HOMESTEAD REALTY, Inc.

EVICTION GUARANTEE AGREEMENT

This Eviction guarantee Agreement between **Homestead Realty, Inc**., hereinafter referred to as the **Company,** and

_____ (SS#_____-_____-_____),

hereinafter referred to as the legally designated **Owner**, for the rental of the property located at:

_____ _____ _____ _____, Florida _____
Street # Street Name Unit # City Zip-code

shall read as follows:

Homestead Realty will guarantee to pay the Owner for all the **legal costs** associated with an eviction process, up to a maximum amount of $**1,000.00,** for any Homestead Realty property management eviction initiated on behalf of the Owner. The full payment to complete the eviction will be made on the 10th of the month following the vacancy date of the Tenant.

In return for this guarantee, the Owner agrees to pay Homestead Realty in one of the following ways:

1. A one-time, up-front fee equal to **$399.00**. This fee must be paid each time a **new Tenant** occupies the property or each time a **new lease period** is executed.

OR

2. A monthly fee equal to an additional **$49.00.** This fee must be paid for each month that this agreement is in force.

Once an eviction is initiated, Homestead Realty will reimburse the Owner for the **legal costs** associated with the eviction processing. Once the Tenant is evicted, or once the Tenant vacates voluntarily, then Homestead Realty's obligation ends and this agreement will have been considered to be fully satisfied. Note that, if there is any **forfeited security deposit**, then **$250.00** of the forfeited security deposit will be used toward the eviction costs.

The **Owner can cancel** this agreement at any time **providing that the Tenant is not yet in eviction processing.** If the Owner cancels, Homestead Realty will pay the Owner all legitimate monies due up to the date of cancellation and will no longer be liable for any additional monies that would have become due and payable under this agreement.

Homestead Realty, Inc. **cannot cancel** this agreement before any lease expiration date, but Homestead Realty does have the right not to renew this agreement at lease expiration time or each time a new lease period is executed.

In Witness Whereof, we the undersigned have executed this agreement:

_____ / _____ _____/_____/____
Owner signature Owner signature date

Legal Mailing Address: _____ _____ _____ _____ _____ _____
Street# Street Name Unit# City State Zip-code

(_____)_____-_____ (_____)_____-_____ _____
Home phone number Cell phone number email address

Company _____ _____/_____/_____
Authorized Homestead Realty, Inc. Manager date

EGA-07/08/13