

## SUBLEASE RIDER

This Sublease Rider is entered into on \_\_\_\_\_, 20 \_\_\_\_ for the Premises known as unit \_\_\_\_\_ located at \_\_\_\_\_ and shall supersede conflicting terms of any Apartment Lease or other agreement, oral or written, by and between Hillco Realty Management, Inc., (Landlord) and the undersigned Initial Tenant and/or Sublet Tenant.

- A. Sublet Tenant acknowledges there to be an existing apartment lease between Landlord and Initial Tenant. Initial Tenant has agreed to sublease the Premises and Sublet Tenant agrees to take the Premises subject to the Initial Tenants right of occupancy.
- B. Initial Tenant agrees to vacate the Premises on or before \_\_\_\_\_. The Initial Tenant, not the Landlord, is responsible for delivering the Premises in a timely manner and in a condition acceptable to the Sublet Tenant.
- C. Sublet Tenant should discuss the apartment transition in detail with the Initial Tenant. Landlord has no obligation to clean or redecorate the Premises and can not be held responsible for delays in delivery of the Premises or other assurances made by the Initial Tenant.
- D. The Initial Tenants security deposit will be funded upon the expiration of the Initial Lease less deductions, if any, for damages or defaults of the Initial or Sublet Tenant and at the time of this agreement, the Initial Tenant shall pay Landlord a \$200 fee for processing this sublet arrangement.

**INITIAL TENANT:**

\_\_\_\_\_  
(EXISTING TENANT)

**LANDLORD:**

Hillco Realty Management, Inc.  
Post Office Box 608  
Highland Park, IL 60035  
Phone: (847) 831-1045  
Fax: (847) 631-0768  
Info@HillcoRealty.Com

**SUBLET TENANT:**

\_\_\_\_\_  
(NEW TENANT)

\_\_\_\_\_  
(LANDLORD)