Assignment of Lease Agreement

The Owner, Whitehall East Properties LLC dba KSU Townhomes represented by Levan Properties LLC (hereinafter known as "Landlord", "Manager", or "Lessor") of Unit _____ , Kent, Ohio 44240 (hereinafter known as "Unit") at East Townhomes Community (hereinafter known as "Premises"), and

_____ (hereinafter known as "Resident", "Tenant", or "Lessee"), and

_____ (hereinafter known as "Assignee"), agree as follows:

1. Resident has leased the Unit as described above.

2. The Lease Agreement was signed on _____ and will expire on _____.

3. Resident is assigning the balance of Resident's Lease to Assignee, beginning on _____ and ending on _____.

4. Resident is assigning the balance of Resident's Rent Due to Assignee for the remainder of the Lease Term, which is _____.

5. Resident's financial responsibilities under the terms of the Lease are not ended by virtue of this Assignment. Specifically, Resident understands:

    a.   If Assignee defaults and fails to pay the Rent as provided in the Lease, Resident will be obligated to do so within three (3) days of being notified by Landlord; and

    b.   If Assignee damages the property beyond normal wear and tear and fails to pay for repairs and replacement, Resident will be obligated to do so.

6. As of the effective date of the Assignment, Resident permanently gives up the right to occupy the Unit.

7. Assignee is bound by every term and condition of the Lease Agreement that is the subject of this Assignment.

8. Resident and Assignee have <u>each</u> paid the Assignment Lease Processing Fee of **$_____**.

9. Resident and Assignee have <u>each</u> agreed payment terms as follows: _____ .

This Assignment of Lease Agreement is executed by Resident, Assignee, and Landlord to be affective on the date first above written.

RESIDENT

_____
Resident Printed Name

_____
Resident Signature

Date: _____

ASSIGNEE

_____
Assignee Printed Name

_____
Assignee Signature

Date: _____

LANDLORD

Levan Properties LLC
PO Box 417
Hinckley, Ohio 44233
330-689-8888

By: _____
Levan Properties LLC, Landlord for Owner

Date: _____