



TEXAS APARTMENT ASSOCIATION

M E M B E R

Lease Contract Amendment to Add or Change a Roommate During Lease Term

(This amendment is not intended for use after the original lease term has expired.)

Date of Lease: (when the Lease is filled out)

1. Purpose of Amendment. This is an Amendment to the Lease Contract ("Lease") dated the 1st day of January, 2018 (year) between ("owner")

and ("residents") (list all original residents in paragraph 1 of the Lease)

on the dwelling located at Sample Lease, in WACO Texas.

The purpose of this Amendment is to (check one or both): add a new resident, or delete an existing resident who is moving or has already moved out.

2. New Resident. ("new resident") may move into the dwelling as a resident under the Lease.

3. Old Resident. ("old resident") (check one) has moved out or will move out. Upon move-out, old resident may no longer live in the dwelling.

4. Remaining Residents. The residents who earlier signed the Lease and are not moving out ("remaining residents") will continue to be liable under the Lease.

5. Changeover Date. New resident may move in on (year) ("change-over date"). Old resident will move out before that date.

6. Security Deposit. The security deposit will be handled as follows (check one or more as appropriate): Old resident will transfer his or her share of the existing security deposit to new resident...

New resident will pay \$ to owner as an extra security deposit, in addition to existing security deposits being held by owner.

7. Guarantors. New resident will (check one): have the following guarantor(s) guarantee the Lease; or not have any guarantor guarantee the Lease.

8. Damages and Charges. New resident accepts the dwelling in the condition existing at the beginning of the Lease term according to the move-in inventory signed by the original residents.

9. Existing Keys. Old resident (check one) has turned over or will turn over his or her key(s) and access device(s) to (check one): new resident, remaining residents, owner, or not applicable.

10. Rekeying. The dwelling has a keyless deadbolt (keyless bolting device) on each exterior entry door. Owner is not required to rekey keyed locks when roommates are added or changed.

11. Effective Date. This Amendment becomes effective when all of the following occur (except to the extent that owner has waived any requirement in writing): new resident has completed and signed a Rental Application; any guarantors required under paragraph 7 have completed, signed, and returned a Lease Guaranty to owner;

12. Signatures on Lease Unnecessary. When this Amendment becomes effective, new resident's name and signature will be deemed as inserted in paragraph 1 and on page 8 of the Lease.

13. Binding Agreement. New resident and any guarantor acknowledge(s) that he or she has received a copy of the Lease or has read it.

14. Other Provisions.

Resident or Residents (all sign below)

Remaining resident (not moving out) Date signed
Remaining resident (not moving out) Date signed
Remaining resident (not moving out) Date signed
Remaining resident (not moving out) Date signed
Remaining resident (not moving out) Date signed
New resident (who is moving in) Date signed
Old resident (who is moving out) Date signed

Owner or Owner's Representative (sign below)

Date signed

Old resident's forwarding address (street, city, state, zip)

You are entitled to receive a copy of this Amendment after it is fully signed. Keep it in a safe place.



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