



COVID-19 LEASE PAYMENT PLAN AGREEMENT

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CONCERNING THE RESIDENTIAL LEASE OF THE PROPERTY AT _____

A. For Tenants that are facing financial difficulties directly linked to COVID-19, Tenant and Landlord agree to temporary flexibility for paying rent and other sums that come due for the following time period: _____

In order to qualify for the terms of this Agreement, Tenant shall provide written documentation of loss of job, income, or other monetary hardship. The determination of the sufficiency of such documentation to qualify for this Agreement is solely within Landlord's discretion.

B. Tenant agrees to pay, at the place where rents are due under the Lease, the Future Due Amount as follows:

\$ _____ on or before _____ ;
\$ _____ on or before _____ ;
\$ _____ on or before _____ ; and
\$ _____ on or before _____ .

C. In addition to the payments under Paragraph B, Tenant shall timely pay all other amounts under the Lease and comply with all other provisions of the Lease.

D. Tenant may continue to reside in the Property provided Tenant strictly complies with this agreement and the Lease. If Landlord has commenced an eviction proceeding or will file an eviction proceeding, Landlord and Tenant will agree to the entry of eviction judgment against Tenant and, as long as Tenant is not in breach of this agreement or otherwise in breach of the Lease, Landlord:

- (1) will NOT request a writ of possession; and
- (2) will move to release or dismiss any eviction judgment against Tenant at the time Tenant has timely paid all Amounts Due in full.

E. Landlord's acceptance of this agreement does not amend the Lease or waive any of Landlord's rights to enforce the Lease against Tenant. If Tenant fails to strictly comply with this agreement, Tenant shall be in default of this agreement and the Lease and:

- (1) Landlord shall not be required to provide Tenant a subsequent notice to vacate if Landlord has previously provided such a notice to Tenant; and
- (2) Landlord shall be entitled to exercise all remedies under the Lease.

F. Time is of the essence for the payment of the amounts under Paragraph B and C; strict compliance with the time by which the amounts are due is required.

Landlord Date

Or signed for Landlord under written property management agreement or power of attorney:

By: _____
Date

Printed Name: _____
Firm Name: _____

Tenant Date

Tenant Date

Tenant Date

Tenant Date