

**Birwood LLC d/b/a The Sprague Company  
Sublet Agreement**

The following Sublet Agreement is mutually agreed between the Sub-lessor(s) and Sub-lessee(s),  
and Sub-lessor(s) (Original Tenant(s)) \_\_\_\_\_

\_\_\_\_\_ ,  
and Sub-lessee(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).

**Description of Lease and Premises**

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

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

Term of Sub-lease \_\_\_\_\_ to \_\_\_\_\_ (beginning and ending dates)

**Provisions of Sublet Agreement**

Choose one of the following:

The sub-lessee(s) shall be liable for the full rent of the sublessor(s) in the amount of \$ \_\_\_\_\_ per month.

The sub-lessee(s) shall be liable for part of the rent of the sub-lessor(s) in the amount of \$ \_\_\_\_\_ per month. Sub-lessor(s) shall remain liable for the remaining \$ \_\_\_\_\_ per month

**Special Conditions:** \_\_\_\_\_

**Security Deposits: Sublessees (new tenant(s)) must pay the full deposit amount to Birwood. Payments should be made payable to the Landlord (see the lease). The sublessor's (original tenant(s)) security deposit will be returned within 21 days of move out.**

**Rent Payment: Please read Birwood LLC d/b/a The Sprague Company Rules & Regulations 3. RENT PAYMENTS A. through H. All checks must be made payable to the Landlord (see the lease).**

We have completed, read and understand the above Sub-let Agreement:

_____	_____
<i>Sub-lessor Signature</i>	<i>Date</i>
_____	_____
<i>Sub-lessor Signature</i>	<i>Date</i>
_____	_____
<i>Sub-lessee Signature</i>	<i>Date</i>
_____	_____
<i>Sub-lessee Signature</i>	<i>Date</i>