



3-1710 Bishop St., Cambridge, Ontario N1T 1J3

TEL: 519-621-2397
FAX: 519-621-3617

GUARANTOR'S APPLICATION

GUARANTOR FOR: _____

BUILDING ADDRESS _____ APT. NO. _____ DATE _____

PERSONAL INFORMATION OF GUARANTOR PLEASE PRINT CLEARLY

GUARANTOR (FULL NAME) _____ S.I.N. _____ (optional)

MARITAL STATUS _____ BIRTHDATE _____ YR _____ MO _____ DAY _____

SPOUSE'S NAME _____ S.I.N. _____ (optional)

PRESENT ADDRESS _____

POSTAL CODE _____ HOW LONG? _____ PHONE NO. _____

PREVIOUS ADDRESS _____ HOW LONG? _____

EMPLOYMENT OF GUARANTOR

PRESENT EMPLOYER _____ HOW LONG? _____

ADDRESS _____ PHONE NO. _____

OCCUPATION _____ SALARY _____ PER HR. MO. ETC. _____

PREVIOUS EMPLOYER _____

ADDRESS _____ PHONE NO. _____

OCCUPATION _____ HOW LONG? _____

CREDIT

NEAREST RELATIVE OF GUARANTOR _____

RELATIVE'S ADDRESS _____ PHONE NO. _____

BANK NAME _____ ADDRESS OR BRANCH _____ PHONE NO. _____

OTHER REFERENCE _____

SEE GUARANTOR INSTRUCTIONS BELOW

Personal Information: I, the Applicant, warrant and confirm that the information given herein is true and correct and I understand clearly that it is being used to determine my credit responsibility.

I acknowledge that my personal information is collected, used and disclosed for the following purposes: (a) determining my eligibility to occupy a rental property, including the identification of any guarantors; assessing applications and conducting credit checks; (b) administering my relationship with ALT in connection with occupying a rental property; and (c) meeting legal and regulatory requirements.

I specifically acknowledge that ALT may disclose my personal information, regardless of when or how such information was collected, to its service providers; its agents, contractors, lawyers and external advisors; credit reporting agencies; rating agencies; and any individuals or organizations that (i) I provide as references, (ii) who act on my behalf, or (iii) who have been engaged to provide a rental property or services to me.

PLEASE READ REVERSE FOR RULES AND REGULATIONS OF LEASING AGREEMENT INCLUDING NUMBER ONE.

This application is for a guarantor. Please read the following, and by your signature, you are agreeing to the same terms and conditions that the applicant has agreed to. You are EQUALLY responsible for the DURATION OF THE TENANCY for any and all rent that is due and payable and may be in arrears/any damages to the suite, and any other costs associated with this tenancy.

GUARANTOR'S SIGNATURE _____

I.D. CONFIRMED

WHITE - OFFICE

YELLOW - APPLICANT

PINK - SUPERINTENDENT

FOR YOUR INFORMATION RULES AND REGULATIONS OF THE LEASE

THE TERM LANDLORD REFERS TO ALL PERSONS IN HIS EMPLOY OR ACTING ON HIS BEHALF THE TERM TENANT INCLUDES LESSEE, GUARANTOR, OCCUPANT, AND LEGAL REPRESENTATIVE

1. Your signed lease is a legal contract until the end of its stated term. The Residential Tenancies Act requires residents to give notice in writing to the Landlord at least 60 days before the proposed vacating date. (By January 1 if the vacate date is the last day of February or by February 1 if the vacate date is the last day of March of that year.) This applies to residents who wish to vacate at the end of the lease term, tenants who have an expired lease and are on a monthly tenancy, and to those tenants who have never been under a leasing agreement. The vacate date must be the last day of the month.
2. Nothing in this lease releases the tenant from paying the agreed rent during its term, unless the apartment has been sublet by either the Landlord or the Tenant. This is subject to the consent of the Landlord and will not be arbitrarily or unreasonably withheld. The Landlord shall only charge the tenant his reasonable expenses in the reletting. Such fee (currently \$50.00) to be paid in advance.
3. Tenant to install suitable curtains on all windows immediately; no flags, foil, etc.
4. Tenant may install own air conditioner, but installation must meet the Landlord's specification; i.e. plexiglass only—no cardboard or wood. The Landlord shall have the right to enter and correct installation at the tenant's expense when necessary, after reasonable notification.
5. PARKING RESTRICTED TO OPERABLE CARS ONLY. OPERABLE MEANS ROADWORTHY, CURRENT PLATES, AND GOOD MECHANICAL AND BODY CONDITION. ALL OTHERS WILL BE REMOVED AT OWNER'S EXPENSE.
6. No storage of recreational vehicles (i.e. snowmobiles, boats, trailers used for any purpose, motor homes or campers) on building lands and premises.
7. The Landlord shall not be liable for any damage to tenant's property at any time in the said premises or building as a result of gas, water, steam, apparatus, rain or snow, which may leak into, issue or flow from any part of the said building of which the premises hereby leased are a part or from the pipes or plumbing works of the same or from any other place or quarter.
8. The tenant covenants and agrees with the Landlord that he will not, without the written consent of the Landlord, erect or cause to be erected on the said building or any part thereof any television or radio antenna, satellite dish or any other device or apparatus whatsoever, and if any device or apparatus is erected without such written consent, to immediately remove same upon request of the Landlord. The tenant further agrees that if any such device is erected on the said building he (whether with or without the consent of the Landlord) will at his own expense repair any damage done to the building or premises by reason of the erection maintenance or removal thereof and will indemnify and save harmless the Landlord, his servants or agents from all liability and for damages to persons or property as a result of erection, maintenance or removal thereof.
9. The tenant covenants and agrees with the Landlord that in case the said leased premises shall be vacated or abandoned the Landlord, in addition to all other rights hereby reserved to him, shall have the right to enter the same either by force or otherwise without being liable for any prosecution therefor, and to re-let the said premises and to receive the rent. Provided that if the rent hereunder is overdue and the premises are vacant, it shall be presumed that the tenant has vacated or abandoned the said premises and the Landlord shall be entitled to take immediate possession.
10. The tenant shall give the Landlord prompt notice of any accident or other defect in the water pipes, gas pipes or heating apparatus, telephone, electric light or other wires.
11. The tenant shall be liable for all damages caused by them and their guests.
12. If the tenant is obliged to vacate the demised premises on or before a certain date and the Landlord has entered into a lease with a third party to rent the said premises after such date and the Tenant fails to vacate the said premises thereby causing the Landlord to be liable to such third party, they the Tenant shall, in addition to any other liability hereunder indemnify the Landlord for all losses suffered by reason of his failure to vacate.
13. The Landlord or the Tenant shall not, during the occupancy of the premises by the Tenant, alter or cause to be altered the locking system on any door giving entry to the demised premises except by mutual consent.
14. The Tenant shall not allow windows and patio doors to remain open to admit rain/snow. Patio doors must remain closed during freezing weather to ensure that heating pipes do not freeze and burst. Tenants neglecting this rule will be held responsible for any damage.
15. All garbage is to be tightly wrapped in plastic and placed in chute or taken to outside bins.
16. No animals shall be allowed upon or kept in or about the leased premises, unless in accordance with the Residential Tenancies Act and local by-laws.
17. No barbecuing allowed on the balconies.
18. No noise caused by any instrument or other device which, in the opinion of the Landlord, may disturb the comfort of other tenants shall be permitted by the Tenant in the demised premises, nor shall any noise be repeated after requested to discontinue same has been made by the Landlord.
19. The Tenant will be held responsible for any damage to the building caused by moving furniture in or out of said premises.
20. Tenants are responsible for the Maintenance of SMOKE DETECTOR'S in their units and they are to notify the Superintendent immediately of any malfunction.
21. Apartment must be left clean and in good condition at time of vacating.
22. BALCONIES AND PATIOS ARE NOT TO BE USED FOR STORAGE. THE LANDLORD SHALL HAVE THE RIGHT OF ENTRY TO CLEAR BALCONIES, AT THE TENANT'S EXPENSE IF NECESSARY, AFTER REASONABLE NOTICE GIVEN TO THE TENANT.
23. In the event of a breakdown of the electrical or mechanical systems, including appliances, the Landlord will not be liable for damages or personal discomfort, but the Landlord will carry out repairs with reasonable diligence.
24. REFRIGERATORS—Ice must not be scraped from any surface and electric defrosters must never be used. Plastic parts must not be subject to water hotter than the hand can bear. Any damage will be borne by the Tenant.
25. APPLIANCES – The Tenant shall not install, alter or change any fixture or appliance in the suite without Landlord's consent
26. PRIOR TO POSSESSION OF THE DEMISED PREMISE, THE TENANT SHALL OBTAIN A SATISFACTORY TENANT'S INSURANCE PACKAGE INCLUDING PERSONAL AND PROPERTY LIABILITY. THE LANDLORD IS NOT RESPONSIBLE FOR DAMAGES AS A RESULT OF FIRE, VANDALISM, OR NEGLIGENCE CAUSED BY OTHER TENANTS.
27. The Tenant acknowledges receipt of a copy of the rental application which is deemed to be incorporated herein and forms part of the Tenant Agreement. The Tenant warrants the truth of all facts contained therein and agrees that any mis-statement or omission in the said rental application constitutes a material misrepresentation rendering this Tenancy Agreement void at the option of the Landlord.
28. The Landlord shall have the right to make such other and further reasonable rules and regulations as in his judgement may from time to time be needful for the safety, care and cleanliness of the premises and for preservation of good order therein and the same shall be kept and observed by the tenants, their families, visitors, guests, clerks, servants and agents.
29. The Tenant leases the demised premises "as is". The Landlord will not undertake to paint, carpet clean, etc., except if repairs needed are deemed to be "structural". Redecorating will be done at the Tenant's expense.
30. Sublets, assignments, or part with possession must be with Landlord's consent.
31. Personal cheques are not accepted for rent payments after the first of the month. Late rent payments by certified cheque, money order or other certified payment.
32. Cash is not accepted for rent payments.
33. The Landlord reserves the right to apply a reasonable monthly charge to residents who install air conditioners, washing machines, clothes driers, or any other unapproved appliance.
34. Overnight parking of commercial vehicles is not permitted.