. Guarantor waives its rights to trial by jury of any claim related to the lease or this Guarantee. This Guarantee can be changed only by a written agreement signed by all parties to the lease and this Guarantee. Guarantor agrees to pay all legal fees and all other costs and expenses the Owner may incur in the enforcement of this Guarantee. Guarantor hereby consents to the jurisdiction of any competent court of competent jurisdiction within New York, in the discretion of Owner, including, without limitation, the courts of the United States.

Guarantor's Signature

Guarantor's Address

Guarantor's Phone No.

Guarantor's Social Security No.

Date

Premises:

Tenant (s):

Notary Public _____