

SUBLEASE AGREEMENT

This is an agreement to sublet real property in consideration for a sum of money according to the terms specified below.

The **SUBLESSOR** agrees to sublet and the **SUBLESSEE**, as a subtenant agrees to take the premises below. Both parties agree to keep, perform, and fulfill the covenants, conditions, and agreements expressed below.

SUBLESSOR hereby leases to SUBLESSEE the following premises: _____, Davis, California on and subject to the conditions and covenants of the original lease, a copy of which is attached hereto. The SUBLESSEE agrees to assume all the obligations and responsibilities of the SUBLESSOR under the original lease for the duration of the Sublease Agreement.

The term of the sublease is: _____, beginning _____, 2_____, and ending _____, 2_____. The rent is \$ _____ per month and payable to: _____

(Name & Address)

SUBLESSEE hereby agrees to pay the rent herein reserved and to surrender the premises on expiration of the term hereof in as good condition as they are now, reasonable use and wear thereof excepted. **No further subletting or assignment of the premises shall be made without the written consent of the OWNER.**

The SUBLESSEE and SUBLESSOR have made the following agreement with regard to the disposition or exchange of any advance rent payments, deposits, etc., which apply under the terms of this agreement and/or the original lease. _____

As provided by Paragraph 13 of the Additional Terms of the Davis Model Lease, the remaining RESIDENTS will exercise good faith and reasonableness in accepting a new RESIDENT. By their signatures below, all parties to this Sublease acknowledge that remaining RESIDENTS have been consulted and approve of this Sublease.

1. _____
(SUBLESSOR)

1. _____
(SUBLESSEE)

2. _____
(SUBLESSOR)

2. _____
(SUBLESSEE)

3. _____
(SUBLESSOR)

3. _____
(SUBLESSEE)

4. _____
(SUBLESSOR)

4. _____
(SUBLESSEE)

The undersigned OWNER hereby consents to the subletting of the above described premises as set out in this Sublease Agreement.

THIS IS NOT A VALID CONTRACT UNLESS APPROVED BY THE OWNER OR AGENT.

Date: _____

(owner or agent)