



DATE _____ PROPERTY NAME/NUMBER _____

RENTAL AGREEMENT DATED _____

CO-SIGNER NAME(S) _____

STREET ADDRESS _____

CITY _____ STATE _____ ZIP _____

RESIDENT NAME(S) _____

UNIT NUMBER _____ STREET ADDRESS _____

CITY _____ STATE _____ ZIP _____

Co-signer agrees to unconditionally, absolutely and continually guarantee the performance by Resident of all obligations under the Rental Agreement, including but not limited to timely payment of the rent and all other financial obligations due Owner/Agent. The liability of Co-signer is direct and unconditional and may be enforced without requiring Owner/Agent first to exercise, enforce or exhaust any right or remedy against Resident. This guarantee extends to all amendments, renewals, extensions or new rental agreements between Resident and Owner/Agent, until this guarantee is terminated as provided below. Co-signer waives any notice of any such amendments, renewals, extensions or new rental agreements. Co-signer waives presentment, demand, protest, and notice of acceptance, notice of demand, notice of protest, notice of dishonor, notice of default, notice of non-payment, and all other notices to which Co-signer might otherwise be entitled.

If Owner/Agent accepts rental payments from Co-signer, this will not create a Landlord-Tenant relationship and Co-signer will not have any right to possession.

If the Rental Agreement is a month-to-month tenancy, Co-signer may terminate this guarantee at any time after 18 months from the date hereof, by giving Owner/Agent 60 days' written notice of Co-signer's intent to terminate. If the Rental Agreement is for a specified term, Co-signer may only terminate this guarantee at the end of the term by giving written notice thereof at least 60 days prior to the end of the then-current specified term. Termination of this guarantee will not affect Co-signer's obligations for performance due under the Rental Agreement prior to the effective date of termination of this guarantee.

Co-signer recognizes that Owner/Agent has agreed to rent to Resident because of this guarantee and that if the continued validity of this guarantee is no longer enforceable for any reason, Owner/Agent may terminate the Rental Agreement.

Co-signer agrees that any suit or action brought on this Agreement may be brought in any state or federal court sitting in the county in which the Premises is located. Co-signer specifically agrees to personal jurisdiction in such court or courts. Co-signer agrees to pay all costs and attorney's fees incurred by Owner/Agent in enforcing the Rental Agreement and/or this Agreement.

X _____
CO-SIGNER DATE

X _____
CO-SIGNER DATE

X _____
TENANT DATE

X _____
TENANT DATE

X _____
ACCEPTED BY OWNER/AGENT DATE



Trilliant Property Management LLC
 3995 Hagers Grove Rd SE, Ste#115, Salem, OR 97317
 707 SW 10th Street, Corvallis, OR 97333
 Salem: (503) 308-4498 Corvallis: (541) 207-7776 Fax: (503) 308-4495

Co-Signer Agreement and Application

Co-signing for _____ Relationship to Applicant _____

This Agreement is an addendum to the Rental Agreement between Trilliant Property Management (hereinafter referred to as Landlord)

and _____ for the premises known as: _____
 hereinafter referred to as co-signer

Apt# _____ City _____ State of _____ Monthly Rent of: \$ _____

I/We agree to be financially responsible for the monthly rent stated above and any and all other charges due under the written rental agreement referred to herein above and agree that this agreement shall remain in full force during the entire term of the rental agreement and any renewals or extensions thereof and thereafter until all charges have been paid in full. This agreement may terminate only upon the occurrence of one of the two following events:

- A) Termination of the underlying rental agreement coupled with surrender of possession of the premises by the tenants, and all of them, or: B) By written assent to termination by the landlord. Nothing in this agreement shall be construed to give the co-signer, or any of them, any right to possession of the premises described in the rental agreement, or any voice in the management of the property, collection of rent, etc. No modification of the terms of the underlying rental agreement shall operate to discharge co-signer from their obligations under this agreement.

If any civil action is brought pursuant to this agreement, the prevailing party shall be entitled to recover reasonable attorney fees in addition to costs.

Co-signer information:

Last Name: _____ First Name: _____ Middle Name: _____

Driver's License: _____ Social Security Number: _____ Birth Date _____

Address _____ City _____ St _____ Zip: _____

Business Address: _____ City: _____ St.: _____ Zip: _____

Length of Employment: _____ Position: _____ Income (monthly): _____

PROOF OF IDENTITY IS REQUIRED. PLEASE BRING GOVERNMENT ISSUED IDENTIFICATION
PROOF OF EMPLOYMENT IS REQUIRED, PLEASE PROVIDE DOCUMENTATION

In signing this application, I certify that the above information is correct and complete and I authorize Trilliant Property Management, LLC to make the inquiries necessary to process and verify above information.

You have given Trilliant Property Management, LLC permission to obtain the following: Credit Report and verify employment information including salary/wages.

 Co-Signer Signature Date Home phone Cell Phone

 Co-Signer Signature Date Home phone Cell Phone

 Property Manager Date