

VACATING TENANT AND NEW TENANT SWAP ADDENDUM

The undersigned Vacating Tenant hereby agrees that he/she has completely vacated the property known as _____ (insert address) or will vacate the property no later than _____ (insert date).

The undersigned New Tenant shall reside at the property, and is subject to all the terms and conditions of the lease agreement, addenda, rules, regulations, documents, community policies and any renewals.

Vacating Tenant agrees to relinquish all rights to any sums which Landlord may be holding, if any, on behalf of Vacating Tenant including but not limited to a security deposit, advance rent, any prepaid fees or charges and agrees that nothing is owed to Vacating Tenant by the Landlord or its agent(s). New Tenant is liable for all the terms and conditions of the lease agreement and attachments. Any deposit held by Landlord for Vacating Tenant will now be held for the account of New Tenant.

If the terms of this agreement are complied with, Vacating Tenant and Landlord mutually agree to release, acquit, satisfy and forever discharge each other, owner of the property, any other owners and from all manner of action and actions, cause and causes of action, suits, debts, dues, sums of money, accounts, reckonings, bonds, bills, specialties, covenants, contracts, controversies, agreements, promises, variances, trespasses, damages, judgments, executions, claims and demands whatsoever, in law or in equity, which Vacating Tenant or Landlord ever had, now have, or which any personal representative, successor, heir or assign, hereafter can, shall or may have, arising out of the tenancy.

Vacating Tenant agrees to hold the Landlord, property owner and/or its agents, employees and assigns harmless for damage or loss to any items of personal property left on or about the property by Vacating Tenant.

VACATING TENANT SIGNATURE: _____ **DATE:** ____/____/____

VACATING TENANT NAME: _____

NEW TENANT SIGNATURE: _____ **DATE:** ____/____/____

NEW TENANT NAME: _____

LANDLORD SIGNATURE: _____ **DATE:** ____/____/____

LANDLORD NAME: _____