

CORONAVIRUS (COVID-19) RENT PAYMENT HARDSHIP AGREEMENT

1. The Tenant has represented to the Landlord that, because of the Coronavirus (COVID-19) pandemic, the Tenant (and/or other members of the Tenant's household who assist with rental payments) is experiencing financial hardship caused by a significant decrease in the household income of the Tenant which has impaired the ability of the Tenant to pay the monthly rent. Based upon that representation, the Landlord has agreed to enter into this Agreement.

2. The Tenant's current monthly rent is: \$_____. As of the date of this Agreement, the Tenant currently owes \$_____ to the Landlord for the rent due and owing for the following month(s): _____.

3. Tenant and Landlord have agreed upon the following schedule of payments which, when fully paid, will equal the full amount of rent that is due and owing under this Agreement:

a. 50% of the monthly rent, which is equal to \$_____. This amount shall be payable, based upon the choice of the Landlord, either upon the execution of this Agreement or together with, and in addition to, the full monthly rent immediately following the execution of this Agreement for the month of _____.

b. 10% of the monthly rent, which is equal to \$_____, shall be payable monthly to the Landlord, beginning on the following date (_____) and continuing for five (5) consecutive months, with the final payment due in the following month (_____). These payments shall be made together with, and in addition to, the full monthly rent due and owing by the Tenant to the Landlord for each such month.

4. If the payments pursuant to this Agreement and the Lease between the Landlord and Tenant are made timely by the Tenant, the Landlord agrees to waive its claim for interest and late fees that would otherwise be due and owing. All other Lease provisions remain in full force and effect.

5. If the Tenant fails to timely make any of the payments pursuant to this Agreement, the Tenant agrees that to be liable for all remaining unpaid balance amounts subject to this Agreement. All such amounts will immediately become due and owing, including any interest, late charges or attorney fees as provided by the Lease. The Tenant shall remain subject to legal proceedings for the non-payment of rent for these amounts, as well as for any past due rent pursuant to the Lease.

6. Tenant acknowledges that prior to signing this Agreement the Tenant had the opportunity to consult with an attorney and either did so or waived their opportunity to do so.

TENANT ADDRESS: _____

TENANT NAME (PRINT/SIGNATURE): _____

TENANT NAME (PRINT/SIGNATURE): _____

LANDLORD/AGENT (PRINT/SIGNATURE): _____

DATE: _____